

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3502/DP1 Mr D Harkus

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <input type="checkbox"/> Written
28/03/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Yes	Unanswered	Unanswered	Unanswered	Unanswered	Yes

Notes:

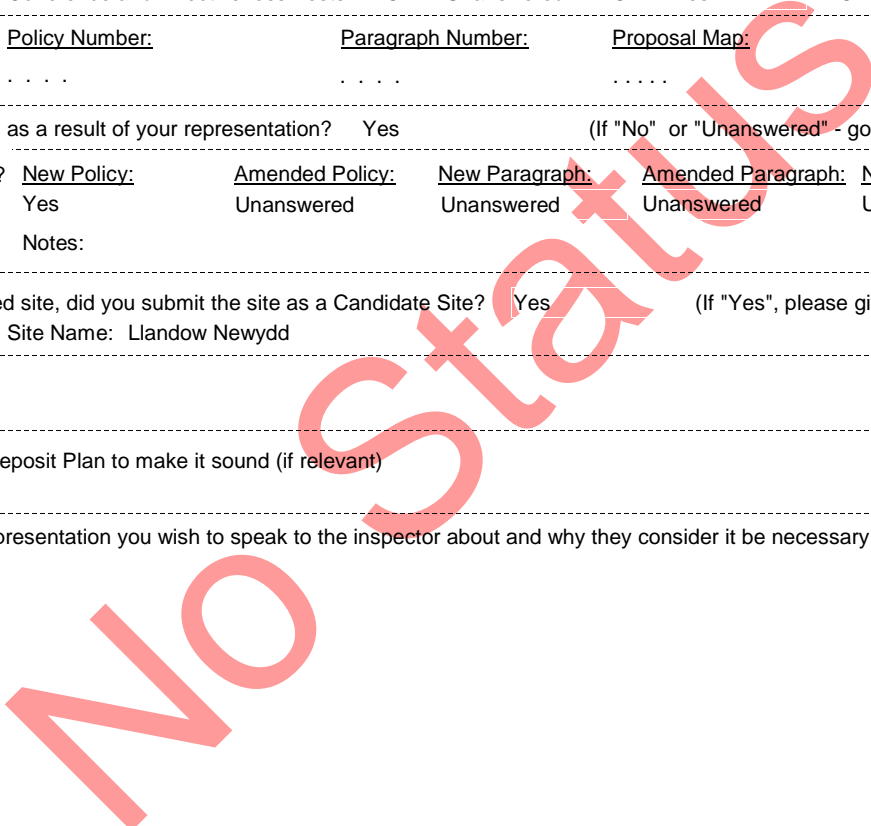
3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Llandow Newydd Site Reference:

3e - Please set out your representation below:
See supporting information

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
See supporting information

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3504/DP1 Mr Angus & Mrs G Dunphey

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(19). MG2(20).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
VALE OF GLAMORGAN DEPOSIT LOCAL PLAN 2011-2026

I write to object to the Vale of Glamorgan's deposit plan for additional housing units At St Cyres school site at Dinas Powys and also at Caerleon Rd.

I do this on the basis that the present infra structure is unable to support additional development and on the basis that the St Cyres site could be used more effectively to support the residents of the village.

Access to and from the A4055 Cardiff to Barry Road from both Murch Road and Cross Common Road is difficult and there is already insufficient road capacity at certain times of day. Building a minimum of 400 housing units at the St Cyres site and at Caerleon Rd, would result in traffic flows for which the current road system is not capable of accommodating.

At the Murch Rd/A4055 junction there is Murch Infants School. Driving past at pupil entry and exit times requires skill and this is with the assistance of two crossing patrol officers. Any additional traffic flows must be a cause of concern for all road users and pedestrians.

At the Cross Common exit onto the A4055 a narrow and weak bridge structure adds to the difficulties of exiting/entering Cross Common.

There may well be issues of connecting any proposed additional housing to the services.

The approvals already given by the Vale Council to an additional 2000 housing units at the Barry Waterfront as well plans for other sites in the south eastern vale further compounds the traffic "log jam" that is Dinas Powys. The cumulative effects of the resulting traffic seem to have been ignored. Cardiff Rd is already congested and it can take 20 minutes to get through the village or to get from the Cross Common/Murch area onto the main road.

There is a further issue to which the Council has failed to give due recognition. That is the noise and atmospheric pollution already happening, through the village, on the Cardiff- Barry Road. Some might say this is beyond the limits. An increase in traffic can only see a worsening of pollution levels.

The Vale Council has a legal duty to provide a safe environment for the pupils of the Murch Infants School. As it lies directly on the Cardiff- Barry Road it is a difficult one for the Council in terms of providing an environment, which is within acceptable pollution limits. However, the Council has had the option of re-siting the school and it might be said that it has left itself open to challenge.

The soon to be redundant Dinas Powys site of St Cyres could provide an easy solution. If planning matters are about providing a quality of life for residents then this site could provide a range of benefits:

- Re-siting the medical centre from the Cardiff Rd

Representor ID and details: 3504/DP1 Mr Angus & Mrs G Dunphey

- Bringing Junior and Infants school together on one site
- Providing the base for a local church congregation
- Providing sporting facilities which would meet current demands

A final objection is that building housing on the St Cyres site lowers visual amenity by replacing the wooded skyline with building.

I would ask you to take into consideration the strong views held by very large numbers of residents.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3507/DP1 Mr C Jones

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
22/03/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	Eform	Unanswered

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - Yes

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
90.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Alternative Site Submission - Vale of Glamorgan

Reference I.D.No 3507 - Land to North of Treoes

Treoes is a Minor Rural Settlement located close to the boundary of a large urban area (Bridgend) and the strategic road network. Policy MG7 of the Deposit LDP provides opportunities for new development where it reinforces the role and function of a Minor Rural Settlement and assists in maintaining its character and attractiveness. The reason given for not providing Treoes with a settlement boundary is to enable new development to be considered of appropriate scale and form that can help sustain the community. Policy MG7 confirms that this will generally compriselimited small scale extensions to the minor settlement that:-

- (i) demonstrates a distinct physical / visual relationship with the structures that comprise the existing settlement
- (ii) development on the land would share an existing boundary / be closely related to existing buildings
- (iii) is not divorced from the settlement or represent a large scale extension of the built form into the open countryside.

Residential development on the site would comprise a reasonable extension of the settlement and ensure that the community will continue to have sufficiently good quality housing in a safe neighbourhood. The land is located within reasonable distance of essential services with which future residents would need to interact. The envisaged development would be deliverable within the Plan period and its allocation for residential purposes would be consistent with the principle of promoting sustainable development which confirms its status as a suitable site for inclusion in the Vale of Glamorgan Local Development Plan.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

- (i) Identify and allocate alternative site at Treoes on the proposal map.
- (ii) Amend Policy MG7 to take account of allocated site within the rural settlement of Treoes.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3525/DP1 Mr & Ms A Baker

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

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Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

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Unanswered Unanswered Unanswered Unanswered Unanswered Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
Candidate No. 2407/CS1

My wife and myself fully support the LDP in the decision to exclude Brynhill Golf Course from the current Development Plan.

1. Development would have a negative impact on a designated Special Landscape Area.
 2. There would be inferior road infrastructure.
 3. There would be destruction of open space used for leisure purposes.
 4. There would be safety concerns in the local community, namely schools, hospitals and doctors surgeries in close proximity.
 5. There would be a negative impact on ecological/environmental issues.
- In this instance please do not alter the current Local Development Plan.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3532/DP1 K A Bassett-Evans

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

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Procedural Tests - P1 - Unanswered P2 - Unanswered

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Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(19). MG2(20).

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New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
Re: Vale of Glamorgan Development Plan 2011 - 2026

As a resident of Dinas Powys, I am most concerned that there are plans to build more houses in Murch, 400 + to be split a between the St. Cyres School Annex Site and an area off Caerleon Rd.

Only 2 roads lead from the Murch side of Dinas Powys, these struggle to cope with the weight of traffic on them at peak times, as does the A4055, the Cardiff main road, which they join. These intersections are with Murch Road and Cross Common Rd. This later road is structurally suspect.

The additional pressure of 600-800 more cars coming from the Murch area, many in rush hour, would further stretch the already groaning infrastructure in the area. A milky white haze of pollution can already be seen along Cardiff Rd. in warm weather at times of peak traffic. Nitrogen Dioxide levels are recorded as being higher than the maximum recommended level in Eastbrook. The Carbon Monoxide and Particulate levels are not available and they need to be known.

If you consider the wider plan, there are 10,000 more houses are proposed for Barry and the South East Vale area, the owners of which will often want to bring cars through Dinas Powys to go to and from work. This will only serve to compound the congestion problem.

When you add the proposals for Penarth, Sully, Lavernock Point and the St. Josephs' School area much this extra traffic will head towards the Merrie Harrier junction. What is now congestion will be heading for gridlock in the rush hours.

Would a system were there are regular electronic speed limit signs which constantly monitor the build up of traffic, and alter the recommended the speed of travel to make sure that the traffic is kept moving in the rush hours, be of any help? I believe that this is done on some American highways when approaching cities. Whether this could be made to work on our roads I have know idea.

Public transport is another issue. The plan doesn't spell out what measures will be taken to ensure that there are more trains available to help combat the road problems. More buses would just compete with the cars for road space and therefore be of no use in this instance.

I believe that some years ago the newest rolling stock we had in Wales was least to another rail company, I don't know if that is still the case, if so, can it be returned sometime soon?

BEFORE the proposed plan to build more houses goes any further the whole highway infrastructure needs substantially upgrading.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Representor ID and details: 3532/DP1 K A Bassett-Evans

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3546/DP1 Mr H Jennings

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
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New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

The proposal is for the addition of the site shown edged red on the attached plan to the LDP as being suitable for small scale residential development, the proposal complies with emerging housing policies (insert) in the LDP. The proposal will not breach any of the environmental policies.

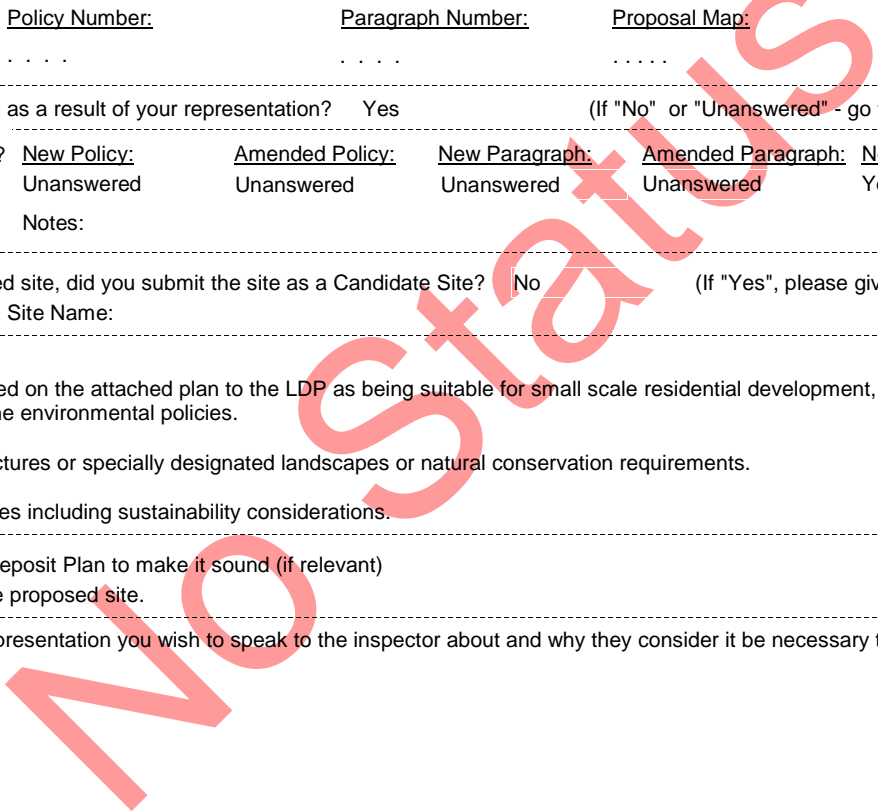
There would not be any adverse effects to any listed structures or specially designated landscapes or natural conservation requirements.

The proposal will also comply with all transportation policies including sustainability considerations.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The only change should be the inclusion in the Plan of the proposed site.

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Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by Representation ID No.)

Representor ID and details: 3555/DP1 Mr M Edwards

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

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Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

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3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No

(If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes

(If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Brynhill Golf Club

Site Reference: 2407/CS

3e - Please set out your representation below:

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Stairs

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3571/DP3 Mr B Kennard

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

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Consistency Tests - C1 - Yes C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(28).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to the rear of St David's Church in Wales School, Colwinston Site Reference: 2513/CS1

3e - Please set out your representation below:
 Site MG2 (28) in Colwinston does not comply with any of the 10 key Objectives listed below to the LDP Strategy (see Paragraphs 4.4 to 4.16 of the LDP Written Statement) as follows:-

1. There is no local employment to sustain 60 households of up to say 100 workers and 60 houses is completely out of scale to the size of the village of 150 dwellings which, for the most part, is a Conservation Area.
2. The location is not sustainable in that, among other things, there are very limited facilities, services or employment which would lead to a mass commute of perhaps 100 additional cars (plus ancillary traffic) which would increase substantially rather than conserve energy. In addition the site will be built on an historic flood plain caused by a natural drainage reservoir and underground streams.
3. With only a very limited bus service in the village (3 per weekday all outside rush hour times), and main bus routes on the A48 more than the threshold 1200m walking distance away, this will clearly lead to a huge increase in private car traffic, (see 2. above).
4. There can be no protection or enhancement in building 60 houses on a greenfield site within a small rural village with Conservation Area status.
5. The village primary school is already at capacity and 60 households will give rise to an estimated 100 or more children of varying ages. The location of the development itself will prevent any possible expansion of the school.
6. There is not one shop in the village.
7. The local housing need is minimal and can be dealt with through infill and rounding up. With no local employment the development will turn Colwinston into a commuter suburb for Cardiff, Swansea and elsewhere.
8. There is no employment potential in the village and thus (as mentioned in 7. above) the proposed 60 houses will only increase out commuting.
9. At the moment Colwinston is a small rural settlement with enough attractive features to warrant Conservation Area status. As a result visitors and waking groups are attracted to the village and surrounding countryside. A large housing estate in the middle of the village could only have a detrimental effect on the Council's tourism policy.
10. It is difficult to understand how developing a greenfield site of prime agricultural land in a Conservation Area can achieve this objective.

LDP Strategy

These objectives have been carried through to the LDP Strategy which at paragraph 5.2 refers to the need to avoid areas of flood risk; to promote housing sites in sustainable locations; to provide good access to employment, public transport, community facilities and shops and to protect and enhance natural and built assets. It further states at paragraph 5.17 that new development in rural villages will be considered on a case by case basis and will need to be of a scale, form and design that respects the existing character of the village.

Policy MG7- Residential Development within Minor Rural Settlements

Similarly, in turning the above objectives and strategies into a specific policy, paragraph 7.33 talks of maintaining the character and attractiveness of minor rural settlements. Paragraph 7.34 refers again to new

Representor ID and details: 3571/DP3 Mr B Kennard

developments being of an appropriate scale and sympathetic and respectful of the existing character of the village where any development would therefore comprise merely "infilling of limited small scale extensions to the minor rural settlements". Paragraph 7.36 further states new development that would result in the loss of public open space, private gardens or paddocks that provide a local amenity "will not be acceptable". In fact the site land had been used for a number of years as a "foaling and nursery" paddock for local horse owners. It has only recently stopped being used in this way presumably to help it through the planning process!

Conclusions

Clearly, for all the reasons mentioned, the Council's objectives, strategies and policies are not sustainable when applied to the 60 house development at site MG2 (28) in Colwinston. Local housing need is recognised in a number of the Council's own reports to be limited in the existing rural settlements yet insist on proposing developments completely out of scale with the site and character of these villages. A similar problem arises in the new developments proposed for some of the Service Centre Settlements throughout the Rural Vale. The main reason for this is the lack of other options to take up the residual housing need outside of the prime strategic areas of Barry and the South East Zone, St Athan and Cardiff Airport.

In drawing up the Draft Preferred Strategy and Initial Sustainability Appraisal 9 options were available for consideration including Option 8.a known as Llandow Newydd. The developers had provided an independent planning consultant's report which confirmed the sustainability of the project and compliance with Government guidelines given the substantial amount of infrastructure and transport links to be included. In turn the Vale Council asked for their own planning consultants' to produce a second report as to the development's sustainability which, when completed, supported the first report.

Despite this the Vale Council (for their own reasons) decided not to accept these findings on the basis that firstly the new development did not comply with Government guidelines and secondly, in part, it utilised good quality agricultural land.

On the first point guidance issued by the Government stated that the option to develop a new settlement should be considered only after looking at other options involving existing settlements. None the less it remained an option to be considered and the 2 planning consultants both agreed it should still become the preferred option.

Regarding the second objection the proposed development included both brownfield and agricultural land; the latter being of poor quality according to the developer's own independent survey. This was disputed by Vale Council whose own preliminary but inconclusive report stated that a proportion of the agricultural land was of good quality.

Whatever the case it is a fact that the agricultural land has not been used for that purpose for many years and will be left in that state for many years to come.

Thus by rejecting Llandow Newydd at the Draft Preferred Strategy stage it could not become a "candidate site" for the on-going Local Development Plan. We have therefore lost the opportunity to have a new substantial development, utilising a derelict site, which would consolidate and expand existing haphazard light industrial building and provide a fully sustainable settlement; including the provision of shops, surgery, schools and transport links incorporating a by-pass for Llysworney and eventually a railway station with access to Cardiff and Bridgend.

What nonsense is it that rather than take the opportunity of utilising a vast area of derelict land and having a new vibrant and sustainable settlement, providing employment both during and after completion, we in Rural Vale have ill-conceived and oversized developments forced upon us which the overwhelming majority of people do not want!

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

1. Since the proposed Colwinston development would be completely unsustainable at every level I recommend the deletion of site MG2 (28) from the Local Development Plan.
2. Given the recent collapse of the St Athan regeneration plans, and to avoid spoiling the character and appearance of existing rural settlements, I recommend the Llandow Newydd site be reconsidered as part of the Local Development Plan strategy.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3572/DP1 Mr G Swaine

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG7.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

I act on behalf of a client who owns a piece of land at Greenway Farm, Bonvilston. My client has already made a pre-application inquiry to the Vale of Glamorgan Council concerning the site and its use for the erection of a single dwelling. In support of this, my client has submitted an agricultural consultants report that makes clear that the site has no beneficial use for agricultural or commercial purposes. It is considered that the change of use to residential would be in conformity with the general thrust of Policy MG7 - Residential Development within Minor Rural Settlements. This states that new residential development will be allowed in the minor rural settlements subject to certain criteria.

Criteria 1 states that the development site should have a distinct physical or visual relationship with the existing settlement. However, it is considered that this is too restrictive and inflexible approach in the application of the policy and will limit the number of suitable sites that could be developed which are a little spread out but still in close proximity to the settlements concerned and which located amongst groups of buildings. Consequently it is considered that the policy should be amended to allow such sites, which are not wholly within the countryside and that are located within groups of buildings that are considered part of the settlement but lack a direct physical or visual relationship with that settlement, should also have the opportunity to be developed. Criteria 1 should be amended accordingly.

It is also considered that sites which do not perform a beneficial use in terms of agricultural or an appropriate commercial use in the countryside should also be considered for residential development, particularly if it is also previously developed land.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Amend Criteria 1 as follows:

THE DEVELOPMENT SITE HAS A DISTINCT PHYSICAL OR VISUAL RELATIONSHIP WITH THE EXISTING SETTLEMENT OR IS LOCATED WITHIN EXISTING BUILT DEVELOPMENT THAT MAY BE LOCATED AWAY FROM THE SETTLEMENT BUT WHICH HAS NO BENEFICIAL AGRICULTURAL USE.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3579/DP1 Mr Bernhard & Mrs T Moser-Jost

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(16).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Please receive a collection of forms signed by the Cliff Walk Neighbours who are deeply worried about the prospects of planned site MG 2 (16) as detailed in LDP 2011-26.

The two major worries relate to

- 1) traffic in and around this part of Penarth, which is already congested twice a day (road safety, cyclists, school children, environment, etc), and
- 2) recreational area of the "Cliff Walk" , which cannot absorb any more people let alone the residents of additional 450 dwellings.

The overwhelming wish of the signatories is that the Council respects these worries by making bold and sustainable planning decisions that reflect a 21-century approach to the creation of living space. It is precisely this point where the Cliff Walk residents seem to have lost faith in the local government.

For instance, MG 2 (16) as currently planned is rejected by the signatories of this representation.

Please note that numerous signatories could not be moved to fill out the official on-line representation form simply because they were felt as being "off-putting". However, we feel that "content" comes before "formality" when such an important matter comes up for discussion.

Please acknowledge receipt of this collective representation by the Cliff Walk residents.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3581/DP1 Dr A Williams

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG9. MD12. MG2. .	6.49. 7.41. . .	MG9. . . . .	. . . . . Feb 2012	Other - Not Listed. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land East of Llangan Site Reference: Site Reference MG9/ ID 22 Appendix 1

3e - Please set out your representation below:
REPRESENTATIONS AGAINST ALLOCATION OF GYPSY & TRAVELLER SITE AT LAND EAST OF LLANGAN

TEST P1

The LDP has not been prepared in accordance with the Community Involvement Scheme, see below key points:

- The Emergency Services and Local Primary school have all confirmed that they have NOT been consulted on the proposed site MG9. The LEA confirmed they had not been consulted about the Gypsy site.
- Registered consultees have not been informed of the consultation stages.
- According to the Welsh Government's document 'Travelling to a better future' there is an onus on the LA to consult with its strategic partners in delivering Gypsy & Traveller sites. No consultation has taken place.
- Good practice (Welsh Government document 'Good Practice Design in designing Gypsy & Traveller sites') suggests that where Gypsy & Traveller sites are concerned the local community should be engaged as early as possible — we believe that the Council has undertaken the minimum consultation in terms of the LDP and insufficient consultation with respect to the Gypsy & Traveller site in accordance with best practice.

TEST P2

1. The Sustainability Appraisal is flawed and contradictory — the proposed sites do not meet with national policy in respect of sustainability. The allocation of Llangan is not consistent with previous Planning Rejections by the Council which considered sustainability (Bonvilston Sept 2011) and with similar determinations by the Planning Inspectorate (Pembroke Sept 2011).
2. The allocation of MG9 is not consistent with the proposed LDP policies.

TEST C1

The Land Use Plan (with regards to Gypsy & Traveller sites) does not relate to any strategy - The Housing Strategy is out dated and does not provide any structure for assessing Gypsy & Traveller needs or site location.

TESTC2

Representor ID and details: 3581/DP1 Dr A Williams

1. The Site allocation does not have regard to the following National Policy:

-Welsh Government Circular (30/2007):

- The site is RURAL and is "UNSUSTAINABLE" as there are no local services (no shops, food and drink outlets, doctor, dentist, Library, rail services or any main settlement within 5km etc). Llangan and Fferm Goch both score 0 points for local services in the evidence based assessment 'Sustainable Settlements Appraisal'
- The site would not comply with a RURAL EXCEPTION POLICY as it advocates that all pitches are accommodated on a RURAL site including transient pitches which would not comply with TAN 2.
- Any business operated from the site would be in contradiction of RURAL EXCEPTION guidance.
- The site allocation does not take into account the "SCALE" of the resident community. Llangan has a population of less than 100 with 35 homes and this proposal nearly doubles the size of the Hamlet.
- Example of similar site. In 2007 an application of the Sustainability issue was applied by the Planning inspector in Pembroke where an appeal was refused solely on this basis.
- The VOG Council has refused an application recently in Bonvilston on the basis of Sustainability and services in this case were closer to the site than in the case of Llangan proposal.

- Designing Gypsy and Traveller Sites Good Practice Guide — The site is too small; therefore cannot meet the needs identified in the LDP.

- The site measures 7400 m2 and could only accommodate 14 pitches without infrastructure (guidance is 500m2 per pitch plus refuse area; office; play area; infrastructure (roads etc)
- The access road to the site does not meet the minimum requirements for emergency vehicles (3.7m — it is actually 15m)
- The site access is poor and "unsafe" having extended walks (in excess of 800m to bus stop) along an unlit lane with no public footpath or street lighting.
- The proposal of 21 units on the site would restrict the ability of emergency vehicles to manoeuvre around the site.
- New sites grants are available (and cost should not be a material planning consideration).

-The guidance requires that sites are:

- sustainable — the Llangan site proposal is not
- equivalent to standards that would be expected for social housing in the settled community — This would not meet the standards and this site would not have been considered appropriate for development for residential in either the current or proposed plans
- have the effect of encouraging and developing good relations between Gypsies & Travellers and the settled community — the large scale of this proposal could mean that establishing good relations with the local community of Llangan would be unlikely and could also result in increased tensions in the community.
- based on WAG guidance of Design of Gypsy traveller sites the maximum number of pitches is 14, and the proposal at Llangan exceeds this number.

- Travelling to a Better Future

- Recommends that LA's engage with their Housing Association Partners to bring sites forward. The VOG Council has not done this.
- "Situating transit provision on residential Gypsy sites is not an option preferred by the Gypsy and Traveller community as this can lead to tensions among different family groups and make site management and maintenance very difficult." This creates a sense of "fear" within the settled Gypsy & Traveller community. The proposal is recommending that transient and permanent sites are co-located.

- Planning Policy Wales 2011

- The proposed site at Llangan is greenfield land, according to the definition of brownfield land set out in Figure 4 1 of PPW;
- it will not reduce the need to travel, due to the limited local service provision in close proximity to the site;
- offers very limited access to public transport facilities;
- is not large enough to provide ancillary facilities required to support a sustainable development as set out in paragraph 3.30 in accordance with Designing Gypsy and Travellers Sites Good Practice Guide;
- is located within a Special Landscape Area (SLA) and in close proximity to a Conservation Area. The assessment of the Llangan site incorrectly states that it is not within an SLA, so makes no reference to the sites proximity to the conservation area of Llangan. The location can be clearly seen from the conservation area.
- does not meet the identified needs of Gypsies and Travellers, in the Vale of Glamorgan (Fordham report 2008 - evidence);
- does not promote sustainable access to employment, shopping, education, health, community, leisure and sports facilities;
- does not maximise opportunities for community development and social welfare;
- does not foster social inclusion due to the isolated location of the site; and
- does not contribute to improvements in health due to the isolation from services and facilities.

Representor ID and details: 3581/DP1 Dr A Williams

2. MG2. The draft policy MG 2 actively discriminates the Gypsy community by excluding them from the wider housing programme and potentially abuses their human rights. Policy MG 2 should be revised to allow the VOG to identify appropriate sites in the same way as Affordable Housing.

TESTC3

1. The policy does not have due regard to the Wales Spatial Plan.

- The key theme of the Wales Spatial Plan is achieving sustainable development through focusing new development in areas which have good access to key services and facilities. As there are no services surrounding the site the allocation of MG9 is not consistent with the objectives of the Wales Spatial Plan. The Gypsy site proposal fails Soundness test Consistency C3 because the policy does not have due regard to the Wales Spatial Plan.

TESTC4

1. The allocation of this site does not have regard to the relevant Community Strategy in the following respects:

- "The diverse needs of local people are met through the provision of customer focused, accessible services and information"- This cannot be achieved by the allocation of a non-accessible rural allocation.

- "Vale of Glamorgan residents and organisations respect the local environment and work together to meet the challenge of climate change"- The allocation of MG9 places heavy emphasis on the use of the car to access the most basic facilities — shops, health, education etc.

- "Older people are valued and empowered to remain independent, healthy and active. They have equality of opportunity and receive high quality services to meet their diverse needs"— All services are miles away and inaccessible to the older community. The VERY POOR public transport system is located

1050m from the site and is in excess of the maximum distances as defined in the proposed LDP and "Manual for Streets".

- "People of all ages are able to access coordinated learning opportunities and have the necessary skills to reach their full potential helping to remove barriers to employment"—There is no employment opportunity near to the site.

The local primary school has confirmed that it is full and that its projections suggest that it doesn't have the capacity for such a large development (also consider the existing approval of 12 dwellings at Fferm Goch).

- The small local industrial unit has raised concerns in relation to the scale of the proposal.

TEST CE1

The Plan does not set out a coherent strategy in the following respects

- The Strategy makes the following statements:

The LDP will seek to provide a policy framework which: Manages the housing supply effectively in order to provide a range of good quality, affordable homes in sustainable locations

Reduces out commuting by providing opportunities for new housing, retail and employment development in accessible locations in the Vale of Glamorgan

The allocation of this rural site in open countryside does not meet this objective.

- The LDP also states its vision as being:

"Our Vision for the Vale of Glamorgan is a place:

That is safe, clean and attractive, where individuals and communities have sustainable opportunities to improve their health, learning and skills, prosperity and wellbeing and

Where there is a strong sense of community in which local groups and individuals have the capacity and incentive to make an effective contribution to the future sustainability of the area."

The allocation of this site in policy MG9 does not meet these objectives being in a rural location with inadequate facilities and transport links.

- The Allocation of this site in policy MG9 does not comply with the following objectives of the LDP:

-Objective 1: To sustain and further the development of sustainable communities within the Vale of Glamorgan, providing opportunities for living, learning, working and socialising for all. - The site's location would clearly not meet this objective.

Objective 2: To ensure that development within the Vale of Glamorgan makes a positive contribution towards reducing the impact of and mitigating the adverse effects of climate change. - The allocation of this

Representor ID and details: 3581/DP1 Dr A Williams

site will have entirely the opposite effect to this objective.

- Objective 3: To reduce the need for Vale of Glamorgan residents to travel to meet their daily needs and enabling them greater access to sustainable forms of transport. - The allocation of this site will have entirely the opposite effect to this objective.
- Objective 4: To protect and enhance the Vale of Glamorgan's historic, built, and natural environment. - The development of this site would not meet this objective: a planning refusal on an adjacent site in May 2002 stated "It is a proposal that would adversely affect the undeveloped rural character of the area"
- Objective 5: To maintain, enhance and promote community facilities and services in the Vale of Glamorgan - The local primary school has not been consulted, had they been it would have been recognised that the school does not have capacity, nor is it projected to have the capacity.
- Objective 7: To provide the opportunity for people in the Vale of Glamorgan to meet their housing needs- States that development of housing should be in sustainable locations - This is not. Furthermore, it brings into question POLICY MD12 which is discriminatory in that Gypsy & Traveller sites are treated differently from other housing allocations. An inclusive policy would see Gypsy & Traveller sites being assessed on the same basis as AFFORDABLE HOUSING and considered for ALL candidate residential sites in the LDP
- Objective 10: To ensure that development within the Vale of Glamorgan uses land effectively and efficiently and to promote the sustainable use and management of natural resources. The inappropriate use of finite resources can impact on the ability of future generations to fulfil their needs. The LDP through favouring the use of previously developed land and the sustainable use of natural resources of whatever kind and wherever they are located, will contribute to preserving their availability for future generations. - This is agricultural land in the Special Landscaped Area.

TEST CE2

The strategies, policies and allocations are not realistic and appropriate having considered relevant alternatives and are not founded on robust evidence:

1. The allocation of Llangan is purely on the basis of site ownership by the Vale and does not meet the requirement of Policy MD12.
2. The Gypsy & Traveller site assessment (anecdotal) conflicts with other evidence based background papers; specifically the Sustainable Settlement Appraisal. The SSA states 0 points for public transport but the Gypsy & Traveller site assessment states that public transport facilities are good.
3. The Gypsy Traveller site assessment states "good highway access", yet the access falls considerably short of the minimum requirement for vehicle access — the access lane is 2.5m wide, against a minimum requirement of 3.7m plus footpath of 1.2m.
4. The Gypsy Traveller site assessment does not reflect the current legal obligations of the VOG in respect of this site, yet the other site assessments highlight legal issues.
5. Several privately-owned sites were put forward as candidate sites for Gypsy & Traveller sites but were dismissed as they were not in Council ownership. Not being in council ownership should not be a reason to reject privately owned sites.
6. The key issue is that the site allocation does not reflect the identified need of the Gypsy & Traveller community as highlighted in the 2008 Fordham report.
7. The Gypsy Traveller site assessment suggests that Fferm Goch is the local settlement when Llangan is recognised in this and historic documents as the local settlement being only 150m from the proposed site. It appears that the council has also linking the site at Llangan to the Hamlet of Fferm Goch in order to increase the site assessment positive score.
8. The assessment makes no reference that the site is in a Special Landscape Area (SLA).
9. The assessment makes no reference that the site is adjacent to a Conservation Area, within the Conservation Management Plan for this area there is a specific requirement to protect the view from the edge of the conservation area over the proposed site. The proposed site is clearly visible from the conservation area.
10. The allocation of Fferm Goch as a Minor Rural Settlement is incorrect. The appraisal scored 9 points. 3 are for employment which puts this site on par with the major settlements such as Barry. This is on the basis of 4 light industrial buildings. A survey of these employers has confirmed that zero new jobs have become available in the last 9 years and that the units collectively employ fewer than 15 people with no intention to expand. Furthermore, one of the units has been empty and the development is not a popular industrial site.
11. Fferm Goch has a population of less than 100 (98)— of the 5 sites in the Vale of Glamorgan with a population of 98 only Fferm Goch is classified as a Minor Rural site (probably based on the 9 points). The remainder are classified as Hamlets and there is a presumption against development in Hamlets (or as a minimum the scale would need to be appropriate and tied to a Rural Exception policy). The guidance requires ALL sites of a population below 100 to be classified as a Hamlet Fferm Goch should be re-categorised as a Hamlet.
12. The Council has undertaken a study (Fordham report 2008) where the message was extremely strong that the Gypsy & Traveller community wanted smaller sites located on the fringes of larger communities. The report confirmed that isolated, rural sites restricted access to Health, Education and welfare facilities that disadvantaged them and needs to be seen in the light of the above objectives. The following is a quote from the Fordham report:
"Participants living on Shirenewton had three main criticisms: the site was too big, the distance from local amenities along with the lack of local transport,"

"This created many problems for the residents, especially the poorest: 'for a person like me on the bread line it's very tough. I can't afford to use the car', 'everything is a mile away, including the bus stop. It takes a long walk on a busy road to get to the shops and schools'".

"The tables demonstrate that access to services such as local shops, health centres and education facilities from both sites is difficult by foot and by local transport systems. This difficulty was eased when participants used their cars, however the level of ease was lower for Roverway due to the difficult entry onto the main road".

"Participants reported that access to local amenities, health services and education was low for both sites by foot or by public transport: 'Everything is a mile away, including the bus stop. It takes a long walk on a busy road to get to the shops and schools'".

Representor ID and details: 3581/DP1 Dr A Williams

"It was thought that smaller sites would reduce the problem of on-site conflicts: 'they need smaller sites and not too many different families, otherwise when you have a row the whole site becomes a war zone'"

"This affected the ability of the households interviewed to access local services such as shops, health centres and education facilities. It was reported that this problem mainly affected the women: men take the vehicles that the household own to work during the day, leaving the women without their own transport and often away from public transport routes"

"Participants did not specify where in Cardiff or the Vale of Glamorgan sites should be located. It was noted that sites should be on the outskirts of towns to enable access by foot to local services such as shops, the Launderette and health centres"

"While the focus of the survey was on accommodation requirements, the questionnaire also collected information on access to services, including health and education. Research has found that poor accommodation can prevent access to services and so cannot be seen in isolation."

"Participants living on sites felt that there were site restrictions that limited their work options. These were mainly associated with the location of the sites and lack of access to public transport rather than site regulations: 'no buses, no local transport. Bad access'"

"Participants living on local authority sites reported that the lack of local public transport provision in the area affected their ability to send their children to school, access health services and work opportunities, and limited their ability to attend training and education courses"

"Participants were asked about where they would like future sites to be, but were not specific about locations within the County Boroughs, instead emphasising the importance of public transport to any new sites. Government draft guidance on site design stresses the importance of access to services and the promotion of integrated co-existence' between the site and surrounding community."

"The precise location, design and facilities of any new sites should be drawn up in consultation with Gypsies and Travellers to ensure that the additional provision meets their needs. The health and safety implications of a new site's location should be considered in finding a balance between offering sites in good locations and the additional land costs this would entail. The settled community neighbouring the sites should also be involved in the consultation from an early stage."

13. An independent highway study recently undertaken by Capita Symonds, surrounding the proposed site has concluded that:

"The 1km long lane itself is of poor horizontal alignment, with poor forward visibility and unsuitable for regular vehicular traffic. If the site is developed the lane itself would need major upgrading, which would certainly change its appearance within this rural environment."

"The village school is approximately 1km from the village and 900 metres from the proposed site. It is noted that the route does not offer any facilities for pedestrians, such that the only safe way for children to travel between the site and the school safely would be by vehicle. This route would also be potentially hazardous for cycle use for children, the elderly or infirm and could be potentially hazardous for all users other than by car."

"With regard to the appropriateness of the location for a traveller's site development in relation to transportation, it is difficult to refer to standard guidelines, as few relate to "rural highways", most highway design standards for residential development relate to urban areas. Hence, the advice contained within this report is based on best available information, acceptable highway standards for developments of similar size and transport needs of small communities. Welsh Government guidelines state sites should be situated in close proximity to transport links. The Llangan site would not appear to meet that criteria, being situated away from the main transport infrastructure, sites should also have ready access to schools, doctors and shops, against which requirements Llangan again appears to fail."

"With regards to the existing lane, it is generally considered that where there is direct access to dwellings, the previous standard for developments, Design Bulletin 32 offers guidance where it states that a desirable minimum carriageway width of 5.5 metres is appropriate, together with 2.0 metre wide footways on both sides. This will allow two way traffic at all times, and safe movement of pedestrians."

"Thus the lane itself should be widened to this minimum standard, which will require the removal of the existing hedge line on one or both sides of the lane and probable acquisition of land from the adjoining fields. This will of course change the environmental character of the area substantially, but is considered essential to cater for increased vehicle and pedestrian traffic"

14. There is complete inconsistency with the allocation of MG9 against the proposed policies.

TEST CE3

1. The VOG council make no reference as to how they are going to manage such a large site. The 21 unit site in Rover Way Cardiff has 3 full time Council staff allocated to it.
2. The current Housing Strategy expires April 2012 and makes no relevant reference as to how the Gypsy & Travelling Community will be monitored in terms of growth or need. Indeed, there is no strategy that underpins the Gypsy & Traveller community or housing at all.

TEST CE4

Representor ID and details: 3581/DP1 Dr A Williams

1. Policy MD12 (Gypsy & Traveller) is discriminatory. It offers no flexibility for the Council to bring forward sites that are sustainable / suitable for Gypsies & Travellers through the policies derived within the plan.
 2. MD12 should be redrafted to enable smaller, sustainable sites to be included within the Affordable Housing requirements and delivered through the Registered Social Landlord sector.
 3. To argue that the Private Sector has been consulted to offer sites is not accepted. The private sector were not likely to volunteer sites for such a contentious use. The LDP should set clear strategies / policies to deliver sustainable sites for all members of the community; private; social and travelling. The current allocation does not meet this and could strongly be argued breaches the Human Rights of the Gypsy traveller community as it does not provide a suitable, sustainable site that meets the guidelines in the 2008 Fordham report.
-

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The proposed Gypsy traveller site at Llangan (Policy MG9) should be removed from the LDP draft plan. The VOG should identify an alternative site that has been assessed according to a relative sustainability appraisal and meets the requirements of the Gypsy community as listed in the 2008 Fordham report.

Policy MD12 should be amended so that it does not discriminate against the Gypsy and Traveller community. All sites during the plan should be assessed on a similar basis as Affordable Housing.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3583/DP1 Mr P Silcox

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
14/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	Unanswered

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

I have read the draft LDP with interest and I am very pleased to note that the candidate site (see figure 1) that was considered for change of use from agricultural to residential land within Ogmor by Sea is to remain as agricultural land for the forthcoming fifteen years.

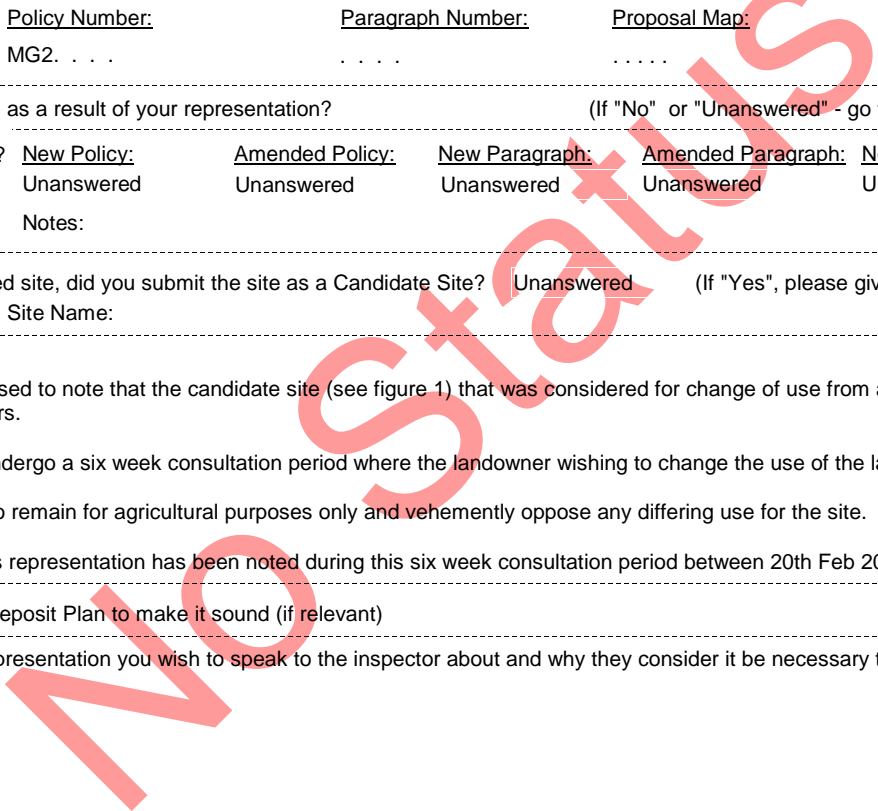
I am however, somewhat concerned that the draft is to undergo a six week consultation period where the landowner wishing to change the use of the land may make representation to appeal the plan.

I wish to make it clearly known that I would like the land to remain for agricultural purposes only and vehemently oppose any differing use for the site.

I would be very grateful if you could acknowledge that this representation has been noted during this six week consultation period between 20th Feb 2012 and 2nd April 2012.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3586/DP1 Mr M Green

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Examination
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG9. MD12. MG2. .	0.0 - All. . . .	MG9. . . .	. . . . Feb 2012	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered
<u>Notes:</u>					

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land East of Llangan Site Reference: MG 9 / ID 22 Appendix 1

3e - Please set out your representation below:

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I think the Llangan site should be withdrawn immediately. It does not reach any criteria for our hamlet or indeed the Gypsies and Travellers. There are no shops, no medical services, no post office, no library, no rail link, limited bus route, no community centre and the school is full. The road structure does not stand up. We have only 35 houses and a church and the VoG are proposing to double the size of the hamlet. The Change we need to see is common sense and Llangan be withdrawn.

We have also sent under a separate cover other sites which could easily be put into the LDP which are more sustainable.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

I would like to speak about the Llangan site and why it is totally unacceptable why this site has been put forward. The VoG have put this forwards as a tick box exercise and I would like the officers of the VoG to explain in front of the Inspector how on earth we got this far. I am not sure the VoG will give us a fair hearing.

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by Representation ID No.)

Representor ID and details: 3588/DP1 Lawrence Dovey, Doublet Holdings Limited

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
02/04/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Unanswered	P2 - Unanswered		
Consistency Tests -	C1 - Unanswered	C2 - Unanswered	C3 - Unanswered	C4 - Unanswered
Coherence and Effectiveness Tests -	CE1 - Unanswered	CE2 - Unanswered	CE3 - Unanswered	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
49. . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

As set out in respect of draft Policy SP3, our client requests that the housing requirement figure be increased by a minimum of 1,550 to 11,500. Additional housing allocations are needed to ensure that this requirement figure can be achieved including 10% flexibility allowance against non-delivery of sites.

The LDP makes a very substantial allowance of 2,183 dwellings for large windfall sites. The LDP should be seeking to provide greater certainty regarding the location and source of future housing provision rather than relying on major windfall consents in locations that may not be consistent with the settlement strategy.

Policy SP3 acknowledges that sustainable settlements within the Rural Vale will have a role to play in delivering the identified housing requirement and consider that live-work units should form an integral component of this need.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Land at Peterston super Ely should be allocated under Policy MG2 for live-work units to meet the shortfall of housing land required and reduce the need to rely on unidentified windfall sites. Such an allocation would in turn stimulate the development of the rural economy.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3588/DP2 Lawrence Dovey, Doublet Holdings Limited

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MD1. . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

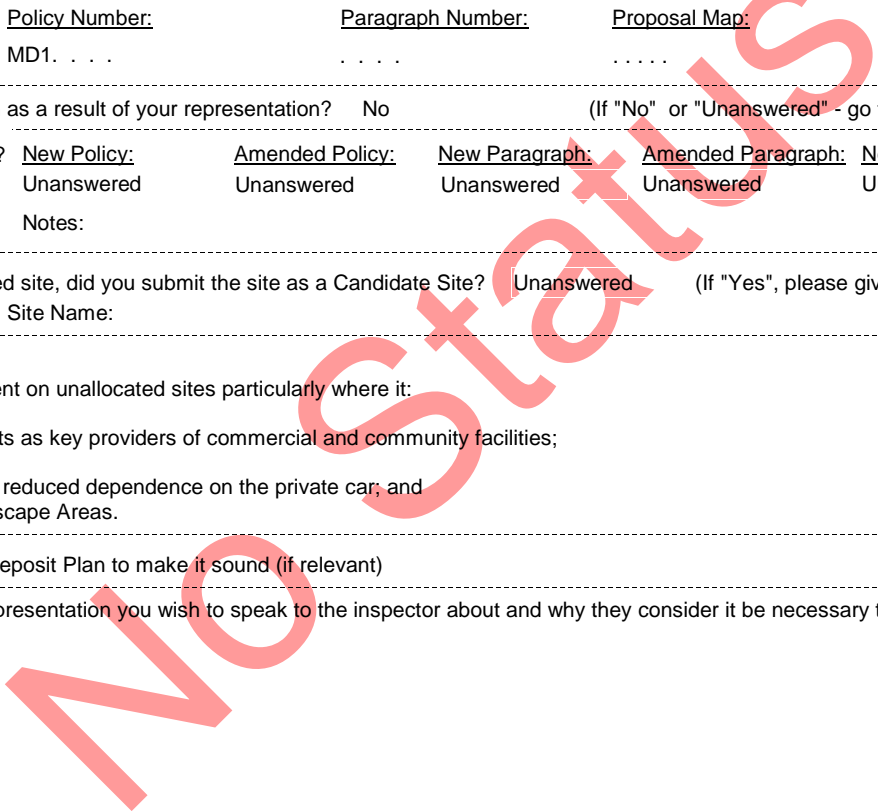
3e - Please set out your representation below:

Our client supports Policy MD1 as it allows for development on unallocated sites particularly where it:

- Reinforces the role and function of minor rural settlements as key providers of commercial and community facilities;
- Promotes new enterprises in the Rural Vale;
- Promotes the use of sustainable modes of transport and reduced dependence on the private car; and
- Does not have an unacceptable impact on Special Landscape Areas.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3588/DP3 Lawrence Dovey, Doublet Holdings Limited

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MD7. . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Yes	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Our client supports Policy MD7 in principle as it permits affordable housing beyond identified settlement boundaries, subject to a number of criteria. This will go some way to meeting the recognised affordable housing need within the Vale of Glamorgan. However, our client is concerned that the policy as currently worded is ambiguous as it suggests that affordable housing on non-allocated sites will only be allowed where the settlement itself has a boundary.

Given the acute shortage of affordable housing across the Vale of Glamorgan and especially in the Rural Vale, it is important that affordable housing is provided in appropriate and sustainable locations where a local need can be demonstrated. Policy MD7 could preclude the delivery of much needed affordable housing in appropriate non-allocated locations in the Rural Vale as the minor rural settlements do not have identified settlement boundaries. For example, Peterson-super-Ely is identified in the settlement hierarchy of the emerging Plan as a minor rural settlement, but has not been afforded a settlement boundary despite being considered more sustainable than other settlements that do have a settlement boundary in the Sustainable Settlements Appraisal Review (November 2011).

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

To ensure the delivery of affordable housing on non-allocated sites within the Rural Vale our client requests that Policy MD7 is amended to read:

"Affordable housing will be permitted beyond the existing built form of settlements in the Rural Vale where it is demonstrated that ..."

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3588/DP4 Lawrence Dovey, Doublet Holdings Limited

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG7. . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Yes	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Our client supports Policy MG7 in principle as it provides opportunities for new development where it reinforces the role and functions of the minor rural settlements and maintains their character and attractiveness. However, whilst the criteria against which such development will be assessed include design and built form considerations, the contribution that residential development within Minor Rural Settlements can make to rural employment and diversification is not recognised.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

We request that Policy MG7 is amended to read:

“New residential development in Minor Rural Settlements will be permitted where:

1. It promotes rural employment including diversification and enterprise;
2. The development has a distinct physical or visual relationship with the existing settlement;
3. The proposal is of a scale, form, layout and character that is sympathetic to and respects its immediate setting and the wider surroundings;
4. The proposal would not, either singularly or cumulatively, have an unacceptable impact on the character and/or appearance of the settlement;
5. The proposal would not represent a visual intrusion into countryside or the loss of important open space (s) that contribute to local amenity, character or distinctiveness;
6. The proposal would not result in the loss of natural or built features that individually or cumulatively contribute to the character of the settlement or its setting; and
7. The proposal would not result in the loss of community or tourism buildings or facilities.”

(proposed amendment)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3588/DP5 Lawrence Dovey, Doublet Holdings Limited

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <input type="checkbox"/> Written
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
SP1. . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: _____ Site Reference: _____

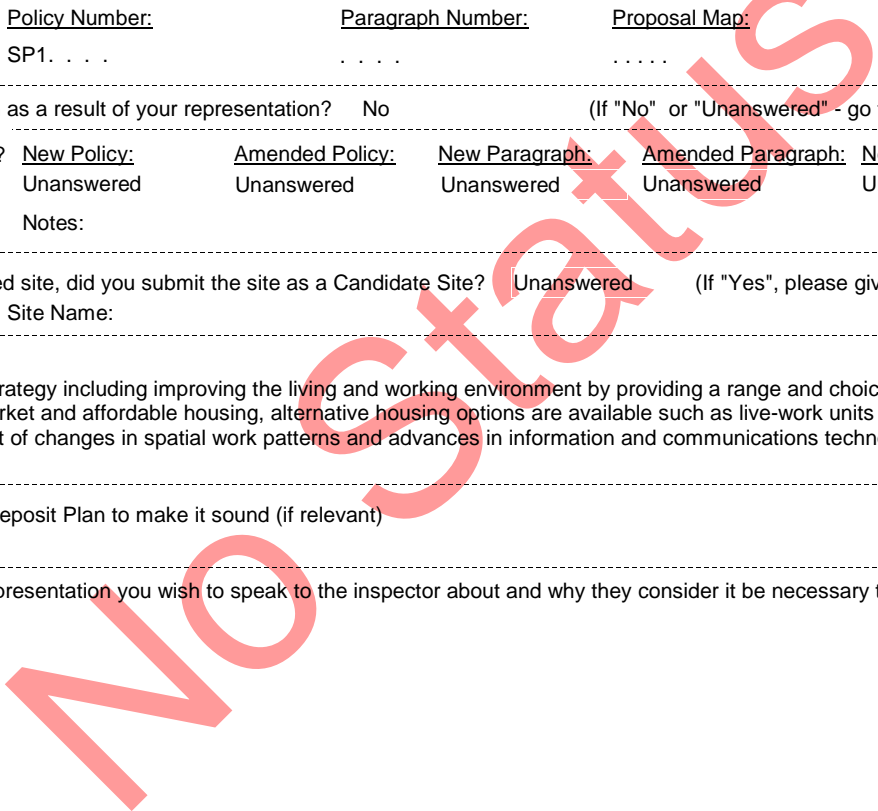
3e - Please set out your representation below:

Our client supports Policy SP1 which sets out the LDP Strategy including improving the living and working environment by providing a range and choice of housing to meet the needs of all sectors of the community. Whilst this may take the form of standard market and affordable housing, alternative housing options are available such as live-work units that provide the opportunity to support housing and employment needs simultaneously, particularly in the light of changes in spatial work patterns and advances in information and communications technology. It is also important to note that live-work units present the opportunity to develop the rural economy.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

N/A

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3588/DP6 Lawrence Dovey, Doublet Holdings Limited

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
SP3.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Yes	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

The Welsh Government 2008 based Household Projections estimate a growth in Cardiff of 56,100 households (2008-2028) or 2,800 households per annum. In its LDP Options Paper Cardiff consulted on three scenarios of housing growth ranging from 1,825 - 2,720 dwellings per annum i.e. all below the forecast level of household growth.

Cardiff Council engaged Edge Analytics to review the Welsh Government's population and household projections in 2011. Edge Analytics highlighted what they regarded as a deficiency in the Welsh Government's projection methodology particularly in relation to methods for estimating international migration. Using the Edge Analytics approach the household change for Cardiff reduces (2008-2026) to an annual average of 2,175 households per year. Once households are converted to dwellings this level of growth is similar to Option B the middle of the Council's three scenarios (2,270 per annum).

In recalibrating the migration element of the model Edge Analytics redistributed international in-migration across local authorities in southeast Wales including the Vale of Glamorgan. The consequence is that Edge Analytics using what they consider to be more robust migration data argue that the population of the Vale of Glamorgan is under estimated by 4,000 over the period 2008-2026. Applying an average household size of 2.15 this would equate to an additional 1,550 households over a 15 year period.

The Cardiff LDP evidence base is yet to be tested whilst the Preferred Strategy setting out the Council's preferred level of growth is not anticipated until October 2012. It is clear however that there is a distinct possibility that Cardiff will not meet its household projection in full and that this could have implications for adjoining authorities.

The Vale of Glamorgan LDP and its Background Papers are silent on the extent to which there has been any cognisance of these sub-regional housing issues. In contrast to the LDP employment strategy, the housing strategy is entirely inward looking with no recognition of the need for flexibility to deal with wider sub regional housing issues. Policy SP3 is therefore considered contrary to the Test of Soundness CE1, CE2 and CE4.

Furthermore, the significant level of affordable housing identified by the Vale of Glamorgan is in part due to the past under delivery of open market housing. A continued under delivery of housing against demand, particularly given the economic drivers outlined above, will further (increase competition in the housing market to the detriment of affordability).

Evidence from the LHMA points to a need for 915 affordable homes per annum in the first five years of the plan. This in itself brings into question the Council's proposed annual housing requirement figure of only 665 dwellings.

Experience of viability from recent planning applications within the Barry and the coastal area indicate that a 30% affordable housing requirement figure is very ambitious and could prevent schemes coming forward unless a flexible attitude is adopted.

In reality a greater level of affordable housing will be delivered if additional allocations are identified and a more realistic affordable housing target is set that is less likely to deter development coming forward.

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by
Representation ID No.)

Representor ID and details: 3588/DP6 Lawrence Dovey, Doublet Holdings Limited

This is particularly important given the increasing regulatory burden associated with building regulations and the introduction of CIL.

The sub-regional analysis and affordable need as set out above all indicate that the housing requirement figure should be increased.

Whilst our client has significant concerns regarding the proposed housing requirement figure, recognition in Policy SP3 that sustainable villages in the Rural Vale will also have a role to play in the provision of residential development is welcome.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The proposed housing requirement figure should be increased by an additional 1,550 households.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3588/DP7 Lawrence Dovey, Doublet Holdings Limited

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
SP4. . . .	5.42. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Yes	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Whilst our client accepts the requirement of affordable housing to be provided within new residential development, in order that the policy is deliverable and achievable it is necessary that there is greater flexibility in the level of affordable housing sought within new residential development proposals.

Experience of viability from recent planning applications within the Barry and the coastal area indicate that a 30% affordable housing requirement figure is very ambitious and could prevent schemes coming forward unless a flexible attitude is adopted.

In reality a greater level of affordable housing will be delivered if additional allocations are identified and a more realistic affordable housing target is set that is less likely to deter development coming forward. This is particularly important given the increasing regulatory burden associated with building regulations and the introduction of CIL.

We therefore request that Policy SP4 is amended to reflect viability considerations to be considered on a case-by-case basis, as suggested at Paragraph 7.25 of the LDP.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Our client requests that Paragraph 5.42 is amended as follows:

"... The findings of the study indicate that new residential developments in the Vale of Glamorgan can provide between 30 and 40% affordable housing. [The level of affordable housing sought will be in line with the targets set out in Policy MG5 and supporting text, which takes into account viability considerations on a case by case basis.]"

(our emphasis)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3588/DP8 Lawrence Dovey, Doublet Holdings Limited

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
M	<input type="checkbox"/>	0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Unanswered	P2 - Unanswered		
Consistency Tests -	C1 - Unanswered	C2 - Unanswered	C3 - Unanswered	C4 - Unanswered
Coherence and Effectiveness Tests -	CE1 - Unanswered	CE2 - Unanswered	CE3 - Unanswered	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
133. . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Yes	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

<u>Site Name:</u>	<u>Site Reference:</u>
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3e - Please set out your representation below:

Whilst our client acknowledges the need to protect Special Landscape Areas from development that detracts from the special qualities for which they have been designated, it is considered that the policy as currently worded unduly restricts acceptable, sustainable development and economic activity that will help deliver vital and viable communities within the Rural Vale.

In line with Policy SP10, our client considers that the LDP should adopt a more balanced approach to landscape protection, which whilst recognising the need to protect the natural environment, also allows for appropriate development that benefits the local community and economy.

This approach is appropriate in more sensitive areas such as Special Landscape Areas, provided that commensurate mitigation measures (such as the inclusion of a buffer zone and appropriate landscaping) can be implemented to mitigate both direct and indirect impacts. Each proposed development should therefore be considered on its own merits and with specific reference to economic and housing, as well as environmental considerations.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

To ensure that the LDP has sufficient flexibility to allow for development within Special Landscape Areas in certain circumstances, Policy MG21 should be amended as follows:

"The following areas are designated as Special Landscape Areas:

1. Castle Upon Alun;
2. Upper & Lower Thaw Valley;
3. Ely Valley & Ridge Slopes;
4. Nant Llancarfan;
5. Dyffryn Basin & Ridge Slopes; and
6. Cwrt-yr-Ala Basin.

Delete the following existing text:

Representor ID and details: 3588/DP8 Lawrence Dovey, Doublet Holdings Limited

New development that detracts from the special qualities for which the Special Landscape Areas have been designated will not be permitted.

Replace with the following amended text:

"Within the Special Landscape Areas listed above development proposals will be permitted where they would cause no significant harm to the important landscape character of the area."

Where appropriate development proposals within or closely related to Special Landscape Areas will be required to submit a Landscape Impact Assessment.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3588/DP9 Lawrence Dovey, Doublet Holdings Limited

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
112. . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

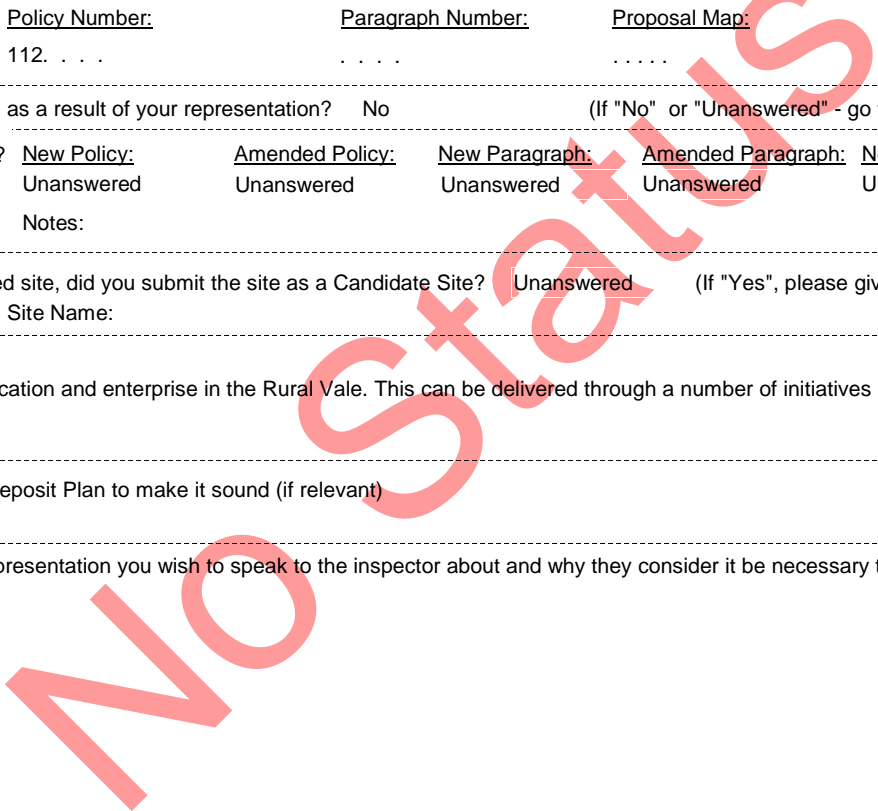
3e - Please set out your representation below:

Our client supports Policy MG14 which promotes diversification and enterprise in the Rural Vale. This can be delivered through a number of initiatives including live-work units that can truly 'breathe new life into the rural economy' and communities, as well as reducing the need for people to travel.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

N/A

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3588/DP10 Lawrence Dovey, Doublet Holdings Limited

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Unanswered	P2 - Unanswered		
Consistency Tests -	C1 - Unanswered	C2 - Yes	C3 - Unanswered	C4 - Unanswered
Coherence and Effectiveness Tests -	CE1 - Unanswered	CE2 - Unanswered	CE3 - Unanswered	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
31. . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Yes	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Our client acknowledges the need to protect and, where appropriate, enhance the built and natural environment, including Special Landscape Areas. Non statutory designations such as SLAs add value to the planning system; however they should not undermine the delivery of acceptable development that meets other policy tests within the Development Plan.

The LDP should adopt a balanced approach in this regard, which whilst recognising the need to protect the natural environment, also allows for appropriate development which benefits the local community and economy. This approach is appropriate even in more sensitive areas, provided that commensurate mitigation measures (such as the inclusion of a buffer zone and appropriate landscaping) can be implemented to mitigate both direct and indirect impacts. Each proposed development should therefore be considered on its own merits and with specific reference to economic and housing, as well as environmental considerations.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

In order to allow for appropriate development within areas, including Special Landscape Areas, our client requests that Policy SP1 0 is amended to provide a more positive approach to development:

Development proposals that (insert - seek) to (delete- must) protect and where appropriate enhance the rich and diverse built and natural environment and heritage of the Vale of Glamorgan (insert- will be permitted) . These include:

1. The historic qualities of individual buildings or conservation areas;
2. Historic landscapes, parks and gardens;
3. Special Landscape Areas;
4. The Glamorgan Heritage Coast;
5. Sites designated for their local national and European nature conservation importance; and
6. Important archaeological and geological features.

(proposed amendment)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3588/DP11 Lawrence Dovey, Doublet Holdings Limited

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
02/04/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	Comment form	Examination

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
49.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

As set out in respect of draft Policy SP3, our client requests that the housing requirement figure be increased by a minimum of 1,550 to 11,500. As a result, additional housing allocations are required to ensure that this requirement figure can be achieved including a 10% flexibility allowance against non-delivery of sites.

The LDP makes a very substantial allowance of 2,183 dwellings for large windfall sites. The LDP should be seeking to provide greater certainty regarding the location and source of future housing provision rather than relying on major windfall consents in locations that may not be consistent with the settlement strategy.

Policy SP 3 acknowledges that sustainable settlements within the Rural Vale will have a role to play in delivering the identified housing requirement and consider that live-work units should form an integral component of this need.

Land at Peterston super Ely should be allocated under Policy MG2 for live-work units to meet the shortfall of housing land required and reduce the need to rely on unidentified windfall sites. Such an allocation would in turn stimulate the development of the rural economy.

Please note that whilst the land in the ownership of our client extends to some 4 hectares, they would only seek to develop the site in part to ensure that the built form is in character with nearby development whilst also contributing to the much-needed housing land supply and the creation of sustainable communities.

Peterston Super Ely itself is identified as a sustainable location for development within Appendix 4 of the LDP however has no residential allocations unlike the Minor Rural Settlements of St Nicholas (50 dwellings), Fferm Goch (40 dwellings), Ogmore by Sea (152 dwellings), Aberthin (20 dwellings) and Colwinston (60 dwellings). Each of these Minor Rural Settlements is ranked lower in terms of sustainability than Peterston Super Ely therefore residential development should be favoured at our client's site in advance of the less sustainable settlements.

Of the Peterston Super Ely candidate sites put forward for allocation within the LDP all were rejected on flood risk grounds. We can confirm that of the 4 hectares of land in the ownership of our client, only the northern tip of the site is identified as being at risk of flooding; the rest of the site is outside any flood risk zone as identified below (refer to supporting evidence)

Live-work units are specifically designed to accommodate a higher intensity of business than might usually be accommodated within a private house. They also offer the benefits of sustainability and transport reduction whilst contributing towards the creation of more vibrant communities particularly at residential/commuter villages such as Peterston Super Ely.

Peterston Super Ely has a limited mix of tenures and a shortage of affordable housing due to disparities between local income and housing costs. The aim of developing live-work units at our client's site is to

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by
Representation ID No.)

Representor ID and details: 3588/DP11 Lawrence Dovey, Doublet Holdings Limited

provide affordable local housing for local people and to provide a more diverse mix of housing tenures at a scale and style appropriate to the surrounding area. It would also facilitate the diversification of the economy in the Rural Vale as supported by Policy MG14 and would enhance the viability, accessibility or community value of existing village facilities and transport services.

Further details of the site are provided on the New or Alternative Site Appraisal Form which accompanies these representations.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

In order to provide the LDP sufficient flexibility to deliver the required level of new housing our client requests that reference to prioritising the delivery of brownfield and committed sites over other allocations should be removed.

The inclusion of 4 hectares of land north of Gwern-y-Steeple, Peterston Super Ely is allocated for 12 live-work units.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -
N/A

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3596/DP1 Mr R Morris

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Adjoining B4265, St Brides Road Wick Site Reference: 2446/CS3

3e - Please set out your representation below:

The proposal as set out in the Local Development Plan would increase the housing of the Wick area by some 66% with attendant population growth. The sustainability of the proposal is highly questionable.

The site is at present a greenfield site that is farmed organically with its attendant benefits to the plant and wildlife systems in the area.

The proposal would lead to a development that would overwhelm the existing street scene.

See attached (below)

Local Development Plan

Proposal 2446/CS.3 Off B4265 Wick.

The above proposal, received by The Vale of Glamorgan Council, has been placed for consideration on the Consultation Document that has recently been published in respect of the Local Development Plan.

The land as proposed is Grade 2 Agricultural Land and of a size that even if developed to a low to medium density of housing would easily accommodate a minimum of 100 houses. Previous proposals of this nature have been rejected in the past on this site.

The land itself has heavy clay subsoil which during wet weather prevents a natural percolation of surface water leading to run-off onto adjoining land and roads. To place a housing development on the site with it's associated roads and other hard surfacing would only lead to greater problems.

In recent times the land has been farmed on a tenancy basis, the landowner living elsewhere, in an organic way with no artificial fertilisers. This has resulted in the reappearance of wild meadow flowers, rarely seen on intensively farmed land, together with an increase in wild birds and small mammals. It should be noted this has also resulted in larger birds and mammals occupying the land. There are regular sightings of bats, owls, together with stoats and weasels, mammals rarely seen these days on any agricultural land.

Should the ground be developed for housing other factors should be considered.

The village of Wick, which consists of various traditional styles of buildings, has evolved over the years by means of careful planning that has allowed occasional small developments in the form of infill and ribbon development following the pre existing highways. These have all been carried out by smaller developers and because of their small scale have easily been accommodated in the fabric of the village but to

Representor ID and details: 3596/DP1 Mr R Morris

a degree that the essential services are now working at full capacity.

There are problems with pressure drop in the water supply and of overloading to the sewerage system leading to overflows in the Broughton area further along the system.

The proposed development would cause considerable problems for these systems unless a major upgrade with all it's attendant disruption were to be carried out. I would anticipate any upgrades together with the costs would far outweigh any benefit in additional housing stock.

The villages of The Vale of Glamorgan are renowned for their beauty and tranquil nature. In the past when development has taken place it has normally been on a small scale that can be accommodated easily but on the rare occasions that larger development has taken place, Sandy Lane in Ystradowen springs to mind, it has always been placed away from the main roads so that the visual effect of the village street scene has been preserved. Development on this site to the degree proposed would have the opposite effect in that being placed along the main road it would totally ruin the village scene currently experienced.

One should also consider the effect a development of this size would have on local resources such as the primary school. The school currently accommodates children from outlying areas as well as village children. Even after enlargement it is filled to capacity with no further way to expand. The development would be bound to create a further need for places without the opportunity to increase the facility. The proposed development is also placed so that pedestrian traffic would have to move along the busy main road, a situation that would not be appreciated by parents who would simply use their motor cars to take their children to school and further add to the current safety and congestion situation experienced at the school at present.

Public transport through the village is sparse and when considering the already published cuts in funding for rural services in Wales there will be a reduction to the present services. In any event it is necessary to travel considerable distances by motor car at present to go anywhere where there is provision for work retail or pleasure purposes as there simply is nowhere, at present, close at hand, therefore a dramatic increase in traffic movement in and out of the village will occur.

Whilst I understand there is a need for further housing in The Vale of Glamorgan area I feel that larger towns, as opposed to villages, are better suited to further development due to the availability of existing workplaces, leisure and retail facilities and better transport systems.

Wick village has already grown to it's optimum size but still provides existing social housing, rental opportunities, affordable housing when considering average prices across the area, together with higher end value housing. It should be remembered that large developers, the only people able to develop this site would be looking at premium prices for houses in such a location.

I feel that overall the proposed development would ultimately be detrimental to the current structure and well being of Wick village and therefore should not be considered for inclusion in The Local Development Plan

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

NO

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3599/DP1 Mr Andy Marchant, South Wales Fire Service

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
02/04/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MD4. . . .	6.16 - CIL / Planning Obligations. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
No	No	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

The Fire Authority would like the contents of the attached letter to be considered in order to ensure access for fire service appliances is adequate for all developments and adequate water supplies for fire fighting are provided for all developments. Without the involvement of planning there is the potential for developers to provide water mains that satisfy the demand for domestic use (in commercial premises) but do not provide the additional capacity that maybe required for fire fighting.

The Fire Authority have arrangements in place with the Water Authority in relation to developments that are predominantly housing.

In addition, the Fire Authority has received a specific enquiry regarding vehicle access to a traveller site in Llangan. The above mentioned letter is intended to be applied generally for all future applications and is therefore relevant to this site which, at present, has an access road that does not satisfy relevant guidance.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3600/DP1 Mr D Harris

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Examination
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Yes

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
SP2(2). . . .	. . . .	. . . . Strategic Site SP2 (2) page 114	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Yes	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

The text on page 114 of the LDP document supporting SP2 (2) Aerospace Business Park St Athan draws reference to a "unified Defence Training Academy" and "the site can be accessed from the B4265 (the southern access road) and from the MOD St Athan base by means of a northern access route which has been granted outline planning permission".

These statements are incorrect as the Defence Training Academy located at St Athan has been cancelled and as a consequence the northern access road has also been cancelled. This has been confirmed in a letter from the Welsh Assembly and Llanmaes Community Council.

The policy statement is therefore unsound.

I have been advised by the Council planning representatives have agreed that these items have been included incorrectly.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The table on page 114 should be revised to exclude reference to the Defence Training Academy and access from the MOD St Athan base by means of a northern access route.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

I wish to ensure that the issues relating to the northern access route are fully understood so that the document referred to is amended satisfactorily.

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3600/DP2 Mr D Harris

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Yes

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Yes CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(11). MG15. . .	. . . .	. . . . Strategic site MG12 (11) page 155	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to the West of Ruthin Road St Mary Hill Site Reference: 2440/CS2

3e - Please set out your representation below:

Policies MG 12 (11) and MG15 refer to a proposed site for the replacement cattle market. This is a green field site and no proposals are made within the LDP for its purchase and development as a market.

Policy MG15 also states that the site 'has been promoted by the current operator of the existing cattle market'. This is not true as the current operator of the existing cattle market is Glamorgan Marts and the site has been promoted by a private individual.

The policy is objected to as being unsound.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Delete policies MG12 (11) and MG15

An additional policy should be included supporting the retention of the Cowbridge Cattle Market on the existing site in Cowbridge town. This would also retain the existing car and coach parking facilities which would have a significant negative impact on the town if this facility was lost.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3600/DP3 Mr D Harris

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Examination
02/04/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Yes

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Yes CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(11). MG6. Objectives. . . . .		. . . . . Cowbridge page 31, Policy MG6, Stategic Site page 126.	. . . . .	. . . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Cowbridge Cattle market Site Reference: 178/CS1

3e - Please set out your representation below:

Policy MG2 (11) states that Cowbridge cattle market has been allocated for residential development. This proposal is unsound and objected to.

Please see the attached sheet detailing my reasons and document submitted to the Vale of Glamorgan Council in 2011.

Enclosures: Attachment 1, Attachment 2

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Delete Policy MG2 (11)

An additional policy should be included supporting the retention of the Cowbridge cattle market and the provision of improved parking facilities on the site to cater for the existing and future car and coach parking needs. Without the parking facilities Cowbridge will suffer as a tourist and shopping destination with the resulting negative impact on the trading community and town as a whole.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

I would like my written submission to be considered by the Inspector and I would like to speak at the hearing to emphasise the points made and strong feeling there is in the whole community to retain the Cowbridge cattle market.

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by Representation ID No.)

Representor ID and details: 3601/DP1 Mr B White

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Speak at hearing
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - Yes C2 - Yes C3 - No C4 - Yes

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(27).	Other - Please specify. . . . Adverse affect on area plus Conservation area	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	Yes

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

- The Site Assessment Plan for this development is unsound.
- Any development of this sort conflicts with the Council's own guidelines in that (I am paraphrasing here and not quoting verbatim)
 - Should harmonise with existing developments
 - Not adversely intrude into the countryside
 - Have good public transport
 - Be within a reasonable distance to schools, shops and medical centres.
 - Take into account proximity to a Conservation.
- Development on this site has three times been refused. Welsh Office refusal.
- Road safety: The greater part of the approach road from the junction of the A4222 is under the recommended width of 5.5m kerb to kerb. In fact there are three places when the width is single vehicle only. The road junction at the A4222 is particularly dangerous. Too dangerous for a pedestrian crossing, even.
- Road traffic will increase because of the inadequate public transport and distance to the nearest primary school and health centre, and anyone living there would have to commute.
- Potential risk of flooding to adjacent properties.
- Additional Electricity poles will have to be built around the site to accommodate the overhead power supply.
- The site is an intrusion into the countryside
- At peak times, Whitefields Farm suffers a drop in water pressure. Adding more houses to this area will exacerbate their problem.
- The infrastructure cannot cope with extra development. Sewage. Primary School. Traffic up Penylan Hill in Aberthin. Traffic into Cowbridge and lack of car parking in Cowbridge.

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by
Representation ID No.)

Representor ID and details: 3601/DP1 Mr B White

There is a lot more I wish to add and too much paper evidence to provide via this method of representation. I can and will provide much more detailed evidence if requested and also at a public hearing should it go to that

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

No development here

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Everything connected with MG2[27]

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3603/DP1 Mr C Williams

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Examination
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Examination

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Yes

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Yes

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(27).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Yes	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

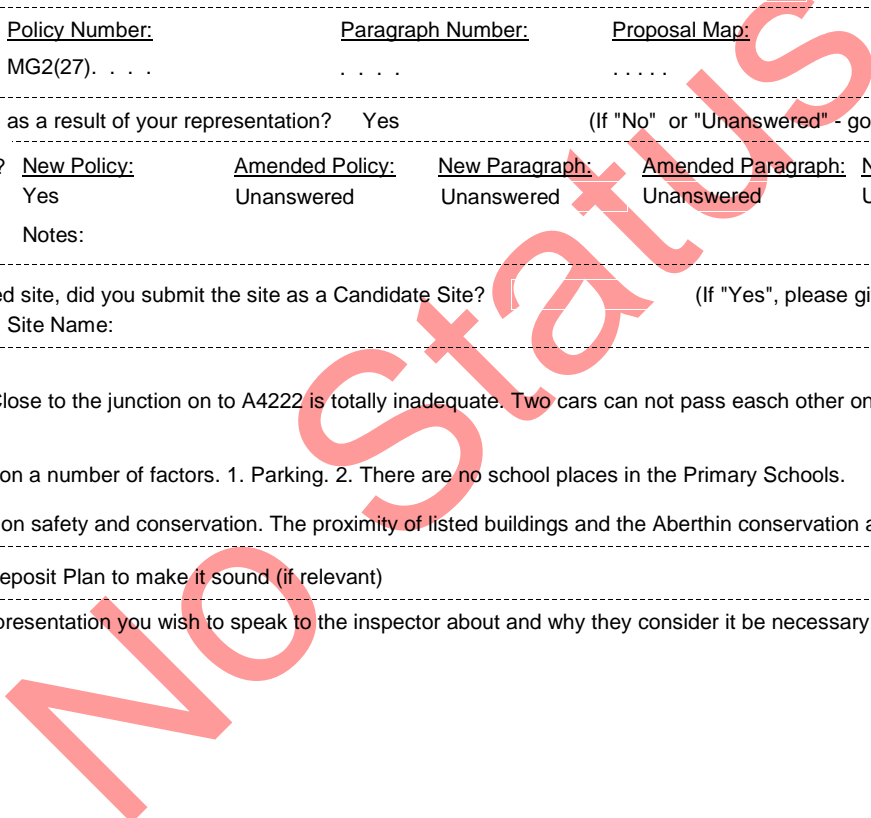
Site Name: Site Reference: MG2 (27)

3e - Please set out your representation below:

1. Safety - Access to Welsh St.Donats Lane from Court Close to the junction on to A4222 is totally inadequate. Two cars can not pass each other on that section of lane. The increase of traffic and pedestrian use will increase the risk factor.
2. The infrastructure of Cowbridge has to be investigated on a number of factors. 1. Parking. 2. There are no school places in the Primary Schools.
3. Two previous planning applications have been refused on safety and conservation. The proximity of listed buildings and the Aberthin conservation area.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing - Safety aspects.



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3604/DP1 Mrs I Jeffreys

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(27).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:

List Of Objections to The Developments Proposed In Court Close, Aberthin, (Ref. No. MG2 (27) Under The Local Development Plan 2011-2026

Safety - The proposed access to the site is from Welsh St. Donats Lane (Whitefields Farm Lane), alongside the Hare and Hounds, through Court Close which is inadequate for the resulting increase in traffic along that road.

The site - This is a greenfield site outside the natural boundary of the village. A development of 20 dwellings will not fit in with the existing developments. The Council's own guidelines regarding all these points are broken.

Previous Planning - This site has been subject to two previous planning applications, both of which were turned down by the Vale of Glamorgan Council and subsequently after appeal by the Welsh Office. The grounds for rejection were the dangerous road junction at the A4222, unacceptable intrusion into the open countryside, and damaging the setting of the Great House, and the Aberthin Conservation Area.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3607/DP1 Ms Elizabeth Mildred

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
02/04/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
75. MG2 (26)	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: land to the west of Port Road, Wenvoe Site Reference: 2568/CS1

3e - Please set out your representation below:
Wenvoe and the Local Development Plan

Is the LDP "sound"?

Do we want a site to be deleted or amended and why?

NO, the LDP is not sound, as it does not take into consideration the effect it will have on current residents' lives or congestion issues. It also fails to take into account the unique heritage of Wenvoe and its strong sense of identity and community. There is not enough emphasis on protecting the countryside.

Wenvoe should not be designated as a "Primary Settlement" as per objective 5.10 of the Deposit Plan (p.28). It states that Wenvoe has "Sufficient population, services and facilities to assimilate growth without it having a detrimental impact on its existing character and local environment". This is quite plainly incorrect. Wenvoe does not currently have the facilities and road infrastructure to cope with this development, which will destroy part of our countryside irrevocably.

Site 26 should be deleted from the LDP for the reasons given below.

Traffic issues

1. Clos Llanfair and the bottom of Walston Road are no way wide enough to support in excess of an extra 150 cars accessing the new estate through the village. There is not even a pavement either side of the road at the bottom of Walston Road where it narrows to little over one lane by the church, and with the extra traffic through the village (with the primary school right on the main road) and no pavement at the southern end of Old Port Road, accidents will be far more likely to happen, especially those involving pedestrians and cyclists.

2. Wenvoe is already used as a rat-run at peak travel times by people avoiding hold-ups on Port Road (A4050), with bottle-necks at both ends of Walston Road and at the roundabouts on Port Road. The new development would exacerbate the problem two-fold, both with residents and visitors to it cutting through the village, and with cars from outside the village diverting off Port Road between the garden centre and Culverhouse Cross, cutting out more of Port Road than they are currently able to, right through the village.

3. Clos Llanfair has been specifically planned and constructed as a model residential cul-de-sac or "close" (hence "Clos") and is composed of eighteen detached executive-style" houses disposed in a non-linear arrangement about a meandering road layout. This arrangement is an effective traffic-calming device, relying on short sight distances and sharp curvature to encourage very low driving speeds and a sense of "arrival": a "landscape" feature which is entirely appropriate to a residential close, but not to a busy through-route serving the needs of 150 houses.

Representor ID and details: 3607/DP1 Ms Elizabeth Mildred

4. The traffic on Port Road is already extremely heavy and will increase enormously in both directions with another 150 houses on the periphery of Wenvoe village and 220 at ITV Wales. The A4050 is already carrying up to 29,000 cars a day in both directions as it passes Wenvoe. At peak times it can take several minutes of waiting before we can get out from the bottom of our lane onto Port Road (between Morfa Lane and the garden centre). Often we have to wait for someone to actually stop and let us out as there are no gaps between cars, and if we want to turn right across the traffic sometimes we have no option but to turn left and go around the Morfa Lane roundabout in order to get back onto Port Road towards Barry. With access to the estate on Port Road by the garden centre just along from us, I wonder how we will be able to gain access to and from our lane at all.
5. Deposit Plan Written Statement (p.81, point 5) states that a new development will only be permitted where the proposed development "has no unacceptable impact on the amenity and character of the locality by way of noise, traffic congestion and parking." Clearly, this development would be in breach of this guideline. The increase in car numbers will definitely increase noise levels and traffic congestion.
6. One of the objectives of the Sustainability Appraisal Report (p.1770, point 6) is to "minimize the causes and manage the effects of climate change" (see also Deposit Plan Written Statement, p.35, point 5.27: "The LDP Strategy also aims to enhance sustainable transport opportunities in order to reduce dependence on the car and ease congestion in the locality.") The report admits that "there will inevitably be a need for future occupiers to travel to access additional services and facilities in Barry/Culverhouse Cross". The majority of people will be doing that by car, which will contribute to climate change.
7. Point 12 of the Sustainability Appraisal Report's objectives (p.1771) is "to reduce the need to travel and enable the use of more sustainable modes of transport". Apart from being able to walk to the small village shop or pub, the residents of the development will need cars to access shopping, secondary schools, doctors, hospitals, dentists and their places of employment, as the buses are very limited and there is no nearby railway station.
8. Deposit Plan Written Statement (p.43, policy 5P7) states that "all new developments that have a direct impact on the strategic transportation infrastructure will be required to deliver appropriate improvements to the network". These improvements are never outlined or discussed and it is never acknowledged that development will lead to an increase in car numbers. Indeed, it appears that a Traffic Assessment will not even be done until the development goes to the planning stages, which seems very much like putting the cart before the horse.
9. Policy MD3 of Deposit Plan Written Statement (p.54, point 9) says that in the design of new development, "proposals will be favoured where they would have safe access to the highway network and would not cause or exacerbate existing traffic congestion". This will clearly not be possible to achieve, either via Clos Llanfair or Port Road.
10. The only provision that appears to be being made to improve the transport infrastructure for Wenvoe is for walkers and cyclists along Port Road (A4050), with no mention of improvements for car users or an improved or expanded bus service to take in Wenvoe (see Deposit Plan Written Statement, pp.96-100, Policy MG2O).
Lack of facilities to support development
1. The Deposit Plan Written Statement states in 5.10 (pp.25-6) that Wenvoe is "considered to have sufficient population, services and facilities to assimilate growth without it having a detrimental impact on the existing character and local environment. Indeed, additional development in these locations will not only help to sustain existing services and facilities but will also provide opportunities for further enhancement". Wenvoe currently has just over 500 houses. An extra 150 will be an increase of nearly a third (ostensibly a modern housing estate tacked onto the edge of a small historic village), thus completely changing and destroying the current balance of the village, which only has one small village shop with space for three cars to park outside, an over-subscribed primary school, a pub, a hotel, a garden centre and a fully-subscribed playgroup. There are negligible job opportunities within Wenvoe, a very poor bus service, no train station, and people are reliant on their cars to access local services outside the village.
2. Sustainability Appraisal Report (p.1769, point 2) states that "the proposed development would support existing services and facilities in the village". In what way? Why will another 150 houses support our very few facilities, apart from a few more people going to the Wenvoe Arms or the newsagent? One of the Sustainability Objectives is "to maintain, promote and enhance the range of local facilities"; it is not explained how 150 extra houses will do this.
3. One of the objectives of the Sustainability Appraisal Report (p.1770, point 5) is "to maintain, protect and enhance community spirit". I would argue that a housing estate of 150 new homes being tacked on to what is currently a small and tight knit community could do exactly the opposite, causing extreme resentment and possible disintegration.
4. Throughout the Council's documents, there is one point that is made repeatedly: one of the Sustainability Objectives is that the Vale should "not act merely as a commuter belt for Cardiff" (Initial Consultation Report, p.156). The Sustainable Settlements Appraisal (p.1) seeks to "assess the need for residents to commute beyond their settlement to employment and retail facilities" and "to measure the potential for a resident's everyday needs for services and facilities to be met within that settlement". The Initial Consultation Report (p.15, point 2.6.7) admits that "there is potential to worsen existing problems resulting from areas becoming commuter settlements". Wenvoe is already essentially a "commuter village" with no job opportunities to speak of, and building another 150 houses will only exacerbate this issue.
5. Deposit Plan Written Statement (p.27, point 5.14) states that primary settlements (of which Wenvoe is one) "cater for the needs of the surrounding wider rural areas. They offer a number of key services and facilities, which are vital to their role as sustainable communities, as they reduce the need to travel to Barry or the service centre settlements for day-to-day needs." This is utter nonsense in relation to Wenvoe.
6. Wenvoe Church in Wales Primary School is currently over-subscribed. Not all the children in the school come from within Wenvoe itself, but with 220 extra houses at ITV Wales and 150 at the bottom of Clos

Representor ID and details: 3607/DP1 Ms Elizabeth Mildred

Llanfair, ultimately many children who would previously have attended Wenvoe Primary will have to find places at other schools. No provision in the Deposit Plan Written Statement (p.86, Policy MG1O) seems to be being made for this event, nor does it ever seem to emerge as an issue that the Council has considered. Indeed, when asked about this issue, a Senior Planner in the Council said that "this would be an issue for the Education Department". Again, absolutely no joined-up thinking.

7. Wenvoe is only a small village and has fewer facilities in comparison to the other sites designated as "Primary Settlements" in the LDP. Had Wenvoe been classed as a rural village, Policy MD7 states that "in the interests of creating and maintaining sustainable communities, proposals will only be permitted for sites of 10 units or less". With 220 houses being proposed within the Wenvoe Community at Culverhouse Cross we are already having substantial development quite apart from Site 26.

Impact on the village

1. Consultation Documents (p.84, Policy MG6) state that a new development will only be permitted where the proposed development "is of a scale and form that is commensurate with the surrounding area and does not have an unacceptable impact upon the character and appearance of the locality". The development will clearly not comply with this guideline.
2. One of the Sustainability Appraisal Report's (1771, point 9) objectives is "to protect and enhance the built environment and natural environment" (see also p.34 Deposit Plan Written Statement, Policy SP1, point 6; and p.48 Deposit Plan Written Statement, Policy SP1O). The site is currently green-field, and medium density housing, which is what is proposed for Site 26, would be insensitive to the current housing on the west side of the village. The site also adjoins the Wenvoe Castle historic parks and gardens and is within the Duffryn Basin and Ridge Slopes Special Landscape Area (which the report admits).
3. Point 11 of the Sustainability Appraisal Report's (p.1771) objectives is "to protect, enhance and promote the quality and character of the Vale of Glamorgan's culture and heritage". The report itself admits that the site is right next to an area of ancient woodland, and "in close proximity to" Wenvoe Castle historic parks and gardens. Wenvoe has won the best-kept village prize on several occasions, and it takes pride in its appearance. This proposal does nothing to protect Wenvoe's culture and heritage.
4. The Initial Consultation Report (p.16, point 2.6.10) expresses concerns about the effect on the "character of smaller settlements and whether the areas at the very eastern end of the Vale (Penarth, Llandough) could accommodate significant development given the concerns on congestion, access to services and availability of sites". Wenvoe is another of the most eastern Vale settlements and these concerns are entirely applicable to it too.

Conservation Area issues

1. It seems a strange coincidence that the Conservation Area within the village was shrunk considerably as recently as 2009, corresponding directly with preparations for publishing the LDP. If the previous boundary had been retained, the proposed development would be directly adjacent to part of it, and so could have been seen to "impinge on the historic character" of the Conservation Area, which the Conservation and Appraisal Management Plan opposes. The Sustainability Appraisal Report (p.1771, point 9) states that the site "does not lie within or immediately adjacent to a conservation area", but this is only because the boundary of the Conservation Area has for the first time in its history very recently and conveniently been moved.
2. Conservation Areas In the Rural Vale (1999) states "significant views into and out of the village conservation area should be protected and enhanced where opportunities arise"; and the Wenvoe Conservation and Appraisal Management Plan states that it is "important that new development in or adjacent to the Conservation Area either preserves or enhances the quality of the area". Again, the previous boundary line meant that the views would be completely destroyed from Rectory Close, the southern end of Old Port Road, The Meadows and The Rectory (all within the previous CA boundary). The new boundary conveniently alleviates the council of this issue.
3. A Vale Conservation Officer told me that the first strategic review since the Wenvoe Conservation Area had been designated in 1973 was called for in 2006 (coinciding exactly with the start of preparations for the LDP) because they "realized that there was a lack of evidence-based work on conservation; too much was being done on a case-by-case basis" and that the "timing was entirely coincidental". This now turns out to be untrue, as there was a previous appraisal carried out in 2001, which the officer failed to mention to me, which stated that the then Conservation Area boundary was entirely appropriate as: "The Conservation Area now includes new housing on Walston Road, Church Road and Clos Llanfair. Despite this, it retains an informality and intimacy at the village centre, with few changes to building layout apparent... The designation of a Conservation Area places a duty on the Local Planning Authority to consider the effect of development on the character or appearance of a Conservation Area... This has ensured that the centre remains as one that can fulfil the criteria for designation of a Conservation Area within both government advice and UDP Policy." Since that appraisal in 2001, very little new housing has been built within the previous CA boundary, so it is curious that the Council not only decided a mere five years later that they must have another review, but that this 2006 review decided it was necessary to realign the CA boundary.
4. The Council's sole reason for shrinking Wenvoe Conservation Area seems very flimsy: "It was found that in several places the boundary includes modern development and open spaces of little architectural or historic interest". This is despite the fact that Rectory Close is post-war and already existed in 1973 when the original boundary was drawn up (and obviously in 2001 when the previous appraisal, which maintained the status-quo, was carried out). In addition, two of the "modern" houses that were also in existence at the time of the 2001 appraisal have now been removed from the Conservation Area by it's boundary being shrunk, but have been officially designated as "Positive Buildings". In actuality, there does not appear to be any real concrete reason as to why the boundary has been changed.
5. All extremely convenient when the previous boundary would have run adjacent to about half the length of the new estate, which would have made Site 26 more problematic in terms of its location right next to

Representor ID and details: 3607/DP1 Ms Elizabeth Mildred

a Conservation Area — other sites were rejected at Stage 2 of the Site Assessment Process because “development of candidate site will have adverse impact on character and setting of Conservation Area”.

Environmental issues

1. The Sustainability Appraisal Report claims that “the site is not within an area prone to flooding”. Wenvoe may not officially be classed as an area at risk of flooding, but the fields earmarked for development are on a steep slope, which regularly becomes very boggy, as highlighted by the abundance of local herons, which eat the frogs from the field. Currently the water drains into the stream, but I would be concerned about the potential for flooding and water run-off should this land be developed.
2. The large increase in cars through the village and on Port Road (A4050) will lead to a massive increase in air pollution.
3. Planning Policy Wales (2002) stipulates that “in planning for housing in rural areas it is important to recognize that development in the countryside should embody sustainability principles, benefitting the rural economy and local communities while maintaining and enhancing the environment”. Proposed Site 26 does none of these things.
4. By developing Site 26, irreversible destruction of the countryside will be taking place whilst the LDP states clearly that it aims to prioritize brown-field sites. Are there really no more suitable sites to build houses on around the unused brownfield areas of Barry or other larger settlements, which would have the facilities necessary to support further growth? The proposed development area consists of fields surrounded by woodland and a stream, a meadow and some woodland. It is home to a huge variety of wildlife, including foxes, badgers, herons and invertebrates.
5. The Green Wedge Background Paper, p.11 states that “Recent landscape studies highlight the gradual degradation caused by the encroachment of the urban form into the open countryside and advise the restriction of development into the rural landscape” and that “the prominent ridge slopes to the north and west of Wenvoe provide a green backcloth to the village”. Some of these slopes, visible from many of the houses on the western edge of Wenvoe, will be lost for ever if Site 26 is developed.
6. It seems very convenient that “the Council has again considered the designation of a Green Belt within the Vale of Glamorgan as recommended by the Planning Inspector in his report on the objections received to the Draft Vale of Glamorgan Unitary Development Plan (November 2000) and its commitment to review such a designation as a part of the 1st review of the Plan. Having considered the matter further, the Council maintains its original position that prior to the designation of a Green Belt, within the Vale of Glamorgan it will be necessary for a sub-regional study to be conducted, to identify development needs and ways of managing change over the next 30 years within the region”; and that “in the absence of, and until such a study has been conducted it is the view of the Vale of Glamorgan Council that the designation of a green belt within the Vale of Glamorgan would be premature and could have a serious detrimental effect upon both the growth dynamics of the region and regional sustainability” (Green Wedge Background Paper, p.20). If the Planning Inspector recommended such a designation back in 2000, why has the Council twelve years later still not begun the studies they say are necessary, but instead continue to employ Green Wedges, which can simply be moved around as the Council sees fit, depending on which particular parts of the countryside they feel inclined to build over at any time?
7. According to the Planning Department, no Environmental Impact Survey has been carried out on Site 26, and yet it is possible that some of the woodland on the site could be “ancient”; part of the site is meadow, which is not even mentioned in the LDP (it categorizes the site simply as “agricultural land”); we know there to be dormice living within a mile of the site; and great crested newts are believed to be on the site.
8. The Council claims that the agricultural land of Site 26 is category 3B, but I have spoken to SEED at the WAG, who confirmed to me that the site has not had a detailed ALC assessment since the new system was brought in 1988. Up until that point, the land classification provisional maps predicted the site to be a mixture of Grade 2 and Grade 3, and in 1994 some soil almost 1km away was subjected to a detailed survey and found to be 3B. But so far only a “desk exercise” has been completed on Site 26 and the Council’s grading of 3B appears to be guessed at from this estimate and the fact that another site almost a kilometre away was 3B. If the site is to be adopted, a detailed assessment should be carried out.

Need for housing

1. I would question whether the Wenvoe community really needs another 370 houses when there are currently 22 in Wenvoe alone (31st March 2012) advertised on Rightmove, ranging upwards from £185,000 in price.

Miscellaneous

1. If it turns out that there is ultimately to be no vehicular access directly between Wenvoe village and Site 26 (as rumours about the Redrow maps already apparently being drawn up would have us believe), the development would be dislocated from the village (or in the Council’s words when rejecting candidate sites, “unrelated to the settlement of Wenvoe and would represent sporadic development in the countryside”). It would literally be a housing estate tacked onto the edge of an already well-integrated and tight-knit community without any real sense of truly being a part of the village.
2. Very worrying that some Vale councillors are complaining about the speed at which the LDP has been implemented and how it will affect congestion and the countryside; some are even claiming that they were not supplied with copies of the LDP with enough time to read and consolidate it properly, but were forced to vote at the full Council meeting on 25th January without proper and detailed knowledge of what

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by
Representation ID No.)

Representor ID and details: 3607/DP1 Ms Elizabeth Mildred

the LDP contained. The Dinas Powys Plaid Councillor stated in the Penarth Times (and I have since spoken to her directly to confirm these claims) that "many councillors had not been provided with a copy [of the LDP] in advance [of full council meeting on 25th January] and had not been able to read its contents]. If this is the case, the result of the vote on 25th January should be overturned and all Councillors should be given enough time to properly study the LDP in its entirety before another vote takes place.

3. Comparing the Vale's LDP with other councils is very telling, as Cardiff Council, for example, rejects proposed sites for: "harm to rural character"; "traffic and transport concerns"; "poor public transport"; "unspoilt countryside"; and "historic value" — none of which seems to be properly taken account of in the Vale's LDP. If they were, Site 26 would not be being proposed for development as all five of these criteria apply directly to it.

Please see attached Herbert R Thomas representation

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Please see both attached Herbert R Thomas representation and document entitled 'LDP Arguments'.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by Representation ID No.)

Representor ID and details: 3608/DP1 Mr & Mrs Roper

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(19).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
ST CYRES SCHOOL SITE DINAS POWYS

WE WISH TO LODGE OUR OBJECTION TO THIS DEVELOPMENT BASED ON THE FOLLOWING

1/ UNTIL THE ALREADY MAJOR BOTTLENECK OF TRAFFIC AT THE MERRIE HARRIERS JUNCTION IS RESOLVED NO FURTHER DEVELOPMENT OF HOUSING (WITH THE CONSEQUENT INCREASE IN CARS) SHOULD TAKE PLACE.

2/ THE VOLUME OF TRAFFIC WHICH ALREADY GENERATES FROM THE MURCH AREA AT CERTAIN PEAK TIMES MEANS TRAFFIC IS UNABLE TO JOIN THE A4055 FROM MURCH RD BECAUSE OF THE BUILD UP ON THE CARDIFF RD WHICH STEMS FROM THE MERRIE HARRIERS JUNCTION.

3/ THE USE OF MURCH RD /CRES AS THE ONLY MEANS OF ACCESS/EGRESS ONTO THE PROPOSED ST CYRES SCHOOL BUILDING SITE IS BEYOND COMPREHENSION UNLESS AN ADDITIONAL VIABLE ROUTE IS CONSIDERED.

4/ WE HAVE TWO SCHOOLS DINAS POWYS INFANTS AND DINAS POWYS JUNIORS IN AN AREA OF HIGH POLLUTION WITH THE LEVEL OF NITROGEN DIOXIDE ALREADY BEING ABOVE THE RECOMMENDED LEVEL. THERE IS INCREASED CONCERN THE EFFECT ADDITIONAL TRAFFIC WILL HAVE. WE ALSO UNDERSTAND BOTH SCHOOLS ARE ALREADY AT FULL CAPACITY AND WE HAVE CONCERNS REGARDING THE SCHOOLS ACCOMMODATING THE EXTRA PUPILS THE ADDITIONAL HOUSES WILL PRODUCE.

5/ WE HAVE A HEALTH CENTRE THAT IS NEITHER SUITABLE OR ADEQUATE IN SPACE/RESOURCES/PARKING TO CATER FOR ANY INCREASE IN MEDICAL PROVISION.

IT IS THEREFORE ESSENTIAL THAT MAJOR HIGHWAY INFRASTRUCTURE IMPROVEMENTS ARE MADE BEFORE THE DEVELOPMENT OF HUNDREDS OF ADDITIONAL HOUSES SHOULD BE CONSIDERED.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3612/DP1 Mr & Mrs Brewer

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

Unanswered Unanswered Unanswered Unanswered Unanswered Yes

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

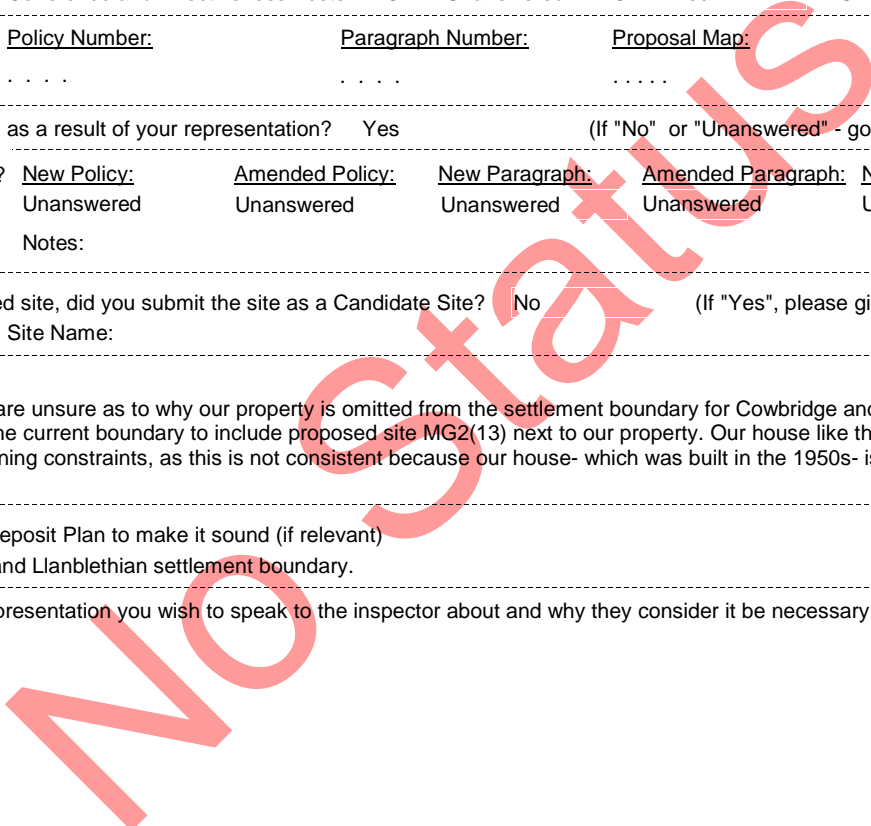
3e - Please set out your representation below:

As residents at Llyswen, Windmill Lane, Llanblethian we are unsure as to why our property is omitted from the settlement boundary for Cowbridge and Llanblethian? We would like this boundary adjusted to include our property, especially as this LDP is changing the current boundary to include proposed site MG2(13) next to our property. Our house like the others on this street is immediately accessed directly off Windmill Lane. We do not wish to be subject to rural planning constraints, as this is not consistent because our house- which was built in the 1950s- is physically part of Windmill Lane just like the other houses on this street.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Llyswen, Windmill Lane to be included in the Cowbridge and Llanblethian settlement boundary.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3612/DP2 Mr & Mrs Brewer

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
16/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Email	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

Unanswered Unanswered Unanswered Unanswered Unanswered Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

I am emailing to highlight my strong concern to this Local Development Plan and in particular the site of St Athan Road (MG2(13)) which has been put forward to build 100 houses on. There are my reasons why I am against this site and as a locally elected Vale of Glamorgan Councillor I feel you should here my concerns and objections, as you represent your community.

This is a Greenfield site and out with Cowbridge settlement boundary- it seems the goal posts are being moved just because affordable housing is part of the development. This is wrong.

This River Thaw Valley is unique and pristine- by building houses so close to it you are risking run off to the sewerage works overflowing and polluting the River. Also, if we have heavy rain, there could be flash flooding going down to the sewerage works which could be an environmental disaster.

In this day and age we should be cherishing our countryside and not building on it.

We are promoting eco clubs in schools and recycling and compost waste BUT the Council is sending out the message that it is happy to build on a Greenfield site/

This is a Special Landscape Area and should be looked after not ruined by a huge development.

There is absolutely no way this number of houses will blend into the landscape. The current Brookfield Park development sits in a shadow valley. This site does not.

There are other brownfield sites in Cowbridge which could house the affordable housing including Mr Bowman's site at the top of Constitution Hill.

This site is earmarked for development in 2021-2026 but this is not set in stone so could be bought forward.

Local School Y Bont Faen is oversubscribed so where are all these extra children going to go to school? Its very well picking a site which can be accessed via foot but the local services need to have capacity to cope which they can't.

If you allow building of large number of houses in our countryside when will it stop? Cowbridge will become one big concrete jungle which is completely against this market town's strengths.

If Cowbridge becomes too big it will lose its identity and community feel.

Building more housing estates will NOT help tourism, especially if you are building on a site where there is a right of way which is used by many many people of all ages.

Representor ID and details: 3612/DP2 Mr & Mrs Brewer

There is a whole range of wildlife including protected species such as otters and lesser and greater horseshoe bats, which all use this section of the River Thaw Valley and adjacent fields and hedgerows to feed etc. By allowing this development you are going to impact on the especially as there will be noise and light pollution from these houses.

Traffic and parking in Cowbridge is already hard enough to with potentially 200 more cars things are just going to get worse. It will be gridlock when people will be trying to leave Cowbridge at the traffic lights on St Athan Road to get to work in the morning.

There will be an increase in shorter car journeys- which you do not want according to your LDP document.

People living in these new houses will not be working in Cowbridge, but will be using their cars to commute to work so this will be detrimental to the environment.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3614/DP1 Mr D Reed

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
12/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MD12. . . .	6.49 - Residential Requirement. . . .	MG9. . . .	Other - Please specify. . . . Policy MG9 ,para 7.44	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

I believe that the identification of the current illegal gypsy site (squatting on land designated as agricultural) for expansion has not been supported by:-

- 1) adequate and appropriate local consultation as recommended both by WAG and by the VoG own consultation guidance (P1)
- 2) does not comply with Good Practice as identified by the Gypsy and Traveller Council or the recommendations of the Fordham report(P1)
- 3) has not consulted with appropriate statutory agencies(P1)
- 4) Fails all recommended tests of suitability and sustainability (P2)(C1)
- 5) Would constitute an inappropriate development in an area designated as a conservation area

The allocation is both flawed and contradictory i.e.

The site is clearly rural and associated with a conservation area, is unsustainable in terms of services and access, has no access to public services and amenities and thus would isolate residents and is clearly out of scale with the existing village, The VoG has recently refused an application for a site on the basis of sustainability for a site in Bonvilston which had better and closer services. Clearly the VoG is being inconsistent in applying its own criteria in selecting this site. If it were consistent the site would fail to meet the existing VoG criteria.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Removal of the land to the east of Llangan from the LDP as identified land for development as a Gypsy and Traveller site either for permanent or transient.

Policy MD12 should be redrafted to ensure sites for Gypsy and Traveller residence are assessed on the same basis as sites proposed for affordable housing

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3624/DP1 Claire Curtis, 118 Merthyr Dyfan Road

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
01/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - Yes

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - Yes

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No No No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Land North at Weycock Cross: MG2(4)

The impact of the traffic that would increase as a result of this large development has not been addressed.

The building of houses proposed in the LDP from Rhoose through Barry to Wenvoe will all be using Port Road as the access to and from the Vale of Glamorgan. As Barry has the highest volume of commuters of any town in Wales, it is to be expected that the residents from these new houses will mainly be travelling to Cardiff.

The extra traffic on the road will result in stop start traffic at peak times during the day along Port Road. This would also impact business transport and their links to Barry and the wider Vale. It would have and detrimental effect on the access to Cardiff Wales Airport for both passengers and freight.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Before this development can be considered, a road must be built linking Barry directly to the M4.

Also, the existing settlement boundary of Barry should be honoured and not moved at the whim of the Council to accommodate the LDP.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3624/DP2 Claire Curtis, 118 Merthyr Dyfan Road

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
01/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - Yes

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No No Yes

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

The impact of the traffic that would increase as a result of this large development has not been addressed.

The building of houses proposed in the LDP from Rhose through Barry to Wenvoe will all be using Port Road as the access to and from the Vale of Glamorgan. As Barry has the highest volume of commuters of any town in Wales, it is to be expected that the residents from these new houses will mainly be travelling to Cardiff.

The extra traffic on the road will result in stop start traffic at peak times during the day along Port Road. This would also impact business transport and their links to Barry and the wider Vale. It would have and detrimental effect on the access to Cardiff Wales Airport for both passengers and freight.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Before this development can be considered, a road must be built linking Barry directly to the M4.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3624/DP3 Claire Curtis, 118 Merthyr Dyfan Road

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
01/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - Yes

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No No No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land at Brynhill Golf Club Site Reference: 2407/CS

3e - Please set out your representation below:
I agree with the Vale of Glamorgan Council's decision that the land at Brynhill Golf Club should remain as designated for Recreation use. My reasons for this are as follows:

Deposit Plan - Written Statement
3.21 The LDP will seek to provide a policy framework which:
Manages the natural, coastal and built environment of the Vale of Glamorgan for future generations and maximises tourism and visitor potential.

Vale of Glamorgan Local Development Plan 2011 - 2026
7.29 Settlement boundaries have been drawn around the key, service centre and primary settlements of the Vale of Glamorgan. The boundaries define the settlements within which new development will be permitted encouraging the re-use of land and buildings and preventing the spread of new development into the open countryside. Accordingly to protect the identity of these settlements, to ensure the efficient use of land and to protect the countryside from urbanisation and incremental loss, with the exception of affordable housing (See Policy MD 7), development will not be permitted outside of the identified settlement boundaries.
7.30 It is recognised that these larger settlements are likely to contain unallocated or "windfall" sites (either previously developed or infill sites) which could accommodate new development over and above those sites that have been allocated in Policy MG 2 and which can make an important contribution to the housing land bank and the objectives of the LDP.
7.31 Where proposals involve the loss of open space, community or tourist facilities the Council will require robust evidence that demonstrates the facilities are no longer required. Such evidence could include information in respect of the availability of open space within the area against relevant standards or evidence that illustrates a property has been vacant and actively marketed for a consecutive period of 12 months or more.
7.32 The inclusion of land within a settlement boundary however does not automatically imply its suitability to accommodate development and Policy MG 6 provides a framework for the development of such sites ensuring that where they are promoted, they are appropriate to their surroundings and do not impact upon the deliverability of allocated sites by way of access or infrastructure provision.

POLICY MG 6 – RESIDENTIAL DEVELOPMENT IN KEY, SERVICE CENTRE AND PRIMARY SETTLEMENTS SETTLEMENT BOUNDARIES HAVE BEEN DEFINED AROUND THE KEY SETTLEMENT OF BARRY, THE SERVICE CENTRE SETTLEMENTS OF COWBRIDGE, LLANTWIT MAJOR AND PENARTH AND THE PRIMARY SETTLEMENTS OF DINAS POWYS, LLANDOUGH (PENARTH), RHOOSE, SULLY, WENVOE AND ST. ATHAN.

NEW DEVELOPMENT WITHIN THESE SETTLEMENTS WILL ONLY BE PERMITTED WHERE THE PROPOSED DEVELOPMENT:

1. MAKES EFFICIENT USE OF PREVIOUSLY DEVELOPED LAND OR BUILDINGS;
2. WOULD NOT PREJUDICE THE DELIVERY OF AN ALLOCATED DEVELOPMENT SITE;
3. IS OF A SCALE AND FORM THAT IS COMMENSURATE WITH THE SURROUNDING AREA AND DOES NOT UNACCEPTABLY IMPACT UPON THE CHARACTER AND APPEARANCE OF THE

Representor ID and details: 3624/DP3 Claire Curtis, 118 Merthyr Dyfan Road

LOCALITY;

4. WOULD NOT RESULT IN THE LOSS OF PUBLIC OPEN SPACE, COMMUNITY OR TOURISM BUILDINGS OR FACILITIES AND 5. HAS NO UNACCEPTABLE IMPACT ON THE AMENITY AND CHARACTER OF THE LOCALITY BY WAY OF NOISE, TRAFFIC CONGESTION AND PARKING.

POLICY MG 22 - GREEN WEDGES GREEN WEDGES HAVE BEEN IDENTIFIED TO PREVENT THE COALESCENCE OF SETTLEMENTS AND TO RETAIN THE OPENNESS OF LAND AT THE FOLLOWING LOCATIONS:

1. BETWEEN DINAS POWYS, PENARTH AND LLANDOUGH;
2. NORTH WEST OF SULLY;
3. NORTH OF WENVOE;
4. SOUTH OF BRIDGEND;
5. BETWEEN BARRY AND RHOOSE;
6. SOUTH PENARTH TO SULLY AND
7. BETWEEN RHOOSE AND ABERTHAW.

WITHIN THESE AREAS DEVELOPMENT WHICH PREJUDICES THE OPEN NATURE OF THE LAND WILL NOT BE PERMITTED.

7.94 Land on the urban fringe particularly around the key, service and primary settlements within the South East Zone is vulnerable to speculative development that can blur the boundaries between settlement edges and the open countryside. Unchecked this development would result in the incremental loss of open land and ultimately lead to the coalescence of settlements with a resultant detrimental impact upon agriculture, the landscape and the amenity value of land.

7.95 While other policies of the LDP seek to prevent inappropriate development within the open countryside it is considered that the areas defined by the green wedges are more vulnerable and susceptible to change and require additional protection. Therefore, within the areas defined by the green wedges development will be carefully controlled to ensure that proposals prevent coalescence between settlements, do not prejudice the open nature of the land, and protect urban form. In applying this protection, it is however recognised that individual or small groups of dwellings exist within the designations and that activities such as agriculture, forestry and recreation, occur. Consequently, development associated with existing uses will be limited to minor structures which are strictly ancillary to existing uses. Details of each of the designations are contained within the Green Wedge Topic Paper (2011).

POLICY MG 23 - SITES OF IMPORTANCE FOR NATURE CONSERVATION SITES OF IMPORTANCE FOR NATURE CONSERVATION HAVE BEEN IDENTIFIED ON THE PROPOSALS MAP. THESE SITES WILL BE PROTECTED FROM UNACCEPTABLE DEVELOPMENT PROPOSALS.

7.96 Sites of Importance for Nature Conservation (SINC) are non statutory designations that seek to protect areas of high wildlife value at a local level. Together with nationally designated sites such as Sites of Special Scientific Interest, SINC's form a vital component in the protection of biodiversity within the Vale of Glamorgan. SINC's can vary in size from small ponds to open expanses of grassland or heath and together they form an important network of local habitats and 'stepping stones' that enable species migration and dispersal. Details of the identified SINC sites are illustrated on the proposals map and detailed at Appendix 3.

7.97 Development will not be permitted where it would have a detrimental impact upon the particular features for which a SINC has been designated. However where the benefits of a development outweigh the importance of the SINC, mitigation will be required to compensate for the adverse impact on the designation. SINC's within the Vale of Glamorgan²⁹ have been designated following extensive investigation and are detailed on the Proposals Map. Further guidance in relation to nature conservation is available in chapter five of PPW and TAN 5 - Nature Conservation and the Council's Biodiversity and Development Supplementary Planning Guidance (August 2010). Development proposals which affect SINC's will be assessed in accordance with Policy MD 6

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

None with regards to this candidate site

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3626/DP1 J.Y. Reed, OBE

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <input type="checkbox"/> Written
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MD12. . . .	6.49. . . .	.....	..... Feb 2012	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Yes	Unanswered	Unanswered	Unanswered	Unanswered
<u>Notes:</u>					

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land East of Llangan Site Reference: MG9 / ID 22

3e - Please set out your representation below:

Test P1 - Primary school not consulted, registered consultees not informed. Community not engaged in proposal in early stages.

Test P2 - site does not meet with national policies on sustainability

Test C2 - scale of site is disproportionate. Llangan has 35 houses. There are no local services, shops, transport, health etc.

Test C4 - Poor transport, no employment, single track roads.

CE1 - MG9 does not meet any of the objectives as defined

CE2 - allocation appears to be based solely on land ownership.

Highway access is inadequate. Site is adjacent to conservation area and is a Special Landscape Area - none of this taken into account. Doesn't reflect needs of gypsy and traveller community as per Fordham Report. Environment concerns around lack of infrastructure - site is very close to water courses. Overall this is an ill conceived plan without justification on an illegal existing site.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The site MG9 (Gypsy, travellers site, Llangan) should be removed from the Plan.

The Council should also comply with the Judicial Review relating to the existing illegal site and revert the land to agricultural use.

Please also note that your process for responses to the consultation is overly complicated and prescriptive and discriminates against the elderly, infirm and less able.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3629/DP1 H Davey

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
02/04/2012	M	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Letter	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG9.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
Re Policy MG9: Gypsy and Traveller Site at Llangan

I am writing to express my concerns about the proposed travellers' sites. I understand that the Vale of Glamorgan Council is proposing to develop a site with 6 permanent and 15 transient pitches. This site is to be at the existing site just outside of Llangan village. I have been a resident of the Treoes and Llangan area for the past 19 years, living in both villages. I have been a governor of Llangan primary school for the past 12 years and at present I am Chairman of the governing body.

Llangan is a small village of some 35 dwellings with no amenities itself. There are no shops nearer than Cowbridge or Bridgend and the nearest doctor and dentist is Cowbridge. The local school is within walking distance but the lanes to the school are ill lit at best and there are no pedestrian footpaths. An anticipated influx of 30-40 children would require an expansion of the schools' facilities. Llangan school has not received any prior information about this site which surprises me.

I understand that the Fordham report (which investigated the needs of the travelling community) recommended that essential facilities such as shops, doctors and schools should be within walking distance from a prospective site. The Llangan site does in no way meet the needs of the travelling community if one considers the Fordham report as significant.

I doubt the existing site would be large enough to accommodate the proposed number of travellers. The access lane is narrow and would require widening and strengthening to be suitable for a significant increase in traffic flow. In fact, the whole road system around the village consists of narrow lanes (many single track).

I sincerely hope that these points are considered on their merits in an open discussion and the local community are kept informed.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3630/DP1 Mrs C A Watts

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
22/02/2012	M	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Letter	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(25).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
 Re:Compulsory Purchase Order to build houses on adjoining field to Slade Close.

With reference to the above I have recently heard that there may be houses built at the back of our houses on the field belonging to the nearby farms. When we bought this house in 2006, along with my neighbours who also bought their houses the same year, we all did so because we fell in love with the view of fields at the bottom of our gardens. We are upset now to find there may be several hundred houses built in the near future, as the land may be sold.

As well as the beautiful countryside being taken up even further by houses, the impact on the village of Sully will be great. We have one school now which cannot take more pupils, as it is very full now, there is no bus route for elderly or infirm etc. to the main road via our estates on the side of Sully, I wonder why not as the school buses easily travel through to the main road. Sully is a small coastal village and as residents we are happy with the fact we are surrounded with green fields and overlooking the sea. Surely we can be spared more houses built here as it will create more traffic along the country roads, which are in a poor state anyway. We only have 2 small shops and one doctors surgery, one church, if more people live here the school will struggle and Sully will be spoilt. I appreciate you have plans that you must build a huge number of houses each year but please consider some where else as we all love where we live and would be devastated that now we have moved for the last time in our lifetime (speaking for my husband and myself) our wonderful views will be taken up with lots of buildings instead of cows and sheep. Sully needs to be kept as it is, and hopefully soon we could have a decent park for our little ones to play in and a seat for family members to sit and watch the children play. At the moment a railing is missing and the gate cannot be shut tight, allowing dogs to enter when they then leave a mess behind them, which of course is dangerous for the children.

My husband and myself, as well as my neighbours, strongly oppose this decision and hopefully the plans to build houses at the very bottom of our garden does not go ahead.

Please be kind enough to reply to this letter and acknowledge you see our point of view.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3634/DP1 Mr L G & Mrs VMH Currie

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
29/02/2012	M	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
49. . . .	. . . .	Other. . . .	Other - Please specify. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Yes

Notes: Additional constraints (on vehicular access).

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference: MG2(26)

3e - Please set out your representation below:

Proposals Map: The apparent continuation of Clos Llanfair into the site should be removed.

Constraints Map: The map should be annotated to indicate constraints on permitted access routes.

Site MG2(26)

We are of the opinion that the Deposit Plan cannot be considered to be sound in the absence of appropriate annotations imposing special constraints and conditions on the location, nature and use of specific access points and routes to and from the site.

In particular we believe that both permanent and temporary vehicular access, including during the construction phase of any future housing development, to and from the development site via Clos Llanfair should not be permitted. Hard- surfaced, permanently open access for pedestrians and pedal cyclists only should be permitted and indeed required there in the event of any such development.

The reasons for suggesting the imposition of this constraint are related to concern for the preservation of public amenity and protection of the special character of Clos Llanfair and of the village of Wenvoe (as briefly outlined below) and associated traffic and public safety considerations.

Clos Llanfair is a unique residential development planned on the model of a meandering street layout which serves both as an effective traffic calming device and as a scenic aid- presenting an ever-changing view of the houses which are arranged in an attractive non-linear layout with open frontages and planted gardens throughout.

However, the meandering carriageway results in short sight distances and where the street leads on via Walston Road past the church into the village, the road is narrow with no footpaths and the T-junction sight distances at the church are very sub-standard.

If Clos Llanfair were to be extended as a vehicular access to the proposed development site, there would be a significant increase in traffic to and from the village centre and beyond, especially at school opening and closing times, for which the road system along that route is completely unsuited.

Wenvoe Village has a well-defined centre where the local shop/post office, church, pub, school, library, community hall, village hall, church hall and public open spaces are all situated in close proximity to one-another. All of the houses now in Wenvoe are situated within easy walking distance of the centre and most are located within a leisurely 5 minute stroll of the principal amenities. None are more that about 10 minutes away. The new development however is entirely beyond the 5 minute zone and the furthest point is probably 12-15 minutes away. Walking in is still quite feasible and convenient but there will be an increased tendency for people to drive into the village, especially in inclement weather of for parents with small children in tow.

Representor ID and details: 3634/DP1 Mr L G & Mrs VMH Currie

There is a small private car park associated with the Wenvoe Arms Pub and space for 2 or 3 cars to park outside the local shop. There is also some scope for on-street parking but this is limited and already over-used by parents at school opening and closing times. The new development site is likely to accommodate residential housing which will increase the population of Wenvoe by up to above 50%. With this level of change it is essential to ensure that the new development will be harmoniously integrated into the village from the outset.

The suggested avoidance of vehicular access via Clos Llanfair is considered to be necessary for safety reasons. It is also highly desirable in the context of encouraging people to walk to the village centre with perhaps some health benefits and to better enjoy sharing its amenities without overwhelming the available parking facilities. Adequate provision for vehicular access to the development site can presumably be made from Port Road to the south of Wenvoe where a system of traffic light controls will undoubtedly be required.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3634/DP2 Mr L G & Mrs VMH Currie

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
14/03/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
49. Delivery and Implementation. . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to the west of Port Road, Wenvoe Site Reference: MG2 (26)

3e - Please set out your representation below:

With reference to site MG2(26): Land to the West of Port Road, Wenvoe, we submit that the plan is NOT SOUND insofar as it relies on the establishment of a safe and satisfactory highway link with the centre of Wenvoe village via Clos Llanfair, whereas it appears to us that:

A)The proposal would have an unacceptable adverse effect on the landscape, character and ambience of Clos Llanfair, and

B)Due to constraints imposed by its fixed geometric layout and other highway design factors outlined below, the route via Clos Llanfair is not safe and suitable for its projected purpose in the Plan and cannot be made so within the bounds of reasonable practicality.

Character and Landscape

Clos Llanfair was originally constructed about 18 years ago as a cul-de-sac or 'close' (hence 'Clos'). It contains 18 detached houses laid out in an attractive, apparently random fashion about a strongly meandering carriageway. This arrangement was intended and has proved to be an effective traffic-calming device, relying on short sight distances and sharp curvature to encourage very slow driving speeds. It is also intended to elicit a sense of 'arrival', enhanced by the driver's ever-changing view ahead as the vehicle negotiates the bends in the road, slowing to walking pace before stopping at his or her home. The differences in orientation of the houses are of benefit to the operation of effective 'neighbourhood watch' surveillance and tend to reinforce the special sense of community which defines the character and general ambience of the place.

This arrangement is highly successful but rare and not without a degree of historical value because recent design codes have tended to favour linked developments to the virtual exclusion of new culs-de-sac. If the LDP proposal were implemented it is not unreasonable to predict a resulting 10-fold increase in traffic and the prospect of vehicle tail-backs in Clos Llanfair and through the village, particularly at school opening and closing times with attendant air and noise pollution amounting to complete destruction of the present special character of the area.

To the drivers of these additional vehicles the meandering carriageway of Clos Llanfair would not be an end-of-journey indication of 'arriving home' but might possibly be regarded as a frustrating hindrance to be overcome en route. In the presence of sub-standard sighting distances, narrow roadways and increased traffic flows the safety risks are all too apparent.

Traffic Capacity and Safety

Quite apart from the considerations outlined above, it would clearly be unacceptable and indeed irresponsible to permit the street to be used as a traffic link or access corridor as envisaged in the LDP if appropriate highway safety standards cannot be fully provided and if the end result includes a perceived increase in public exposure to the risk of accident.

Representor ID and details: 3634/DP2 Mr L G & Mrs VMH Currie

The remainder of the projected traffic link to the village (via Walston Road, past the church into Old Port Road) is seriously substandard with a narrow carriageway width such that two vehicles cannot pass without one having to stop and wait for the other to proceed. This section has no footpaths and there are dangerously short sightlines at the T-junction with Old Port Road where the church's main entrance gates are situated. Appropriate modification of these features is difficult but not impossible provided the necessary land take is made available. However the fixed meandering carriageway alignment in Clos Llanfair poses an effective permanent limitation on the capacity of the road to safely serve the needs of any additional houses.

The LDP envisages a development of up to 150 houses on site MG2(26) and suggests the availability of traffic linkage with Wenvoe village via Clos Llanfair. It is understood that further access may be made available via a direct connection with Port Road (A4050), in which case it may be realistically assumed that the absolute minimum design standards applicable to Clos Llanfair in its projected new role may be taken as those appropriate to a standard 'access road' designed to serve the needs of up to 100 houses.

The following table, gleaned from the list of national and local highway standards given below, shows the required minimum values of key parameters needed to satisfy future safety requirements on this basis. The table also shows the actual values of these parameters presently provided in the street, illustrating the geometric deficiencies which render Clos Llanfair unsuitable for the purpose envisaged in the Plan.

	Existing (as built dimensions)	Required minimum (20mph access road)
Minimum road width generally	5.50m	5.50m
Extra widening on curves	0.10	0.50m
Min. curve radius	25.00m	60.00m
Min. forward visibility on carriageway	30.00m	45.00m
Min. footpath width each side	1.70m	2.00m

References

Cardiff Residential Design Guide 2008 Cardiff County
Manual for Streets Department for Transport
Design Bulletin 32 Department for Transport

Conclusions

Clos Llanfair was originally designed to standards appropriate for a modest cul-de-sac only. Its geometry is adequately suited to its present role but it does not comply with the minimum standards for safe operation as a full traffic 'access road' (standard road hierarchy terminology) as suggested in the Plan, nor is it able to be modified to suit that role within reasonable bounds of practicality. Permitting such use without prior compliance with the minimum standard requirements for safety would be dangerous to all users of the road and would predictably put lives at risk.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Page 141 reference to Clos Llanfair being available as potential link - reference to be removed (see representation).

In view of the virtually insurmountable nature of some of the above considerations and the fundamental importance of linkage to the viability and successful integration of any such future development, we feel obliged to advocate the complete removal of site MG2 (26) from the Development Plan.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by Representation ID No.)

Representor ID and details: 3635/DP1 T Morgan

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
27/02/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Yes C2 - Yes C3 - Yes C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2. MG2 Housing Allocation	Other - Please specify. . . . MG 2 (28)	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes

(If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No

(If "Yes", please give the Candidate Site Name and reference if known)

Site Name:

Site Reference:

3e - Please set out your representation below:

The proposed plan of 60 new houses would mean an increase of 40% to the current housing in this SMALL RURAL CONSERVATION village with at least an extra population of 120+ and up to 100 more vehicles. Roads into and around the village are narrow, dangerous and poorly (or rarely) maintained by the Vale of Glamorgan Council. The land identified with this proposed housing development nearly surrounds the village primary school and would further exacerbate the traffic problems which occur twice a day during the school year. Welsh Water/Dwr Cwyru has previously stated that the present village sewerage system is full and no further properties can be connected to it without an extensive upgrade or complete replacement scheme. Also, the land on this site falls into a valley into which all the ground and surf water drains down and often overflows into the Colwinston Brook – housing development on the land will not alleviate this discharge.

Appropriate small scale housing development in rural communities IS acceptable, but NOT this LARGE SCALE plan on a Greenfield site. This proposal is therefore ill considered, unsustainable, reckless and has no regard to the safety, well being and quiet enjoyment of the current village inhabitants.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Delete MG 2(28) completely.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3636/DP1 Mr M Brand

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
27/02/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2. . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

My objection relates to MG [28] Land to the Rear of St David'd Church in Wales Primary School, Colwinston.

This proposal would:

- Add massively to a small rural village. This would, in a single development, add nearly 40% to the size of the village.
- Attendant to this proposed increase would be increased traffic, overloading already busy minor country lanes
- The site is unsuitable because of major surface water flooding risks. There have been many instances of flooding in this area during prolonged precipitation
- The sewerage system for Colwinston is at capacity already
- Apart from general traffic problems, there is a specific access issue since the area around Colwinston school becomes very congested already at school daily opening and closing times. An unofficial one way system has been adopted to try and alleviate this, but with limited success. The addition of an access road to a major development would cause huge problems. "Local highway improvements will be required" as quoted in the proposal in the LDP, whilst an acknowledgement of the issue, does not begin to address what is probably an insoluble problem of major proportions.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I would like to see this aspect of the plan deleted, for the reasons above.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3637/DP1 Mrs P Codman

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/02/2012	M	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Letter	Unanswered

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

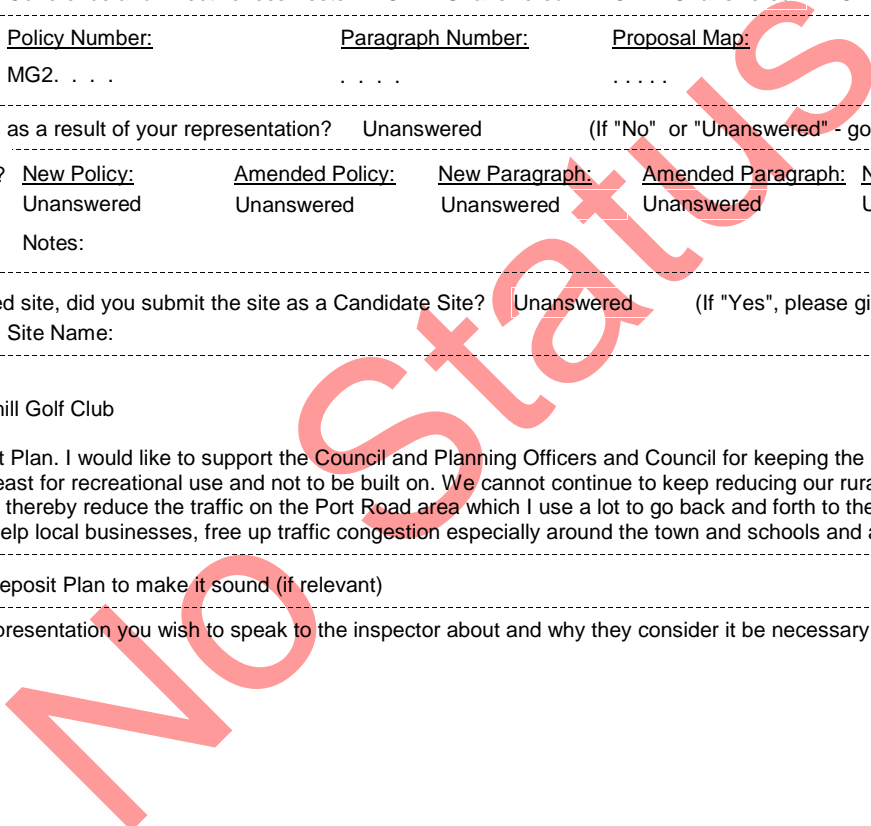
Site Name: Site Reference:

3e - Please set out your representation below:
Deposit Local Development Plan: Candidate Site at Brynhill Golf Club

I am writing with regard to the Deposit Local Development Plan. I would like to support the Council and Planning Officers and Council for keeping the site at Brynhill Golf Course outside the boundary for development and maintaining it as greenfield land, or at least for recreational use and not to be built on. We cannot continue to keep reducing our rural landscape. I would say however, that we do need to improve our links with the M4 along the five mile lane and thereby reduce the traffic on the Port Road area which I use a lot to go back and forth to the hospital. Also the road at the Merrie Harrier area is always a problem too. Surely improvement to these links would help local businesses, free up traffic congestion especially around the town and schools and also help our local businesses and airport link too.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3638/DP1 Mr J Codman

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/02/2012	M	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Letter	Unanswered

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:

Deposit Local Development Plan: Candidate Site at Brynhill Golf Course, and other Issues

I am writing to offer my support for the Deposit Local Development Plan.

Specifically, I support the Council and Planning Officers for not including the Candidate Site at Brynhill Golf Course. This has always been a recreational/greenfield site, and we must continue to preserve such areas. I commend you for keeping it outside the boundary for development. I would point out that with regard to the Deposit Plan, we are in dire need of better highway links for what seems to be our ever expanding requirement for housing and to support our local businesses. I believe specifically that the Five Mile Lane should be improved and linked to the M4. Surely this would improve links and make our airport more viable both for holiday makers and commercial businesses. Hopefully more use of this airport would reduce the charges made by it and therefore making it more competitive, it appears to me that it is the most expensive airport to fly from. We must make our airport at least as competitive as Bristol, our other nearest airport, which would in turn generate other supporting businesses to develop. One other point I would like to make - in the proposed housing developments is there going to be a requirement on developers to provide bungalows on them? It is paramount that such provision is made as there seems to be no provision for this type of housing in all recent developments in the area. With our ever growing elderly population who want to remain independent this must be paramount in preventing bed-blocking of hospitals and enabling people to live in dignity in their own homes.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3639/DP1 Miss S O'Leary

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Speak at hearing
04/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Speak at hearing

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Yes C2 - Yes C3 - Yes C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

. MG2 Housing Allocation

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No No Yes

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

I am concerned regarding the proposed site at Fort Road (2011-2026 MG2(16))for the following reasons:

1. The business of Lower Cosmeston Livery Yard , Lavernock Road would be catastrophically affected as the proposal would take 3/4 of the Farm's land. The farm provides livery for 30+ equines and is self sufficeint; using the proposed fields to make hay and also for summer turn out for the horses for 7 months of the year. There is also very very little livery available in the area, so horses that would move from the Farm due to the reduction of land wouldnt find alternative livery.
2. Lavernock Road is already an extremely busy road, the proposed site would mean additional traffic flow of 2 cars per proposed house.
3. There would be added danger to horse riders usinging Lavernock road due to the additional pressure of the additional cars, as the bridle path thru Cosmeston Lakes comes onto Lavernock Road and riders have to cross this road. there are at least 120 equines who use this bridle path and the additional traffic, on an already congested road would be extremely dangerous. A horse rider has already been hit whilst crossing the road.
- 4 There are no local amenaties in the area eg Doctors, Supermarkets, Schools within walking distance of the proposed site, therefore people would have to use their cars to get anywhere, further adding to the traffic volume.
5. Schools in Penarth are full, apart from one. there is also only one school covering Sully, which is also full to capacity, with children from 2 school years sharing classrooms.
- 6.The wildlife study was carried out in 2007/08, i believe this to now be out of date. On a daily basis you can see the beautiful foxes, hawks, buzzards, barn owls, bats, butterflies and moths as well as the stunning plantlife that call this proposed site their home. All of these habitats would be lost. In the fields behind Upper Cosmeston Drive (land on Lower Cosmeston Farm) you can see at least 4 fox dens in the one field, each spring you see the family of foxes with their babies playing in the fields.
7. Access for horses into the fields where the proposed site would be, would be shut off. Riders have been using these wonderful fields to access safe off road riding, which in this area of the Vale you are extremely hard pressed to find. Riders have been using these fields and the access path to it (opposite the entrance to Cosmeston Lakes) for over 2 decades. Even when the farmer was growing and maturing his crops Riders have been aloud to use this space. I believe that due to the amount of time riders have been using and accessing these fields that they now have a right of way to them, as a bylay bridleway, under the Wildlife and Country Side Act. if the proposed site were to go ahead this access would be lost and no alternative off road riding is available in the area to the 120+ equines.
8. There is only one doctors surgery in Sully.

Representor ID and details: 3639/DP1 Miss S O'Leary

9. As on 1 March 2012 there are currently 700+ homes for sale or let in Sully and Penrth with local estate agents. I find it difficult to understand how an additional 1100 homes are needed for the area when some houses, affordable too, have been sat on the market for over a year.

10. House prices of the existing homes in the area would depreciate due to the development work and that houses would have a building site in their backgarderns whilst the work is being carried out.

11. There are already plans for another 2000 homes to be built on the Waterfront Site, this traffic could also use Lavernock Road as a means to commute, further adding to the already congested traffic flow on the road.

12. The community in the houses around the site of Fort Road have an extremely strong sense of community spirit and this would be lost should these additional houses go ahead.

13. The area is deemed a local beauty spot, due to the views, history and also wildlife. In recent months, metal detectors have found cannon balls, shrapnel, medals and medallions in the fields on the proposed sites. If these houses were to go ahead all of this rich history and wildlife would be lost. It would be such a shame as recently Cosmeston Medieval Village has been disbanded and now will not have any more re-enactment days for the community and children to enjoy.

14. The proposed site is steeped in not only wildlife, plantlife, natural beauty but also history of the area, which is hard to find in the Vale of Glamorgan areas surrounding the proposed site.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I would like to see houses not being built on the MG2(16) site at Fort Road, due to the above reasons.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it necessary to speak at the hearing -

I would like to speak to the Inspector regarding the concerns I have raised and also in the capacity of Community Access and Bridleways Officer for the Vale of Glamorgan.

No Statute

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3640/DP1 Mr P Evans

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
23/02/2012	M	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Email	Unanswered

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG9.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Policy MG9 - Gypsy and Traveller site at Llangan

I wish to object to the above mentioned proposal.

Firstly, in my father's role as Chairman of West Glamorgan County Council in the mid 90's, he pushed the Council to fulfil their obligation to provide a traveller site near his own home in Briton Ferry.

In that process all legal and statutory procedures were followed.
The process of seeking a site at Llangan does not seem to have followed any such procedures.

I.e. Head of Llangan Primary School not consulted (with obvious repercussions to the school in numbers of pupils, as the school is already at capacity). Chief Fire Officer not consulted, especially with regards to the narrow lane access (nearest required four wheel appliance is Pencoed or Cowbridge- these appliances are notoriously slow). Pencoed is part time, an 8 minute drive, after a 4 minute attendance to station by local crew. Cowbridge is a day manning station, so would take longer at night to attend.

Unsustainability - at present there are 35 homes in Llangan, with just over 2 people per household. A traveller/gypsy caravan averaging over 4 people per unit, would approximately double the population, with the application for over 20 units.

No shops (Bonvilston site was rejected, because of a more than 1.6k distance to shop). Nearest doctor or dentist is 7.5k.
Llangan is poorly serviced for public transport.
I request that all legal and statutory procedures are followed in consideration of any application to provide a traveller/gypsy site in the Vale of Glamorgan.

Paul Evans

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3641/DP1 Dr Gerard & Mrs K Bates

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
05/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Email	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(16). MG2(25).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Plans for development at Fort Road, Lavernock and Swanbridge

We are writing as local residents to express our objections to proposed developments very close to our home.

We live in Upper Cosmeston Farm, our back garden is on Lavernock Road and we are both shocked and devastated to learn of proposals to build up to 1,100 houses near to us.

The environment in which we live offers the perfect balance between urban and rural. It is right on the edge of the Cardiff conurbation and as such provides a vital green wedge that is valuable to all citizens in the area. Lavernock Road is already a very busy route and there is considerable congestion at the Redlands Road / Merrie Harrier junction.

Planners must look at traffic levels at that junction at peak periods - how can they possible think that the residents of hundreds of new properties can get through there!!!!!!

If new houses are required then in the first instance much more needs to be done to renovate older properties and bring back into use those that are empty and / or derelict. After this full consideration needs to be given to brownfield sites – for example why is it taking months if not years to redevelop the site on the Penarth promenade which has been a dreadful eyesore for so long!

Green field developments must be avoided at all costs - especially where there are simply no viable transport options. Lavernock Road into Redlands Road and Merrie Harrier simply cannot take any more traffic - please be realistic about this.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3643/DP1 Mr S Wilmot

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
05/03/2012	M	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes: Section 8.13 page 130

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land at rear of Heol-Y-Felin Estate Site Reference: MG2 (15)

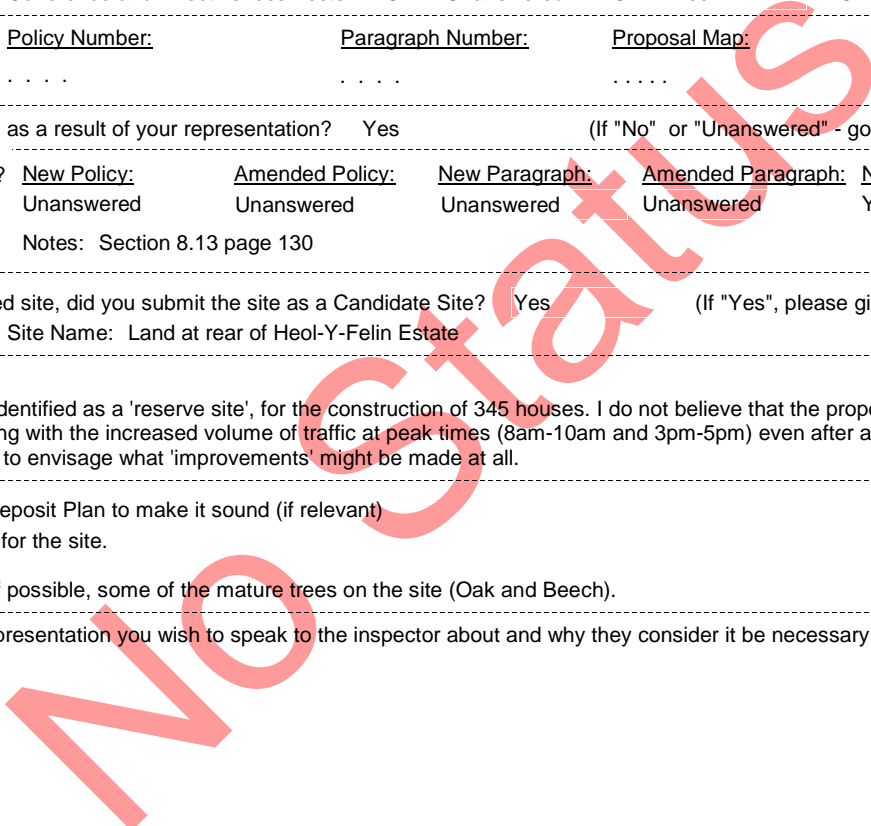
3e - Please set out your representation below:

Site MG2(15) as shown on the proposals map has been identified as a 'reserve site', for the construction of 345 houses. I do not believe that the proposed access to the site (via Lon-od-nant and Ham Lane East to its junction with Boverton Road) will be capable of coping with the increased volume of traffic at peak times (8am-10am and 3pm-5pm) even after any roadworks, alluded to in the plan. Indeed, since the proposed access runs through a built up area it is difficult to envisage what 'improvements' might be made at all.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

- 1) To reduce substantially the number of houses planned for the site.
- 2) To include an area of parkland on the site, to include, if possible, some of the mature trees on the site (Oak and Beech).

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3644/DP1 Mr G A Fox

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
06/03/2012	M	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Unanswered

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(14).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

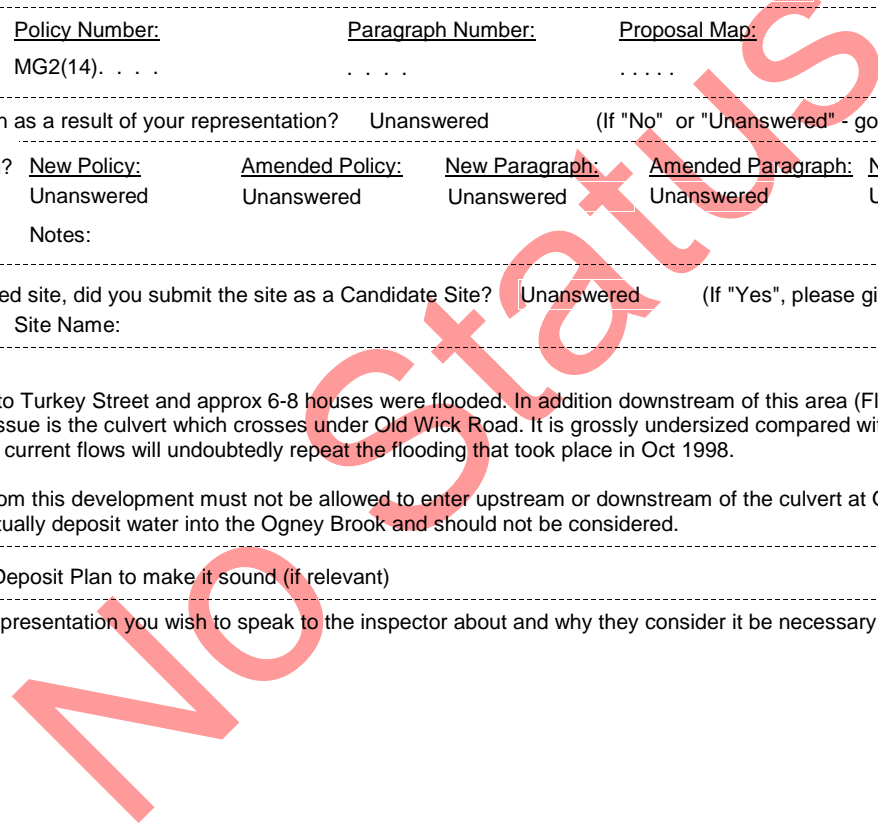
3e - Please set out your representation below:

In October 1998, Odney Brook broke its banks adjacent to Turkey Street and approx 6-8 houses were flooded. In addition downstream of this area (Flanders area) other properties were flooded or severly threatened. One of the key components of this flooding issue is the culvert which crosses under Old Wick Road. It is grossly undersized compared with the average cross section of Odney Brook, and it remains the same size since Oct 1998. Any additional water from current flows will undoubtedly repeat the flooding that took place in Oct 1998.

Therefore if MG2(14) becomes a reality, surface water from this development must not be allowed to enter upstream or downstream of the culvert at Old Wick Road/Turkey Street junction. Alternative ways must be engineered to prevent flooding. Soak aways will eventually deposit water into the Odney Brook and should not be considered.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3645/DP1 Mr P & Mrs D Cope

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
02/03/2012	M	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Examination

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - Yes CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
..... Housing Proposal MG2(15) Land to the rear of Nant-Yr-Adar, Heol-Y-Felin, Llantwit Major	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes: Proposal MG2(15) should be deleted from the Local Development Plan now

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
 VALE OF GLAMORGAN LOCAL DEVELOPMENT PLAN - LAND TO THE REAR OF NANT-YR-ADAR LLANTWIT MAJOR. HOUSING PROPOSAL MG2(15).

We confirm that we have viewed the plans and documents relating to your Council's Local Development Plan proposals, and the following are our specific preliminary objections and protests relating to the suggested residential development for 345 houses of land to the rear of Nant-yr-Adar, Ham Lane East, Llantwit Major.

1. A development of the scale proposed would have a massive and totally unacceptable impact on the amenities at present enjoyed by the residents of Nant-yr-Adar and Heol-y-Felin and indeed the whole of the housing development of which these roads form part.
2. The land which is proposed for development at present forms natural and pleasant countryside which we understand is included within the boundaries of the Glamorgan Heritage Coast, and which forms a strong natural green backcloth to existing development in this part of the town. The published documents actually describe the proposed development site as adjoining the Glamorgan Heritage Coast designated area which we believe is misleading.
3. To contemplate serving a development of the scale proposed by means of just one restricted and sub-standard vehicular access of Nant-yr-Adar, creating a potentially dangerous crossroads intersection, is quite frankly laughable, in highway safety and traffic terms.
4. The traffic generated by a development of the scale envisaged would have a massive impact on the adjoining housing development in terms of increased disturbance and vehicle usage and would have severe implications for public safety. In addition it would create immense and unacceptable difficulties on the adjacent road network, notably Ham Lane East and Boverton Road which are already overstretched and at times severely congested, because of the substantial traffic generated by the Comprehensive and Primary Schools, the Leisure Centre, and the Roman Catholic Church. The implications of such a large new development to the rear of Nant-yr-Adar in terms of highway and public safety would therefore be huge, totally unreasonable and unsustainable.
5. There is also the matter of the huge disruption to the local environment during construction operations which we understand could take place over several years, again raising fundamental issues of increased significant disturbance, loss of amenity and public and highway safety.
6. The construction of the proposed vehicular access to the development site, and the necessary associated bridgeworks over the Hoddnant Stream would involve the removal of a number of substantial trees which make a valuable contribution to the local environment, and would also impact detrimentally on the Hoddnant Stream valley, which again is an important and valuable landscape feature in this locality. Furthermore the Hoddnant Stream forms a clear and logical natural boundary to development in this part of the town and there is no apparent justification for extending new development beyond the stream.

Representor ID and details: 3645/DP1 Mr P & Mrs D Cope

7. The scale and extent of the development proposed would also have a significantly detrimental impact on the outlook and amenities at present enjoyed by residents on Bouvier Farm and other residential properties in the Boverton area and no doubt these residents will also be expressing deep concern about the proposed development. Furthermore, although no mention of this is made in the Local Development Plan Documents, we were told by officers at the local exhibition in Llantwit Major Town Hall that secondary vehicular access to the development site is now being advocated through the Bouvier Farm Estate. The plan documents are therefore misleading, and apart from such a proposed access being hopelessly inadequate in highway and traffic terms, such a proposal would create havoc and massive disturbance for the local residents.

8. In general terms, we remain to be convinced that Llantwit Major needs to absorb the scale of new development envisaged in the Local Development Plan, particularly bearing in mind the scale of new development which has occurred in the town in recent years, and other considerations such as the substantial scaling down of operations at RAF/MOD St Athan.

9. The plan identifies housing site MG2 (15) as a reserve site which will be brought forward for development if required. There is no explanation in the documentation as to what this actually means, and even if this land is only being considered for release towards the end of the plan period, it cannot be refuted that the Local Development Plan is firmly identifying this land now as a potential large scale housing site. This inevitably raises great concern for local residents and creates planning blight. Housing proposal MG2 (15) should therefore be deleted from the plan proposals now for the reasons stated above to eliminate uncertainty. In this context we enquired of officers at the local exhibition as to what stance the Council would take in the event of a planning application being submitted now for the residential development of the site. We were told that such an application would be refused on grounds of prematurity. This seems to us to raise a myriad of potential legal and planning issues, which can only be satisfactorily resolved by the deletion of the site from the Local Development Plan at this stage.

10. A full and detailed assessment needs to be made also of the potential impact such a large scale development would have on local services, particularly local educational and health facilities, which we strongly suspect are already severely overstretched.

11. The fact that the lower parts of the site are indicated as being within a potential flood zone must also raise serious doubts about the desirability of developing this land for housing. Furthermore there are suggestions locally that the land may contain features of archaeological interest which again may militate against the practical development of the site.

In our view, and we are certain that it is the view also of many local residents, to contemplate a new housing development of the scale proposed and in the location proposed, would be unsustainable, totally irresponsible and would be totally contrary to good and sensible environmental, highway and traffic planning. We think it is certain that a formal Residents' Group will be established quickly to fight this development in the strongest possible way, and we will do all we can to enlist the support of politicians both national and local.

Would you please confirm receipt of these representations and also confirm that our objections will be reported in full to your Council Cabinet when it considers the matter further before the Local Development Plan proposals are forwarded to the Welsh Government Planning Inspectorate.

We look forward to an early response.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Delete Housing Allocation MG2 (15) Land to the rear of Nant-yr-Adar. Heol-y-Felin, Llantwit Major

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Representations as per attached letter. To be given the opportunity of attending at the hearing will be the most effective way of ensuring that the Inspector is fully aware of the reasons why the development of this site, as proposed, is totally unsustainable and totally contrary to good and sound planning.

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3646/DP1 J Barker

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
02/04/2012	M	<input checked="" type="checkbox"/> 783	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Comment form	Examination

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Yes C2 - Yes C3 - Yes C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(16). MG2(16)	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Lavernock/Fort Road Site Reference: MG2(16)

3e - Please set out your representation below:
 VALE OF GLAMORGAN LOCAL DEVELOPMENT PLAN 2011 – 2026 REPRESENTATIONS ON PROPOSALS AFFECTING LAVERNOCK REF MG2 (16)

INTRODUCTION
 Tracey Drew (5 Shearwater Close, Penarth) and Jane Barker (3 Shearwater Close, Penarth) make the following representations on the above proposals (the Lavernock proposals) on behalf of ourselves and the following local residents, with their express authorisation, in support of our argument that site MG2 (16) should be deleted from the plan-

- David Stamper, Penarth
- Chris Williamson, Penarth
- Patricia Sweat, Penarth
- Christine Davies, Penarth
- Dorothy Joy James, Penarth
- Sheila Hartrey, Penarth
- Judy Searing, Penarth

Our representations refer to the proposals at Lavernock (MG2 (16)). However, we feel the proposals for residential developments at Swanbridge Road, Sully and Sully Road (near St Joseph's school) are also unsound, as they would make the traffic congestion worse along the limited routes into Penarth and Cardiff.

Our main objections to the LDP are based in the main on the following points, outlined in more detail below.

1. The consultation that the Vale of Glamorgan Council has undertaken has been inadequate and seriously flawed
2. The plan, particularly relating to the site in Lavernock, MG2 (16), to allow for development of 450 houses is not sound. It is not based on plausible evidence nor does it take into account current opinions of residents. As part of our representation we would like to include the views expressed by concerned people who signed a petition against the proposed plan. Throughout our representation we will refer to the petition and comments within it. A print out copy of the on-line petition is enclosed as are copies of a paper petition.

Consultation
 - In 2007 a group of stakeholders were invited to an event to decide on the general direction of future plans for the VOG. The groups were presented with a choice of five options and chose option 5 which concentrated the bulk of future development in the south east region of the VOG. It appears that no one was at this meeting representing Lavernock. The results of this event went on to form the basis of the pre-deposit LDP, which was subject to a six week public consultation in January/February 2008. The Welsh Government leaflet explaining LDPs states of the pre-deposit stage-

Representor ID and details: 3646/DP1 J Barker

'This is the most important stage for you and your community. This is your opportunity to put forward your views to the Local Planning Authority, and influence the plan they produce.'
Welsh Assembly Government - LDP Wales, Planning your community, A guide to Local Development Plans (LDP5) July 2006

However, the consultation for the pre-Deposit LDP appears to have gone ahead unnoticed by the vast majority of residents. During the consultation period, Jane and Tracey have spoken to over 200 residents in Lavernock and not one person had heard of the consultation for the Pre-deposit LDP, very few had heard of the LDP at all. This prompted us to leaflet all of the houses in the Lavernock Park estate giving them details of where they could see the plans.

- The Deposit LOP was not advertised widely in Penarth during the first 2 weeks of the consultation.
- 2 A4 sized notices were placed in the area, one within Lavernock Park estate, and the other at the bus stop at Cosmeston Farm Country Park, which disappeared after 3 days This may be within the statutory duties of the planning office but is not sufficient to inform over 600 households of plans that will have a detrimental effect on their lives over the next 15 years and beyond.
- The area of Lavernock and Cosmeston are used by the majority of residents in the larger Penarth community but they were not given notice of the scope of development proposed for Lavernock and Cosmeston.
- The Vale of Glamorgan only advertised the Deposit LDP consultation on their Twitter feed 2 weeks after the start of the consultation. This was after Tracey Drew requested it.
- The coverage of the Deposit LDP in the local press has been minimal and has not given a full account of the scope of the development.
- The notice delivered to all residents in the Lavernock area by Cllrs Sarah Sharpe and Anthony Ernest was incorrect in its information. They believed at the time that their information was correct but this still indicates that the VOG officers misinformed or failed to fully inform the councillors and thereby the public. This seems to be confirmed in the minutes of a council meeting held, when a motion was denied to give the councillors more time to examine the plans.
- The consultation process feels rushed, ill thought through and out of step with the Vale Council's own statements as to how the consultation should proceed. This could be due to the two delays suffered as a result of the civil suit brought by Persimmon
- People dependent on this land for commercial use and their income only became aware of the proposed change of use of the land through word of mouth. They were not informed by their landlord (Welsh Government) or the Vale of Glamorgan Council.
- Most importantly, the Summary of the Sustainability Assessment gives much more favourable assessment scores than the fuller, earlier version of the Sustainability Assessment. This oversight was admitted by a senior planning officer in an email to Miss Catrin Huws of Upper Cosmeston Farm.
- The site is also called Fort Road in the plans, even though the site is not in any way connected to Fort Road. These two facts have misled residents and stopped people from responding to the LDP in a fully informed manner.

Sustainability Appraisal

In addition to the above discrepancy in the Summary of the sustainability of the site, there are several other points that need to be questioned. From page 1713 and onward pages, there are several inaccuracies.

- SO2 the land is described as over grown and unused. This is not the case, the majority of the land is used for growing crops or as grazing land for horses from the livery yard.
- SO6 states that there are only small areas of surface water flooding in isolated areas affecting the site, however flooding on Lavernock Road along the site is frequent and causes major delays for traffic travelling from Barry to Penarth and Cardiff.
- SO9 the appraisal guidance notes states- 'The proposal will have a neutral or positive effect on biodiversity, landscape or nature conservation designation'. The appraisal does not mention the detrimental affect building on this land will have on the biodiversity and landscape.
- SO13 the development of the site could lead to loss of employment as the site is currently used for agriculture and the livery yard. If horse owners cannot ride their horses in this area, they will presumably not stable them in the livery yard.

Suitability of the site

Roads

- The site is proposed to have a primary exit/entrance via a new junction with Lavernock Rd Residents have shown concern that Lavernock Rd is already over used at peak times Parents have said they need to allow 30 or more minutes to drive their children to schools in Penarth (less than 2 miles away). All exit routes from Penarth (Redlands Rd and Windsor Rd) are subject to long delays at peak times, up to 60 minutes in queuing traffic.
- The stretch of road adjoining the proposed site is on a bend in Lavernock Rd Several accidents have occurred here in the years we have lived in the area.
- The roads in Penarth are in a terrible state with large potholes, rough surfaces, loose

Representor ID and details: 3646/DP1 J Barker

debris and crumbling edges. Extra traffic on the roads in Penarth would exacerbate these problems further. There doesn't appear to be anything in the plan to rectify this problem and there is no room for additional highways in the area.

- The local roads also become increasingly busy during periods of good weather and public holidays as people visit Cosmeston Country Park, Lavernock Point and travel through Lavernock to get to Sully and Barry Island.
- Nowhere in the LDP or supporting documents does it suggest the council have taken steps to assess the suitability of the road networks or undertaken a traffic survey.

Public Transport

- The area is currently serviced by infrequent buses and the nearest train station is 2 miles away. Again, this would result in the need for commuters to use their cars, putting additional stress on the overused road network.

Schools

- All of the primary schools in Penarth are 'over-subscribed' (comment from Education Dept, Vale Council) except Fairfield, the furthest primary school in Penarth from the proposed site. Over the last 3 years all primary schools have stretched to accommodate extra classrooms for twice as many reception pupils as in previous years. This rate of expansion is unsustainable as these pupils continue up through the school years.
- Residents in Sully are concerned that adding a further 450 households in Lavernock and possibly an additional primary school (speculation only) will restrict the catchment area of the High schools in Penarth to exclude pupils living in Sully.
- The proposed area is 1.5 miles from the nearest primary school (which is currently over-subscribed, with no plans to expand). This is a minimum of a 30 minute walk along a very busy road. We believe that this distance will prompt families to use cars rather than walk, cycle or use free/subsidised buses provided by the local authority which will have an increased cost to the tax payer and added pollution.

Wild life

- The proposed area is a known habitat to bats, voles, foxes, owls, rabbits and wild flowers.
- There is a number of hedgerows in the area with a diverse population of flora and fauna.
- The site is on the direct flight path and a staging post of migrating birds enroute to Cosmeston Nature Reserve.

Cliff erosion

- The Sustainability Analysis of the site raises concern over the erosion of the cliff top due to vibration from potential building work.
- Local anecdotal evidence tells of the cliff top eroding several meters in places over the last 20 years.
- There are no sea defenses from Forest Rd to Lavernock Point, making the cliff edge along this site particularly vulnerable.
- The cliff top walk, to the south of the proposed area, is well used by locals and visitors and forms part of the coastal paths around the Vale.
- A study in relation to cliff erosion, has suggested that increased traffic within the area would significantly add to the erosion problems.
- The coastal area around Lavernock and Penarth has huge cultural and historical significance.
- The proposed development will, given its cliff top location, be seen from the channel waters around Penarth, Lavernock and Sully even if there is a 50m buffer zone.

Tourism

- The proposed site is opposite the Medieval Village and Cosmeston Country Park- one of the biggest tourist attractions in the Vale of Glamorgan. Any noise from building works would be heard in Cosmeston Country Park and the development would spoil the view from several large areas along the most popular walks around the lakes for visitors. This would detract from the nature of the country park. At present, visitors to the park enjoy views of farmland.
- The coastal and Cliff Top walk are used by locals and visitors and form one of the boundaries of the proposed site.
- Marconi Holiday Village is very close to the proposed site and would be within earshot of any significant building works.
- Penarth Town is a popular destination for visitors to Cardiff and Cardiff Bay. Parking in Penarth is already difficult without additional cars from new dwellings. We have spoken with several business owners who categorically stated they do not want this development to go ahead. Their businesses already suffer from lack of parking in the town and it is felt that additional traffic will push more people to out of town shopping areas.
- St Mary Wells bay is within one mile of the proposed site, a popular holiday destination.
- Both St Mary Wells bay and Marconi Holiday Village have a transient population, many of whom stay on the sites for up to 10 months of the year in holiday homes, utilising the local roads and services.

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Mineral deposits

- The map of the proposed area shows mineral deposits within the site. Residents are concerned about disturbance of these minerals.

Old quarry

- Part of the site is a filled in quarry, described in the plan as 'special waste'. Residents are concerned about what has been buried in the site and if removal or disturbance of the site will pose a health risk or require specialist removal.

Flood waters

- Lavernock Rd, running along the site, is prone to surface flooding during heavy downfalls of rain. This often causes huge disruption to users of the road.

- Additional houses and roads will increase the surface water run off making the localised flooding worse and increasing disruption to local residents and the large number of commuters using the road.

Natural beauty

- The area proposed for building is a beautiful area appreciated by the houses around the boundaries and by the many dog walkers, horse riders and hikers who walk across it.

- Many visitors to Penarth who walk the paved cliff top walk are encouraged to explore further along the cliff top walk beyond the paved area because of the rural nature of the fields and hedgerows of the proposed site, linking eventually with Lavernock Point.

Village Identity

- The proposed site will push the boundaries of Lavernock / Penarth further towards Sully / Barry. The proposed site in Sully also pushes the boundary from the other side. Residents are very concerned that further building will reduce the green space between the two areas, lessening their distinct characters.

- Residents and visitors are very concerned about losing the unique character of Penarth as a peaceful town by the sea- the very reason we live here and visitors come here. Many residents have expressed their fears of Penarth merging with Cardiff and Barry; overdevelopment is a very common theme running throughout the comments in the petition.

Local Health Services

- Doctors' surgeries in Penarth are very crowded already, many patients having to wait weeks at times for an appointment (see comment in petition from Dr Jonathon Evans #42).

- Dentists in Penarth have also closed their registers for NHS patients. One resident remarked that she had to travel to Rhose to find a dentist.

- Llandough hospital is 3.5 miles away from the site but at peak times this can take up to 45 minutes to get to from Lavernock.

- The nearest A&E department is in the University Hospital of Wales. This is 8.5 miles away but from personal experience, can take over 1 hour to get there because of the delays getting out of Penarth due to traffic congestion.

Commercial use

- There is a livery yard next to the site that uses the fields within the site as summer grazing pastures and riding areas.

- The Marconi Holiday Village and Lavernock Point Caravan Park are within a short distance of the site.

- The site is 2 miles from the centre of Penarth; the site of local amenities. This is a 30 minute walk or a 5 minute car ride. The Sustainability Assessment carried out as part of the LDP states that residents of any new dwellings are more likely to use cars to get to Penarth. When speaking with Mr Marks, senior planning officer at a presentation of the plans at West House, he insisted that the walk into Penarth town centre is a 10 minute walk. This is wildly inaccurate and clearly demonstrates the planning office have not researched their facts. If other people have had the same conversation with Mr Marks they too will have been misinformed.

- The LDP suggests that the land is currently overgrown and not in use. This is completely wrong and demonstrates that the officers have not fully investigated the Site.

Additional Objections

- 10 years of building work, noise, traffic, disturbance, pollution, increased safety risks.

- Depreciation of house prices and flooding the market. There are currently 700+ properties for sale in Penarth, many of which have been for sale for several months.

This has prompted residents to ask if the large numbers of additional housing are really needed. Reading through the, far from accessible, information provided in addition to the LDP, there does not appear to be evidence for the numbers of additional dwellings.

Representor ID and details: 3646/DP1 J Barker

- Secondary access roads. Many residents of Lavernock Park estate and Upper Cosmeston Farm are concerned that secondary access roads for new developments will be attached to their estates causing greater difficulty exiting the estates during peak times, change of character of the roads(i e from cul-de- sac to through road) and additional danger and pollution.

Petition summary

- Please note that several local doctors have signed the petition on the grounds that their surgeries are already beyond capacity Similarly, several teachers have highlighted the issue of school places. Sully community council, our local councillors and our Assembly Member have signed the petition or written to us offering support. The petition has been signed by many local residents and by many people from around the world who have visited the area and are very concerned about the loss of beautiful green spaces and the unique identity of Lavernock and Penarth.

CONCLUSION

The consultation process was designed so that the Vale of Glamorgan could elicit the views and local knowledge of the people who know and live in the area. We hope that by providing this representation and a large number of views from locals and visitors on the petition we have offered sound evidence that residents feel the area cannot sustain another development of this size. This proposal is unsound for the reasons stated and we ask that the site MG2 (16) is removed from the LDP.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

We wish for the allocation of land for housing identified in Policy MG2 site 16 (Land at Fort Rd) deleted from the plan.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Due to the nature of the representations and the severity of the local objections to the allocation of site MG2(16) with the plan which we have outlined in our representations.

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3647/DP1 Ms Janet Bradley

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <input type="checkbox"/> Written
02/04/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
75. . . .	. . . .	. . . . MG2(26)	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land at the West of Port Road, Wenvoe Site Reference: 2568/CS1

3e - Please set out your representation below:
For my representation please see the Local Development Plan objection document by Herbert.R.Thomas attached.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
For my representation please see the Local Development Plan objection document by Herbert.R.Thomas attached.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

NO STAIRS

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by
Representation ID No.)

Representor ID and details: **3647/DP2** Ms Janet Bradley

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at the
06/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2. . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation?

(If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
No	No	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site?

(If "Yes", please give the Candidate Site Name and reference if known)

Site Name:

Site Reference:

3e - Please set out your representation below:

Development of land West of Port Road Wenvoe.

This is a small historic village with a good community spirit. The addition of more houses will spoil this atmosphere. There will be problems with spaces at the play and primary schools. The village will no longer have a rural tranquil feeling. The urban encroachment into open countryside will be a big detraction to our lives and a degradation of the area.

Traffic in this area is already a problem especially at peak periods. The large volume of existing traffic renders it very difficult to exit the village via the roundabout (at the police station) and this will intensify with the traffic not able to turn right from the new development onto Port Road. Also Culverhouse Cross will become a nightmare senario. Extending Clos Llanfair as a road link to the developement will be an unsafe plan. Residents have to reverse into the road from their garages and in some instances (no 10) this would be very dangerous due to the postion of the driveway. One would have to be near the middle of the road before being able to see in either direction. This road is narrow with very large bends and could become an alternative route through the village for traffic when Port Road becomes congested. This traffic would proceed passed the church where the road is even narrower and there are no pavemants on either side. This is a route walked by many villagers including children and horse riders and would be very dangerous.

The fields to be developed have a history of drainage problems. The gardens of houses in Clos Llanfair which have a boundry with them have had flash flooding and a small ditch has been dug by some residents to take the water away. More houses will mean more precipitation run off exasperating the problem.

The biodiversity of the area will be harmed. There are many birds, owls and woodpeckers nesting here. There are wild orchids in the fields and foxes have been seen in the area. The lovely view from the high point at the southern end across the valley to Wrinstone farm and the hills beyond will be lost.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

NO development

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3649/DP1 K Hort

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
07/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Yes C2 - Yes C3 - Yes C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

..... MG2 Housing Allocation

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No Yes Yes

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
I would like to raise the following points regarding the proposed development at Fort Road and in Sully: -

- The area of land you are proposing to take at Fort Road would seriously jeopardise the business at Lower Cosmeston Livery Yard, which houses 30+ equines and you are proposing to take at least 3/4 of this businesses grazing, which is needed all year for this business to survive. Also, there is very little, if any, alternative livery available in the Vale of Glamorgan surrounding areas. The off road riding that these fields provides to the local equine community - of over 120 equines in the area, is priceless and a vital asset to them, as Lavernock Road can be dangerous to the equestrian community at peak times, so much so that the Local Highways department commissioned an inspection of th e road in January 2012 and deemed it necessary for 'Caution Horse & Rider' signs to be put in place.
- If these houses go ahead, there will be at least an extra 2,000 cars using Lavernock Road, which is severely congested during rush in the mornings, and afternoon rush hours, as well as at school times. It can take up to 10 minutes to cross Lavernock Road at the junction with St Mary's Well Bay at present, this is before the proposed addition of 1100 houses, each with 2 cars. More cars would be on the road creating problems and more dangers for the local ramblers, cyclist and horse riders that use Lavernock road on a daily basis.
- Local amenities are not within walking distance of these proposed sites eg shops, doctors, schools. Therefore, a car would be needed to get to these places, meaning yet more traffic on the roads.
- Schools in the local seaside town of Penarth are full to capacity and Sully only has one school for the village, which has children from two year groups sharing a classroom. Each year Sully Primary School is over subscribed to. There is only one doctors surgery covering the whole of Sully.
- The wildlife from these fields, eswpecially the ones at Fort Road would be destroyed. I believe the reports on the wildlife and plant life to be out of date. Endangered birds are seen on a regular basis in these fields as well as barn owls, hawk, buzzards, butterflies, moths and the huge array of plantlife that would be destroyed.
- The area within these fields at Fort Road harbours a wealth of local history as metal detectors have found medals, cannon balls and medallions in these fields in recent months. All this would be lost if these houses were to go ahead.
- There are over 700 homes for rent or sale in the Sully and Penarth area as on March 2012. Some if these affordable housing, starting at £89,000. i can not understand the need for a further 1100 homes to be built. House prices on Cosmeston Drive and Upper Cosmestion drive would depreciate.
- There is a strong sense of community spirit in Fort Road, Lavernock and Sully and should these houses go ahead, this community spirit would be lost. The community has already lost the wonderful Medieval Site due to cutbacks, meaning that the younger generations now miss out. Local children have taken up metal detecting in the fields of these proposed sites.

Representor ID and details: 3649/DP1 K Hort

9. Both Penarth and Sully are beautiful seaside town and village, respectively. These proposed houses would lose the wonderful sence of community spirit and feeling of ruralness.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I would like this site not to be used for the above reasons.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3650/DP1 Mr N & Mrs E Martin

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
M	<input type="checkbox"/>	0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No No No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

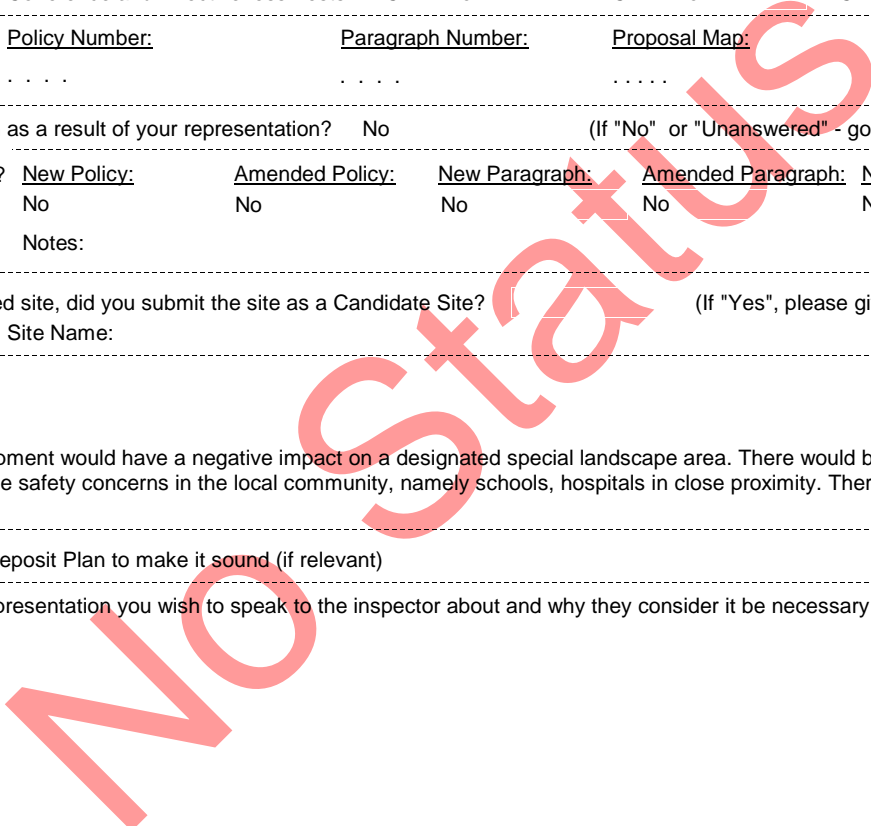
Site Name: Site Reference:

3e - Please set out your representation below:
Re Candidate Number 2407/CS1

We wish to support this for the following reasons: Development would have a negative impact on a designated special landscape area. There would be destruction of open space used for leisure purposes. There would be inferior road infrastructure. There would be safety concerns in the local community, namely schools, hospitals in close proximity. There would be a negative impact on ecological / environmental issues.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3651/DP1 P Lloyd

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
09/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Candidate No 2407/CSI

I support the current LDP in your decision to exclude Brynhill from the development plan. The grounds of support are:

- Development would have negative impact on a designated special landscape area
- There would be destruction of open space used for leisure purposes
- There would be inferior road infrastructure
- There would be safety concerns in the local community, namely schools, hospitals in close proximity
- There would be a negative impact on ecological/environmental issues

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3652/DP1 Mr D Nevens

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
09/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - Yes

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - Yes

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

MG2(13).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No No No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

For the last 40 years successive vale councils have promoted and /or approved totally unsuitable housing development in the Cowbridge/Llanblethian community council area, resulting in the destruction of the its unique character and blighting of its visual attractiveness. At the same time they have constantly failed to provide, develop or have even removed essential aspects of the supporting infrastructure and amenities to support such developments.

The council must first provide credible and independently endorsed evidence of the need to build 100 houses on the proposed St Athan Road site; since 2007 house purchase in CF71 has been considerably lower than previously, although it has never been very active; recent Land Registry figures show that during 2011 only 63 houses changed hands and many for sale have been on the market for up to 2 years or more. The council must define 'affordable housing' and how it is to be achieved ;there has been no evidence so far of any builder providing property which, for example, is suitable for the average first-time buyer in an area where house prices are amongst the highest in Wales.

The council must set out in detail impact and risk assessments on the provision of sewage disposal, roads, parking, footpaths, education, health, social and leisure amenities implicated by this proposed development.

In addition the proposed development and that for the Cattle Market and Cowbridge Sixth Form will increase rainwater runoff which will inevitably end up in the River Thaw. The current flood defences were not predicated on an additional 200 house within the floodplaine area and this will seriously increase the risk of flooding of properties again in both Cowbridge, and in particular Llanblethian.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

That this proposal for housing development on St Athan Road, the Cattle Market and Cowbridge Sixth Form block be deleted from the plan

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3653/DP1 Mr D Owen

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
09/03/2012	M	<input checked="" type="checkbox"/> 16	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - Yes

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No Yes No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
i am against the land of fort road (mg2 16) being used for building at all, my reasons are;

1. there is a livery yard with 36 equines that use the farm and most of the land in the plan for grazing and making hay for the yard, this plan takes away 3/4 of the land that is used.
 2. equines like routine and to be out as much as possible if plan goes ahead services at the yard will have to change dramatically which will probably end the business as the services we have at the moment are what the owners want.
 3. small things can upset equines in different ways completely changing a routine or having a building site next to them can greatly upset them causing problems with there behavior so which can result in problems with general dealing with them in hand and riding.
 4. the building will also bring polution that will affect the equines in the fields or in the stables they can be affected by dust easily which affects there health and then behavior.
 5. there is lots of traffic on lavernock road at all times of the day as it is now not with adding workers traffic and work vehicles of all shapes and sizes coming and going before the cars of the houses that are set to be built add to the congestion.
- also there is so much wildlife on this site;

1. at least 4 fox dens in the middle of the plan.
2. wild phesants live on the land
3. 2 buzzards nesting right next to the land who hunt on it.
4. evidence of owls useing the land and possibly living on it.
5. a lot of bats live on the land
6. toads have been seen on the land
7. recently more hawks have been seen using the land for hunting so probably nesting close to or even on the land
8. 1000s of migrating birds gather on and over these lands before leaving
9. countless rabbits live on the land.

most important to me is that my son who is 5 has pulmenary stinosis and needs an asmer pump at times as suffers most winters with a bad shortness of breath and is very weazey the polution that will be created by this build next to my home is veary worrying.

i will be adding a petition to this at a later date.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Representor ID and details: 3653/DP1 Mr D Owen

not to build on this planned site at all

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3654/DP1 Mr A Brinn

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
09/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No No No

Notes:

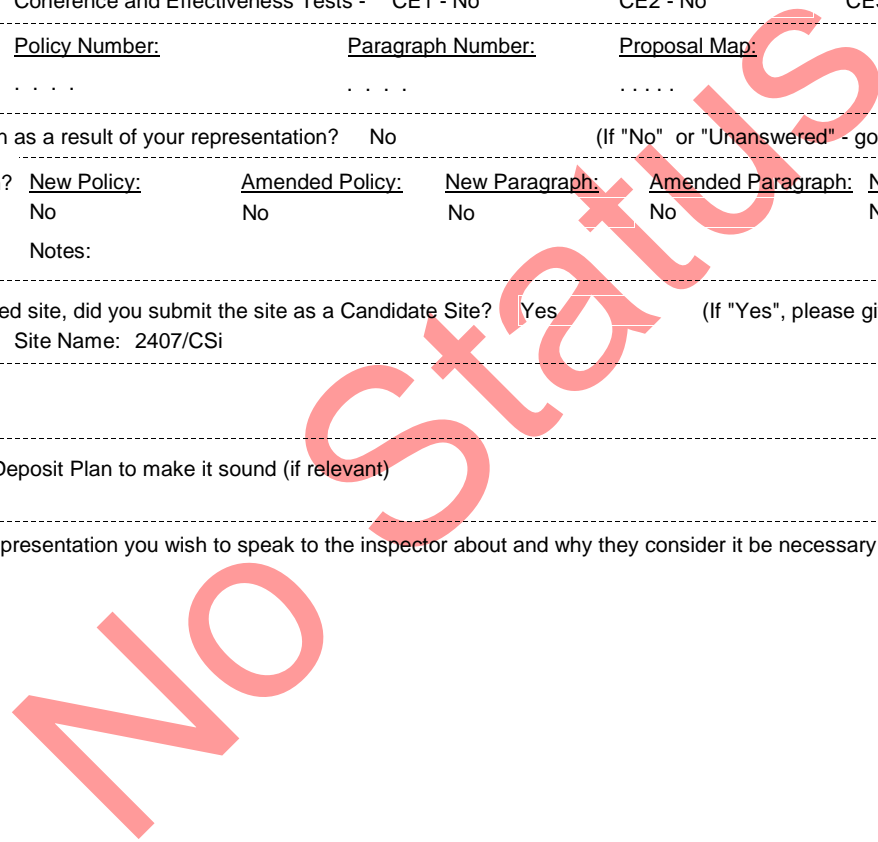
3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: 2407/CSi Site Reference: 2407/CSi

3e - Please set out your representation below:
No changes

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
No changes

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3655/DP1 Mr D A Roberts

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
11/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No No No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

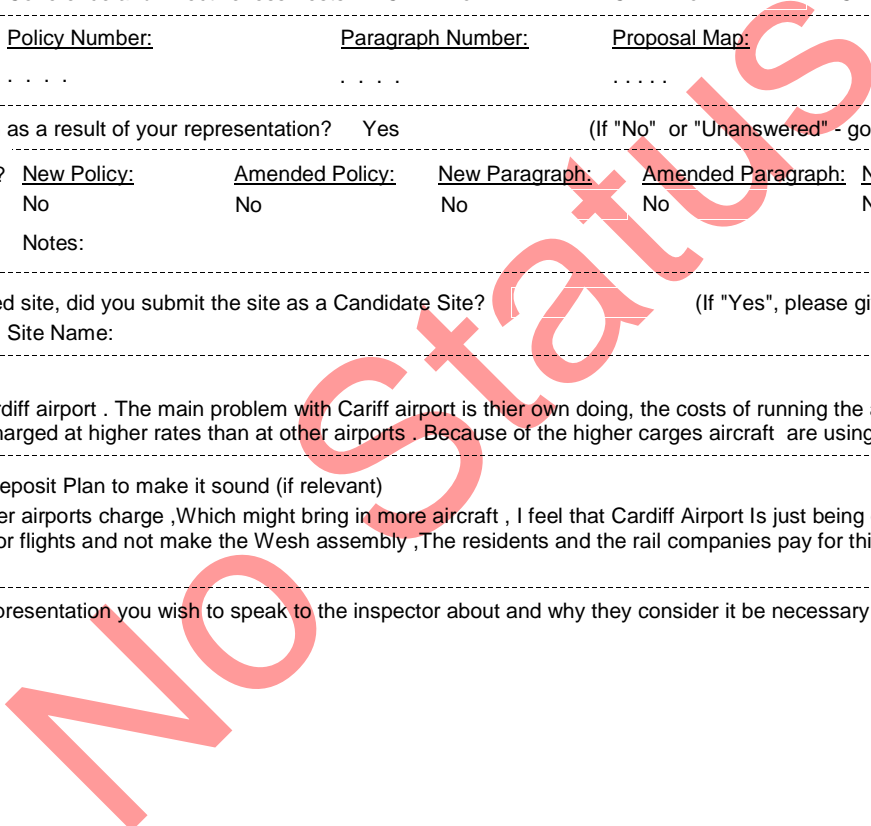
3e - Please set out your representation below:

I feel that To waste money on a rail spur will not help Cardiff airport . The main problem with Cariff airport is thier own doing, the costs of running the airport are far higher than other airports that the charges made against companies wishing to use the airport are charged at higher rates than at other airports . Because of the higher carges aircraft are using the airports with lower charges. .

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Make Cardiff Airport Charge Closer to the figures that other airports charge ,Which might bring in more aircraft , I feel that Cardiff Airport Is just being greedy.Even the charges for picking up and dropping off travelers is Discustingly high. Make the Airport compete for flights and not make the Wesh assembly ,The residents and the rail companies pay for thier own greed/. They are running a buisness that should be profitable not one for Wales but for them.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3656/DP1 N Leach

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
M	<input type="checkbox"/>	0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No No No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

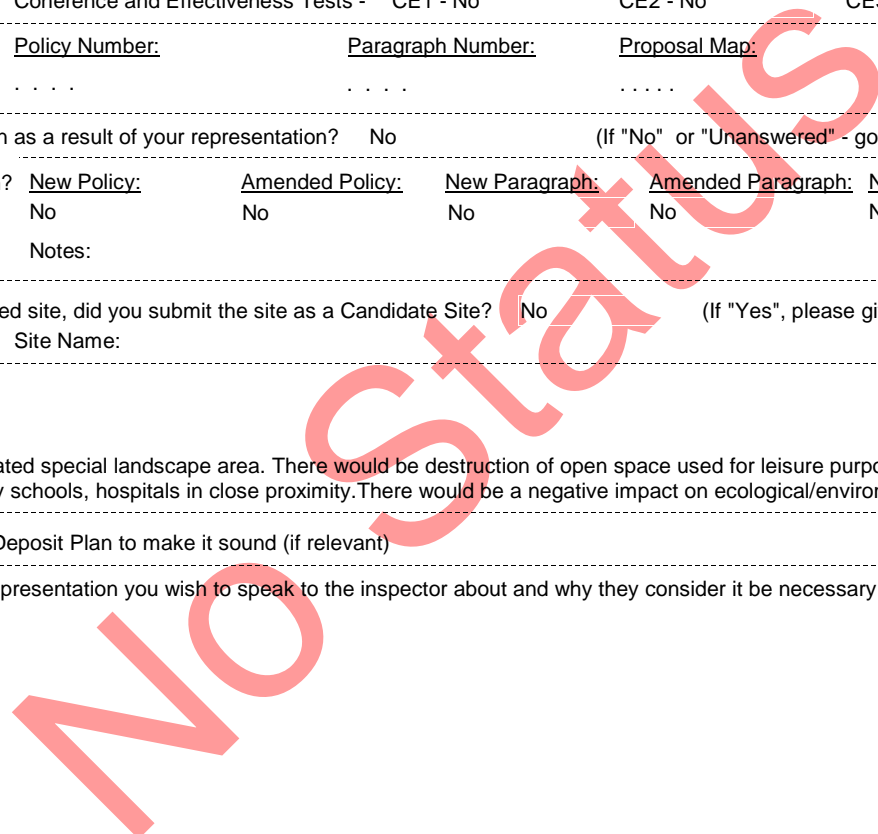
Site Name: Site Reference:

3e - Please set out your representation below:
 Grounds for support: of 2407/C are the following;

Development would have a negative impact on a designated special landscape area. There would be destruction of open space used for leisure purposes. There would be an inferior road infrastructure. There would be safety concerns in the local community, namely schools, hospitals in close proximity. There would be a negative impact on ecological/environmental issues.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3657/DP1 Master I Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
19/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG7. . . .	7.11 - Residential Allocation. . . .	MG2. . . .	.....	....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Chapel Road, Broughton, Wick Site Reference: 2690/CS1

3e - Please set out your representation below:

SUPPORT THIS SITE FOR INCLUSION INTO THE LDP ON THE FOLLOWING GROUNDS:-

- 1/ NATURAL PROGRESSION AND ROUNDING OFF IN THE AREA.
- 2/ WAS GRANTED PLANNING A WHILE AGO AND LAPSED SO SHOULD BE INCLUDED AS FAVORED THEN.
- 3/ ALL UTILITIED LOCALLY SITED SO LESS IMPACT IN THE AREA.
- 4/ THE SITE HAS ALREADY PROVIDED A BUS STOP TO PROMOTE AND ENHANCE SUSTAINABLE TRAVEL AND THUS REDUCE THE EFFECTS OF CLIMATE CHANGE.
- 5/WILL PROVIDE AN ATTRACTIVE DEVELOPEMENT THAT WILL ADD TO THE SPECIAL CHARACTER OF THE VILLAGE AND ENCOURAGE CONTROLLED GROWTH IN THE AREA.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

INCLUDE THIS SITE INTO THE LDP.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3657/DP2 Master I Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
19/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG7. . . .	7.33 - Design. . . .	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:

SUPPORT SITE 2690/CS1 CHAPEL ROAD BROUGHTON WICK TO BE INCLUDED INTO THIS LDP DEPOSIT PLAN 2012

REASONS:-

- 1/DOES ACCORD WITH ALL WALES SPATIAL PLAN AND LOCALLY THE SETTLEMENT HIERACHY REQUIREMENTS.
- 2/ IS A NATURAL PROGRESSION AND ROUNDING OFF TO THIS AREA AS SO SHOULD BE
- 3/ ALL SERVICES AND UTILITIES ARE CURRENTLY CLOSE BY.
- 4/ SUPPORTS SUSTAINABLE TRAVEL THUS REDUCING THE EFFECTS OF CLIMATE CHANGE IN THE AREA
- 5/ GAINED FULL DOMESTIC PLANNING APPROVAL A FEW YEARS AGO BUT LAPSED SO WAS INCLUDED THEN.
- 6/ WILL ENHANCE AND PROMOTE THE SPECIAL CHARACTER OF THE VILLAGE AND THUS SHOWN IN A MUCH SOUGHT AFTER AREA BY YOUNG PROFESSIONALS AND FAMILIES TO LIVE IN

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

PLEASE TAKE THE ABOVE INTO ACCOUNT TO INCLUDE/AMMEND AND ADJUST THESE POLICIES TO TAKE INTO ACCOUNT THIS SAID PARCEL OF LAND INTO THE AREA.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3657/DP3 Master I Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
21/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(28). . . .	7.11 - Residential Allocation. . . .	. . . .	. . . .	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No
Notes:					

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:

OBJECTIONS TO SITE MG2 (28) Candidate site no.2513/cs1 Land to the rear of st.david's school Colwinstone.

- 1/ UNACCEPTABLE SPORADIC DEVELOPMENT IN OPEN COUNTRYSIDE
- 2/ INTRUSTION INTO THE COUNTRYSIDE AND IMPACT ON THE SOUTHERN CONSERVATION AREA
- 3/CONSITUTES THE LOST OF A GREENFIELD SITE IN A LOCATION NOT CONSISTANT WITH THE SETTLEMENT PATTERN
- 4/ PLANNING PERMISSIONS REFUSED FOR THIS SITE IN RECENT YEARS ON VARIOUS GROUNDS, ACCESS ONE.
- 5/ UNDULY IMPACT ON INFERSTRUCTCHOR AND ROADS AS CURRENTLY IN URGENT NEED OF REPAIR WITH THE AMOUNT OF TRAFFIC AT PRESENT. 60 MORE HOUSES COULD RESULT IN 100 PLUS CARS AND SERVICE VEHICLES TO THE AREA.
- 6/ SEWERAGE SYSTEM WILL NOT COPE WITH THIS AMOUNT OF EXTRA INPUT. IT HAS HAD 3 MAJOR SYSTEM BREAKS IN THAT AMOUNT OF YEARS RESULTING STORM DISCHARGE FLAP DISCHARGES TO THE VILLAGE BROOK THUS RAISING CONSERNS TO ENVOIRNMENTAL AND PUBLIC HEALTH.
- 7/ENVOIRNMENTAL IMPACT AND GREEN WEDGE LOSS ALONG WITH ACCIENT PASTURE AND FLOWER MEADOW AND WATER HOLDING CAPACITIES AS IN A ZONE 3 AND C2 FLOOD RISK AREA. THAT SPREADS FROM THE A48 EASTERLY TO THE PROPERTY HEOL FAEN(MAJOR FLOOD WATER BUBBLING FROM INTERNAL FLOORS) ON TO AND ACROSS THIS AREA TO BEECH PARK(MR AND MRS NORTHMORE WAS ALSO FLOODED OUT) ON TO QUARRY HOUSE UNDER THERE TO KIRKBRAY (FLOODED OUT RECENT YEARS) AND PENLAN(FLOODED SIDE ROOMS RECENT YEARS) ON TO AND DOWN PAST THE VINES TO THE PARSONAGE(FLOODED SIDE PART RECENT YEARS) ONTO AND INTO THE VILLAGE BROOK.
- 8/IF AS ON PAGE 143/144 THE SCHOOL FIELD IS TAKEN THE VALE OF GLAMORGAN COUNCIL HAS AN INTEREST TO PROMOTE THIS SITE AS IF THIS SITE IN INCLUDED INTO THE LDP AND PLANNING GAINED THEY STAND TO GAIN A LAND VALUE UPLIFT OF OVER 33% AS A RANSON STRIP.
- 9/RECENT "GLAMORGAN GAZZETT" ARTICLES 1/3/2012 ABOUT THE FIND OF AN ACIENT IRON AGE FORT OVER 2000 YRS OLD CLOSE TO THE VILLAGE THUS RAISING GATT AND ARCHAEOLOGY AWARENESS IN THE AREA.

Representor ID and details: 3657/DP3 Master I Thomas

10/WILL NOT SUPPORT / OR ENHANCE ANY LOCAL FACILITY AS NO SHOPS THUS INCREASED CAR USE AND NOT SUSTAINABLE TRAVEL AFFECTING CLIMATE CHANGE

11/PUBLIC UTILITIES AND SERVICES STRECHED AS LACK VOLUME AND PRESSURE WITH WATER SUPPLIES AND ELECTRICAL DISRUPTIONS AND SUPPLIES.

12/ AS THE VILLAGE SCHOOL WILL BENIFET FROM THE EXTRA INTAKE THERE IS NO PROVISIONS IN THIS DEPOSIT PLAN TO UP GRADE OR EXPAND THE SCHOOL TO COPE WITH THIS. AS RECENT TRAFFIC SURVEYS BY PLANNING CONSULTANTS CONFIRM A MASSIVE PROBLEM AROUND THE SCHOOL AND SPEED UP EFFECTS AROUND OTHER PARTS OF THE VILLAGE ALSO. THIS SITE WILL DO NOTHING TO EASE THIS PROBLEM UNLIKE THE ALTERNATIVE SITE 2076/CS1 LAND OPPOSITE THE SCHOOL COLWINSTONE, THAT IS A NATURAL PROGRESSION AND ROUNDING OFF AND HENCE PLAN TO WIDEN AND DEAL WITH THIS URGENT PROBLEM AS IT HAS NO IMPACT OR INTRUSION INTO THE COUNTRYSIDE AND TASTEFUL WELL SPACED SORT AFTER SUSTAINABLE AND AFFORDABLE AND LOT LESS UNIT SPECIFICATIONS DENISITIES.

13/ THE REAR OF THE SCHOOL SITE HAS A NEGITIVE OR NEUTRAL IMPACT ON SUSTAINABILITY AND THERFORE FAILS THE SA AND HABITATES REPORTS.

14/WILL HAVE AN ADVERSE IMPACT ON THE SETTLEMENT HIERACHY AND CHARACTER OF COLWINSTONE

15/ WHAT'S STOPPING THE REST OF THE VILLAGE BEING INFILLED.

16/ WILL IMPACT ON THE HENDRE TO FORGE COTTAGE FOOTPATHS.

17/ NO RENEWABLE TECHKNOLIGIES OR DEVICES ARE TO BE INCORPORATED INTO THIS SITE THUS ACCERERATEING THE EFFECTS OF CLIMATE CHANGE.

18/ THE PLAN IS ALSO UNSOUND AS THE PAPERWORK AND FORMS TO MAKE OUR VEIWS COUNT IS UNDULY BURDENSOM , COMPLICATED AND TOTALALLY MISLEADING IN ITS REQUIRED VALIDATED REQUIRED FORMAT FOR THE AVERAGE PERSON.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

REMOVE THIS SITE FROM THE LDP AND INCLUDE THE MORE APPROPRIATE SITE 2076/CS1 LAND OPPOSITE THE SCHOOL COLWINSTONE AS THIS MEETS ALL THE REQUIRED CRITERIAS AND REQUIRMENTS IN THIS AREA

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3657/DP4 Master I Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
24/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Yes C2 - Yes C3 - Yes C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG7.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:

OBJECTIONS TO SITE MG2 (28) Candidate site no.2513/cs1 Land to the rear of st.david's school Colwinstone.

- 1/ UNACCEPTABLE SPORADIC DEVELOPMENT IN OPEN COUNTRYSIDE
- 2/ INTRUSTION INTO THE COUNTRYSIDE AND IMPACT ON THE SOUTHERN CONSERVATION AREA
- 3/CONSITUTES THE LOST OF A GREENFIELD SITE IN A LOCATION NOT CONSISTANT WITH THE SETTLEMENT PATTERN
- 4/ PLANNING PERMISSIONS REFUSED FOR THIS SITE IN RECENT YEARS ON VARIOUS GROUNDS, ACCESS ONE.
- 5/ UNDULY IMPACT ON INFERSTRUCTCHOR AND ROADS AS CURRENTLY IN URGENT NEED OF REPAIR WITH THE AMOUNT OF TRAFFIC AT PRESENT. 60 MORE HOUSES COULD RESULT IN 100 PLUS CARS AND SERVICE VEHICLES TO THE AREA.
- 6/ SEWERAGE SYSTEM WILL NOT COPE WITH THIS AMOUNT OF EXTRA INPUT. IT HAS HAD 3 MAJOR SYSTEM BREAKS IN THAT AMOUNT OF YEARS RESULTING STORM DISCHARGE FLAP DISCHARGES TO THE VILLAGE BROOK THUS RAISING CONCERNS TO ENVOIRNMENTAL AND PUBLIC HEALTH.
- 7/ENVOIRNMENTAL IMPACT AND GREEN WEDGE LOSS ALONG WITH ACCIENT PASTURE AND FLOWER MEADOW AND WATER HOLDING CAPACITIES AS IN A ZONE 3 AND C2 FLOOD RISK AREA. THAT SPREADS FROM THE A48 EASTERLY TO THE PROPERTY HEOL FAEN(MAJOR FLOOD WATER BUBBLING FROM INTERNAL FLOORS) ON TO AND ACROSS THIS AREA TO BEECH PARK(MR AND MRS NORTHMORE WAS ALSO FLOODED OUT) ON TO QUARRY HOUSE UNDER THERE TO KIRKBRAY (FLOODED OUT RECENT YEARS) AND PENLAN(FLOODED SIDE ROOMS RECENT YEARS) ON TO AND DOWN PAST THE VINES TO THE PARSONAGE(FLOODED SIDE PART RECENT YEARS) ONTO AND INTO THE VILLAGE BROOK.
- 8/IF AS ON PAGE 143/144 THE SCHOOL FIELD IS TAKEN THE VALE OF GLAMORGAN COUNCIL HAS AN INTEREST TO PROMOTE THIS SITE AS IF THIS SITE IN INCLUDED INTO THE LDP AND PLANNING GAINED THEY STAND TO GAIN A LAND VALUE UPLIFT OF OVER 33% AS A RANSON STRIP.
- 9/RECENT "GLAMORGAN GAZZETT" ARTICLES 1/3/2012 ABOUT THE FIND OF AN ACIENT IRON AGE FORT OVER 2000 YRS OLD CLOSE TO THE VILLAGE THUS RAISING GATT AND ARCHAEOLOGY AWARENESS IN THE AREA.
- 10/WILL NOT SUPPORT / OR ENHANCE ANY LOCAL FACILITY AS NO SHOPS THUS INCREASED CAR USE AND NOT SUSTAINABLE TRAVEL AFFECTING CLIMATE CHANGE

Representor ID and details: 3657/DP4 Master I Thomas

11/PUBLIC UTILITIES AND SERVICES STRECHED AS LACK VOLUME AND PRESSURE WITH WATER SUPPLIES AND ELECTRICAL DISRUPTIONS AND SUPPLIES.

12/ AS THE VILLAGE SCHOOL WILL BENIFET FROM THE EXTRA INTAKE THERE IS NO PROVISIONS IN THIS DEPOSIT PLAN TO UP GRADE OR EXPAND THE SCHOOL TO COPE WITH THIS. AS RECENT TRAFFIC SURVEYS BY PLANNING CONSULTANTS CONFIRM A MASSIVE PROBLEM AROUND THE SCHOOL AND SPEED UP EFFECTS AROUND OTHER PARTS OF THE VILLAGE ALSO. THIS SITE WILL DO NOTHING TO EASE THIS PROBLEM UNLIKE THE ALTERNATIVE SITE 2076/CS1 LAND OPPOSITE THE SCHOOL COLWINSTONE, THAT IS A NATURAL PROGRESSION AND ROUNDING OFF AND HENCE PLAN TO WIDEN AND DEAL WITH THIS URGENT PROBLEM AS IT HAS NO IMPACT OR INTRUSION INTO THE COUNTRYSIDE AND TASTEFUL WELL SPACED SORT AFTER SUSTAINABLE AND AFFORDABLE AND LOT LESS UNIT SPECIFICATIONS DENISITIES.

13/ THE REAR OF THE SCHOOL SITE HAS A NEGITIVE OR NEUTRAL IMPACT ON SUSTAINABILITY AND THERFORE FAILS THE SA AND HABITATES REPORTS.

14/WILL HAVE AN ADVERSE IMPACT ON THE SETTLEMENT HIERACHY AND CHARACTER OF COLWINSTONE

15/ WHAT'S STOPPING THE REST OF THE VILLAGE BEING INFILLED.

16/ WILL IMPACT ON THE HENDRE TO FORGE COTTAGE FOOTPATHS.

17/ NO RENEWABLE TECHKNOLIGIES OR DEVICES ARE TO BE INCORPORATED INTO THIS SITE THUS ACCERERATEING THE EFFECTS OF CLIMATE CHANGE.

18/ THE PLAN IS ALSO UNSOUND AS THE PAPERWORK AND FORMS TO MAKE OUR VEIWS COUNT IS UNDULY BURDENSOM , COMPLICATED AND TOTALALLY MISLEADING IN ITS REQUIRED VALIDATED REQUIRED FORMAT FOR THE AVERAGE PERSON.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

SUPPORT SITE 2076/CS1 LAND OPPOSITE SCHOOL COLWINSTONE

THIS SITE MEETS ALL THE CRITERIA THAT IS REQUIRED UNDER POLICY MG2 AND MG7 AND SUSTAINABILITY APPRIASALS REPORT FOR THIS AREA ALSO:-

1/ THIS DEVELOPMENT WILL HAVE A POSITIVE IMPACT ON SUSTAINABILITY

2/ FULLY MEETS ARE THE REQUIRED CRITERIAS OF THE REPORTS

3/ WILL SUPPLY A DEMAND FOR THIS TYPE OF HOUSING REQUIREMENTS UNLIKE THE MASS URBAN HOUSING ESTATE STYLE OF THE 2513/CS1 PROPOSED SITE IN THIS AREA.

4/ WILL PROMOTE AND ENHANCE LOCAL FACILITIES AS WILL FIT IN WELL WITH CURRENT DESIGNS /TYPE PROPERTIES IN THIS AREA

5/ SORT AFTER BY YOUNG PROFESSIONAL AND FAMILIES IN THE AREA AS REPORTED BY LOCAL ESTATE AGENTS.

6/ WILL MAKE ACCESS FOR ALL BETTER AS THIS SITE WILL MAKE A VARST IMPROVEMENT AND ROAD PATTERN ALTERATIONS AND WIDENING OUTSIDE AND AROUND THE VILLAGE SCHOOL THAT HAS BEEN CAMPAINING / PETITIONING FOR YEARS TO THE VILLAGE COMMUNITY AND VALE OF GLAMORGAN COUNCILS TO DO SOMETHING TO NO AVAIL.

7/WILL REDUCE THE EFFECTS OF CLIMATE CHANGE AS SUSTAINABLE/ ECO FRIENDLY, RENEWABLE TECHNOLOGY ARE TO BE INCORPORATED AT THISI SITE AND ALSO PROMOTE SUSTAINABLE TRAVEL AS THE VILLAGE BUS STOP CURRENTLY IS SITED OPPOSITE IT ALSO WITH THE ACROSS THE ROAD, SCHOOL LOCATION AND WALKING SCHOOL BUS DIRECTIVES ARE USED.

8/ NATURAL PROGRESSION AND ROUNDING OFF IN THE AREA.

9/ ALL MG2 REQUIREMENTS FULLFILLED AND ALSO MG7 CRITERIAS.

10/ ALL UTILITIES AND SERVICES ARE CURRENTLY THIS SIDE OF THE HIGHWAY BEING WATER, SEWERAGE AND TELEPHONE THUS LOW OR NO IMPACT ON CONNECTIONS OR SUPPLIES.

Representor ID and details: 3657/DP4 Master I Thomas

11/ CLASS 3 AGRI SOIL CLASSIFICATION AND VERY THIN SOIL OVER LIMESTONE THUS NO LOSS TO ARABLE PRODUCTIONS AS ON THE BED ROCK, AND BURNS UP IN SUMMER.

12/ THIS SITE HAS NO PAST PLANNING HISTORY OR EVER TURNED DOWN OR APPLIED FOR.

13/ THIS SITE IS NOT IN ANY CONSERVATION AREA OR SSSI OR HAS ANY RESTRICTIONS ON IT PLACED BY THE COUNCILS, AND THUS WILL NOT HAVE ANY IMPACT ON IT.

14/ NOT INTRUSION INTO OPEN COUNTRYSIDE AS ADJOINS THE VILLAGE SCHOOL TO THE EAST, VILLAGE HALL AND GROUNDS TO THE NORTH AND CURRENT HOUSING TO THE SOUTH.

15/ NOT IN ANY FLOOD OR WATER PROTECTION AREAS OR ZONES.

16/ THIS SITE SEEKS TO FORFILL THE SMALL, TASTEFUL, INKEEPING WELL SPACED PROPERTY HOUSING REQUIREMENTS THAT THE NATURAL PROGRESSION IN THE VILLAGE HAS ENJOYED OVER MANY YEARS, LIKE THE VINES, BEECH PARK, YEWTREE CLOSE, PUB HILL AND OTHER SITES OVER THE LAST 40 YRS AND IF IT WAS'NT FOR THIS PROGRESSION MANY WHO TAKE THIS WAY OF LIFE FOR GRANTED WOULD'NT HAVE BEEN ABLE TO DO.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Statute

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3657/DP5 Master I Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
25/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - Yes CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(28). . . .	7.11 - Residential Allocation. . . .	MG2. . . .	. . . .	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

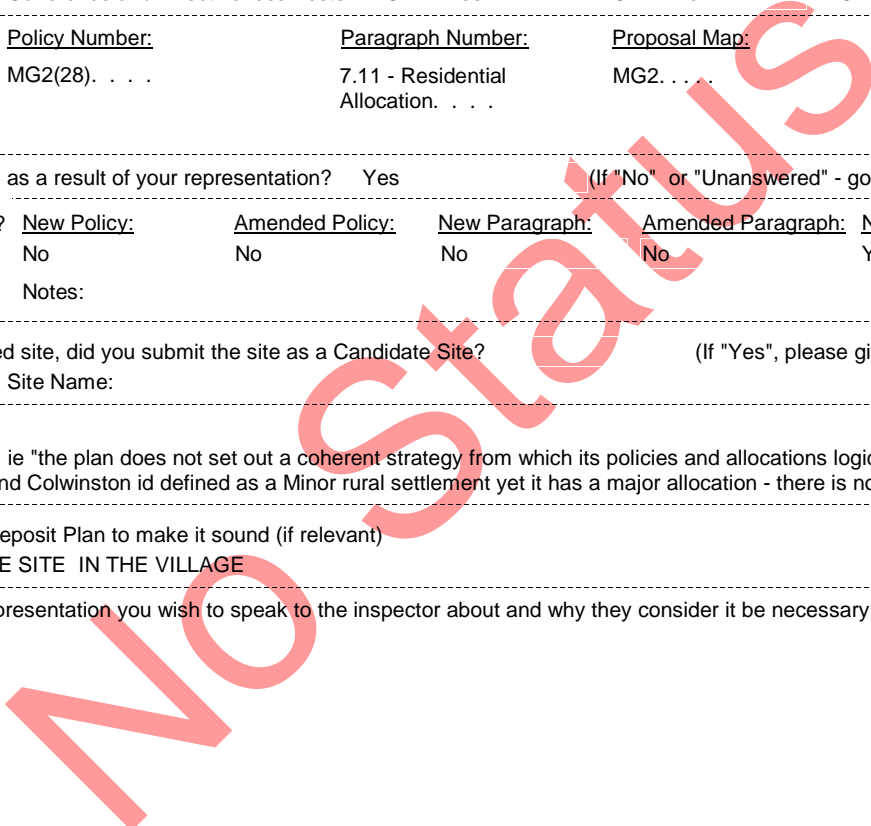
3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
 the inclusion of the site is contrary to soundness test CE1 ie "the plan does not set out a coherent strategy from which its policies and allocations logically flow....." The reason for this is that they have defined a settlement hierarchy for the purpose of directing growth and Colwinston id defined as a Minor rural settlement yet it has a major allocation - there is no logical flow to this.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
 DELETE THIS SITE AND ALOCATE THE ALTERNATIVE SITE IN THE VILLAGE

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3658/DP1 Miss A Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
24/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Yes C2 - Yes C3 - Yes C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

MG7.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No Yes No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

OBJECTIONS TO SITE MG2 (28) Candidate site no.2513/cs1 Land to the rear of st.david's school Colwinstone.

- 1/ UNACCEPTABLE SPORADIC DEVELOPMENT IN OPEN COUNTRYSIDE
- 2/ INTRUSTION INTO THE COUNTRYSIDE AND IMPACT ON THE SOUTHERN CONSERVATION AREA
- 3/CONSITUTES THE LOST OF A GREENFIELD SITE IN A LOCATION NOT CONSISTANT WITH THE SETTLEMENT PATTERN
- 4/ PLANNING PERMISSIONS REFUSED FOR THIS SITE IN RECENT YEARS ON VARIOUS GROUNDS, ACCESS ONE.
- 5/ UNDULY IMPACT ON INFERSTRUCTCHOR AND ROADS AS CURRENTLY IN URGENT NEED OF REPAIR WITH THE AMOUNT OF TRAFFIC AT PRESENT. 60 MORE HOUSES COULD RESULT IN 100 PLUS CARS AND SERVICE VEHICLES TO THE AREA.
- 6/ SEWERAGE SYSTEM WILL NOT COPE WITH THIS AMOUNT OF EXTRA INPUT. IT HAS HAD 3 MAJOR SYSTEM BREAKS IN THAT AMOUNT OF YEARS RESULTING STORM DISCHARGE FLAP DISCHARGES TO THE VILLAGE BROOK THUS RAISING CONCERNS TO ENVOIRNMENTAL AND PUBLIC HEALTH.
- 7/ENVOIRNMENTAL IMPACT AND GREEN WEDGE LOSS ALONG WITH ACCIENT PASTURE AND FLOWER MEADOW AND WATER HOLDING CAPACITIES AS IN A ZONE 3 AND C2 FLOOD RISK AREA. THAT SPREADS FROM THE A48 EASTERLY TO THE PROPERTY HEOL FAEN(MAJOR FLOOD WATER BUBBLING FROM INTERNAL FLOORS) ON TO AND ACROSS THIS AREA TO BEECH PARK(MR AND MRS NORTHMORE WAS ALSO FLOODED OUT) ON TO QUARRY HOUSE UNDER THERE TO KIRKBRAY (FLOODED OUT RECENT YEARS) AND PENLAN(FLOODED SIDE ROOMS RECENT YEARS) ON TO AND DOWN PAST THE VINES TO THE PARSONAGE(FLOODED SIDE PART RECENT YEARS) ONTO AND INTO THE VILLAGE BROOK.
- 8/IF AS ON PAGE 143/144 THE SCHOOL FIELD IS TAKEN THE VALE OF GLAMORGAN COUNCIL HAS AN INTEREST TO PROMOTE THIS SITE AS IF THIS SITE IN INCLUDED INTO THE LDP AND PLANNING GAINED THEY STAND TO GAIN A LAND VALUE UPLIFT OF OVER 33% AS A RANSON STRIP.
- 9/RECENT "GLAMORGAN GAZZETT" ARTICLES 1/3/2012 ABOUT THE FIND OF AN ACIENT IRON AGE FORT OVER 2000 YRS OLD CLOSE TO THE VILLAGE THUS RAISING GATT AND ARCHAEOLOGY AWARENESS IN THE AREA.
- 10/WILL NOT SUPPORT / OR ENHANCE ANY LOCAL FACILITY AS NO SHOPS THUS INCREASED CAR USE AND NOT SUSTAINABLE TRAVEL AFFECTING CLIMATE CHANGE

Representor ID and details: 3658/DP1 Miss A Thomas

11/PUBLIC UTILITIES AND SERVICES STRECHED AS LACK VOLUME AND PRESSURE WITH WATER SUPPLIES AND ELECTRICAL DISRUPTIONS AND SUPPLIES.

12/ AS THE VILLAGE SCHOOL WILL BENIFET FROM THE EXTRA INTAKE THERE IS NO PROVISIONS IN THIS DEPOSIT PLAN TO UP GRADE OR EXPAND THE SCHOOL TO COPE WITH THIS. AS RECENT TRAFFIC SURVEYS BY PLANNING CONSULTANTS CONFIRM A MASSIVE PROBLEM AROUND THE SCHOOL AND SPEED UP EFFECTS AROUND OTHER PARTS OF THE VILLAGE ALSO. THIS SITE WILL DO NOTHING TO EASE THIS PROBLEM UNLIKE THE ALTERNATIVE SITE 2076/CS1 LAND OPPOSITE THE SCHOOL COLWINSTONE, THAT IS A NATURAL PROGRESSION AND ROUNDING OFF AND HENCE PLAN TO WIDEN AND DEAL WITH THIS URGENT PROBLEM AS IT HAS NO IMPACT OR INTRUSION INTO THE COUNTRYSIDE AND TASTEFUL WELL SPACED SORT AFTER SUSTAINABLE AND AFFORDABLE AND LOT LESS UNIT SPECIFICATIONS DENISITIES.

13/ THE REAR OF THE SCHOOL SITE HAS A NEGITIVE OR NEUTRAL IMPACT ON SUSTAINABILITY AND THERFORE FAILS THE SA AND HABITATES REPORTS.

14/WILL HAVE AN ADVERSE IMPACT ON THE SETTLEMENT HIERACHY AND CHARACTER OF COLWINSTONE

15/ WHAT'S STOPPING THE REST OF THE VILLAGE BEING INFILLED.

16/ WILL IMPACT ON THE HENDRE TO FORGE COTTAGE FOOTPATHS.

17/ NO RENEWABLE TECHKNOLIGIES OR DEVICES ARE TO BE INCORPORATED INTO THIS SITE THUS ACCERERATEING THE EFFECTS OF CLIMATE CHANGE.

18/ THE PLAN IS ALSO UNSOUND AS THE PAPERWORK AND FORMS TO MAKE OUR VEIWS COUNT IS UNDULY BURDENSOM , COMPLICATED AND TOTALALLY MISLEADING IN ITS REQUIRED VALIDATED REQUIRED FORMAT FOR THE AVERAGE PERSON.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

SUPPORT SITE 2076/CS1 LAND OPPOSITE SCHOOL COLWINSTONE

THIS SITE MEETS ALL THE CRITERIA THAT IS REQUIRED UNDER POLICY MG2 AND MG7 AND SUSTAINABILITY APPRIASALS REPORT FOR THIS AREA ALSO;-

1/ THIS DEVELOPMENT WILL HAVE A POSITIVE IMPACT ON SUSTAINABILITY

2/ FULLY MEETS ARE THE REQUIRED CRITERIAS OF THE REPORTS

3/ WILL SUPPLY A DEMAND FOR THIS TYPE OF HOUSING REQUIREMENTS UNLIKE THE MASS URBAN HOUSING ESTATE STYLE OF THE 2513/CS1 PROPOSED SITE IN THIS AREA.

4/ WILL PROMOTE AND ENHANCE LOCAL FACILITIES AS WILL FIT IN WELL WITH CURRENT DESIGNS /TYPE PROPERTIES IN THIS AREA

5/ SORT AFTER BY YOUNG PROFESSIONAL AND FAMILIES IN THE AREA AS REPORTED BY LOCAL ESTATE AGENTS.

6/ WILL MAKE ACCESS FOR ALL BETTER AS THIS SITE WILL MAKE A VARST IMPROVEMENT AND ROAD PATTERN ALTERATIONS AND WIDENING OUTSIDE AND AROUND THE VILLAGE SCHOOL THAT HAS BEEN CAMPAINING / PETITIONING FOR YEARS TO THE VILLAGE COMMUNITY AND VALE OF GLAMORGAN COUNCILS TO DO SOMETHING TO NO AVAIL.

7/WILL REDUCE THE EFFECTS OF CLIMATE CHANGE AS SUSTAINABLE/ ECO FRIENDLY, RENEWABLE TECHNOLOGY ARE TO BE INCORPORATED AT THISI SITE AND ALSO PROMOTE SUSTAINABLE TRAVEL AS THE VILLAGE BUS STOP CURRENTLY IS SITED OPPOSITE IT ALSO WITH THE ACROSS THE ROAD, SCHOOL LOCATION AND WALKING SCHOOL BUS DIRECTIVES ARE USED.

8/ NATURAL PROGRESSION AND ROUNDING OFF IN THE AREA.

9/ ALL MG2 REQUIREMENTS FULLFILLED AND ALSO MG7 CRITERIAS.

10/ ALL UTILITIES AND SERVICES ARE CURRENTLY THIS SIDE OF THE HIGHWAY BEING WATER, SEWERAGE AND TELEPHONE THUS LOW OR NO IMPACT ON CONNECTIONS OR SUPPLIES.

11/ CLASS 3 AGRI SOIL CLASSIFICATION AND VERY THIN SOIL OVER LIMESTONE THUS NO LOSS TO ARABLE PRODUCTIONS AS ON THE BED ROCK, AND BURNS UP IN SUMMER.

Representor ID and details: 3658/DP1 Miss A Thomas

12/ THIS SITE HAS NO PAST PLANNING HISTORY OR EVER TURNED DOWN OR APPLIED FOR.

13/ THIS SITE IS NOT IN ANY CONSERVATION AREA OR SSSI
OR HAS ANY RESTRICTIONS ON IT PLACED BY THE COUNCILS, AND THUS WILL NOT HAVE ANY IMPACT ON IT.

14/ NOT INTRUSION INTO OPEN COUNTRYSIDE AS ADJOINS THE VILLAGE SCHOOL TO THE EAST, VILLAGE HALL AND GROUNDS TO THE NORTH AND CURRENT HOUSING TO THE SOUTH.

15/ NOT IN ANY FLOOD OR WATER PROTECTION AREAS OR ZONES.

16/ THIS SITE SEEKS TO FORFILL THE SMALL, TASTEFUL, INKEEPING WELL SPACED PROPERTY HOUSING REQUIREMENTS THAT THE NATURAL PROGRESSION IN THE VILLAGE HAS ENJOYED
OVER MANY YEARS, LIKE THE VINES, BEECH PARK, YEWTREE CLOSE , PUB HILL AND OTHER SITES OVER THE LAST 40 YRS AND IF IT WAS'NT FOR THIS PROGRESSION MANY WHO TAKE
THIS WAY OF LIFE FOR GRANTED WOULD'NT HAVE BEEN ABLE TO DO.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Statute

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3658/DP2 Miss A Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
21/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(28). . . .	7.11 - Residential Allocation. . . .	MG2. . . .	. . . .	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:

OBJECTIONS TO SITE MG2 (28) Candidate site no.2513/cs1 Land to the rear of st.david's school Colwinstone.

- 1/ UNACCEPTABLE SPORADIC DEVELOPMENT IN OPEN COUNTRYSIDE
- 2/ INTRUSTION INTO THE COUNTRYSIDE AND IMPACT ON THE SOUTHERN CONSERVATION AREA
- 3/CONSITUTES THE LOST OF A GREENFIELD SITE IN A LOCATION NOT CONSISTANT WITH THE SETTLEMENT PATTERN
- 4/ PLANNING PERMISSIONS REFUSED FOR THIS SITE IN RECENT YEARS ON VARIOUS GROUNDS, ACCESS ONE.
- 5/ UNDULY IMPACT ON INFERSTRUCTCHOR AND ROADS AS CURRENTLY IN URGENT NEED OF REPAIR WITH THE AMOUNT OF TRAFFIC AT PRESENT. 60 MORE HOUSES COULD RESULT IN 100 PLUS CARS AND SERVICE VEHICLES TO THE AREA.
- 6/ SEWERAGE SYSTEM WILL NOT COPE WITH THIS AMOUNT OF EXTRA INPUT. IT HAS HAD 3 MAJOR SYSTEM BREAKS IN THAT AMOUNT OF YEARS RESULTING STORM DISCHARGE FLAP DISCHARGES TO THE VILLAGE BROOK THUS RAISING CONSERNS TO ENVOIRNMENTAL AND PUBLIC HEALTH.
- 7/ENVOIRNMENTAL IMPACT AND GREEN WEDGE LOSS ALONG WITH ACCIENT PASTURE AND FLOWER MEADOW AND WATER HOLDING CAPACITIES AS IN A ZONE 3 AND C2 FLOOD RISK AREA. THAT SPREADS FROM THE A48 EASTERLY TO THE PROPERTY HEOL FAEN(MAJOR FLOOD WATER BUBBLING FROM INTERNAL FLOORS) ON TO AND ACROSS THIS AREA TO BEECH PARK(MR AND MRS NORTHMORE WAS ALSO FLOODED OUT) ON TO QUARRY HOUSE UNDER THERE TO KIRKBRAY (FLOODED OUT RECENT YEARS) AND PENLAN(FLOODED SIDE ROOMS RECENT YEARS) ON TO AND DOWN PAST THE VINES TO THE PARSONAGE(FLOODED SIDE PART RECENT YEARS) ONTO AND INTO THE VILLAGE BROOK.
- 8/IF AS ON PAGE 143/144 THE SCHOOL FIELD IS TAKEN THE VALE OF GLAMORGAN COUNCIL HAS AN INTEREST TO PROMOTE THIS SITE AS IF THIS SITE IN INCLUDED INTO THE LDP AND PLANNING GAINED THEY STAND TO GAIN A LAND VALUE UPLIFT OF OVER 33% AS A RANSON STRIP.
- 9/RECENT "GLAMORGAN GAZZETT" ARTICLES 1/3/2012 ABOUT THE FIND OF AN ACIENT IRON AGE FORT OVER 2000 YRS OLD CLOSE TO THE VILLAGE THUS RAISING GATT AND ARCHAEOLOGY AWARENESS IN THE AREA.

Representor ID and details: 3658/DP2 Miss A Thomas

10/WILL NOT SUPPORT / OR ENHANCE ANY LOCAL FACILITY AS NO SHOPS THUS INCREASED CAR USE AND NOT SUSTAINABLE TRAVEL AFFECTING CLIMATE CHANGE

11/PUBLIC UTILITIES AND SERVICES STRECHED AS LACK VOLUME AND PRESSURE WITH WATER SUPPLIES AND ELECTRICAL DISRUPTIONS AND SUPPLIES.

12/ AS THE VILLAGE SCHOOL WILL BENIFET FROM THE EXTRA INTAKE THERE IS NO PROVISIONS IN THIS DEPOSIT PLAN TO UP GRADE OR EXPAND THE SCHOOL TO COPE WITH THIS. AS RECENT TRAFFIC SURVEYS BY PLANNING CONSULTANTS CONFIRM A MASSIVE PROBLEM AROUND THE SCHOOL AND SPEED UP EFFECTS AROUND OTHER PARTS OF THE VILLAGE ALSO. THIS SITE WILL DO NOTHING TO EASE THIS PROBLEM UNLIKE THE ALTERNATIVE SITE 2076/CS1 LAND OPPOSITE THE SCHOOL COLWINSTONE, THAT IS A NATURAL PROGRESSION AND ROUNDING OFF AND HENCE PLAN TO WIDEN AND DEAL WITH THIS URGENT PROBLEM AS IT HAS NO IMPACT OR INTRUSION INTO THE COUNTRYSIDE AND TASTEFUL WELL SPACED SORT AFTER SUSTAINABLE AND AFFORDABLE AND LOT LESS UNIT SPECIFICATIONS DENISITIES.

13/ THE REAR OF THE SCHOOL SITE HAS A NEGITIVE OR NEUTRAL IMPACT ON SUSTAINABILITY AND THERFORE FAILS THE SA AND HABITATES REPORTS.

14/WILL HAVE AN ADVERSE IMPACT ON THE SETTLEMENT HIERACHY AND CHARACTER OF COLWINSTONE

15/ WHAT'S STOPPING THE REST OF THE VILLAGE BEING INFILLED.

16/ WILL IMPACT ON THE HENDRE TO FORGE COTTAGE FOOTPATHS.

17/ NO RENEWABLE TECHKNOLIGIES OR DEVICES ARE TO BE INCORPORATED INTO THIS SITE THUS ACCERERATEING THE EFFECTS OF CLIMATE CHANGE.

18/ THE PLAN IS ALSO UNSOUND AS THE PAPERWORK AND FORMS TO MAKE OUR VEIWS COUNT IS UNDULY BURDENSOM , COMPLICATED AND TOTALALLY MISLEADING IN ITS REQUIRED VALIDATED REQUIRED FORMAT FOR THE AVERAGE PERSON.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

THIS SITE IS NOT REQUIRED IN THE VILLAGE SO SHOULD BE DELETED AS ABOVE. THE CORRECT SITE FOR THE VILLAGE FOR FUTURE HOUSING NEEDS IS SITE 2076/CS1 LAND OPPOSITE THE SCHOOL COLWINSTONE AS MEETS ALL CRITERIAS AND RECCOMMENDATIONS AND IS THE PREFERRED OPTION AND CHOICE IN COLWINSTONE

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3658/DP3 Miss A Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
19/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Yes C2 - Yes C3 - Yes C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG7. . . .	7.33 - Design. . . .	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

THE SITE 2690/CS1 CHAPEL ROAD BROUGHTON WICK SHOULD BE INCLUDED INTO THIS POLICY AND PLAN FOR THESE REASONS:-

- 1/ IT DOES ACCORD TO ALL POLICIES OF THE WALES SPATIAL PLANS AND ALL LOCAL SETTLEMENT HIERACHY RULES.
- 2/ IT IS A NATURAL PROGRESSION AND ROUNDING OFF FOR THE AREA.
- 3/ ALREADY PROVIDES THE MUCH USED AND NEEDED VILLAGE BUS STOP AND BUS TRANSPORT TO THE AREA,THUS REDUCING THE EFFECTS AND ATRIBUTEDS TO CLIMATE CHANGE .
- 4/ DID HAVE FULL PLANNING APPROVAL A WHILE AGO SO SHOULD BE TAKEN NOTE OF AS WAS INCLUDED INTO THE BOUNDARY THEN.
- 5/ WILL NOT CAUSE ANY DISTURBANCE TO LOCAL RESIDENTS IN THE SUPPLY OF THE SERVICES AND UTILITIES AS ALL ARE CURRENTLY CLOSE OR BY THE SITE.
- 6/ ALREADY HAS GOOD ACCESS AND CURTILAGE. MEETING ALL VISABILITY REQUIREMENTS.
- 7/ MUCH SOUGHT AFTER AND NEED HOSEING LOCALLY FOR FAMILIES AND YOUNGE PROFESSIONALS.
- 8/ WILL ENHANCE AND PROMOTE ALL THE SPECIAL QUALITIES AND CHARACTER OF THE AREA.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

TO LOOK INTO AND TAKE ALL OF THE ABOVE INTO ACCOUNT AND INCLUDE INTO MG2 AND MG7 TO MAKE IT SOUND.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by Representation ID No.)

Representor ID and details: 3658/DP4 Miss A Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
19/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
Managing Growth. . . .	7.11 - Residential Allocation. . . .	MG2. . . .	.....	....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Chapel Road, Broughton, Wick Site Reference: 2690/CS1

3e - Please set out your representation below:

SUPPORT INCLUSION OF THIS SITE INTO THE LDP BECAUSE;-

- 1/ NATURAL PROGRESSION AND ROUNDING OFF IN THE AREA.
- 2/ GRANTED PLANNING PERMISSION YEARS AGO BUT LAPSED SO WAS PASSED THEN SO SHOULD STILL BE INCLUDED NOW.
- 3/ ALL SERVICES CURENTLY HERE AND ALL UTILITIES ALSO THUS NO DEVELOPEMENT IMPACT FOR RESIDENTS.
- 4/ THIS SITE HAS KINDLY PROVIDED SUSTAINABLE TRAVEL ARRANGEMENTS FOR THE VILLAGE SO HELPING TO REDUCE THE EFFECTS OF CLIMATE CHANGE.
- 5/ WILL NOT DETRACT FROM THE SPECIAL CHARACTER OF THE AREA .
- 6/ PROVIDE AS REQUIRED HOUSING STOCK FOR FAMILIES AND YOUNG PROFESSIONALS IN THE AREA.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

CHANGES MADE FOR THIS SITE TO BE INCLUDED IN THIS LDP.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3658/DP5 Miss A Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
25/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - Yes CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(28). . . .	7.11 - Residential Allocation. . . .	. . . .	. . . .	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

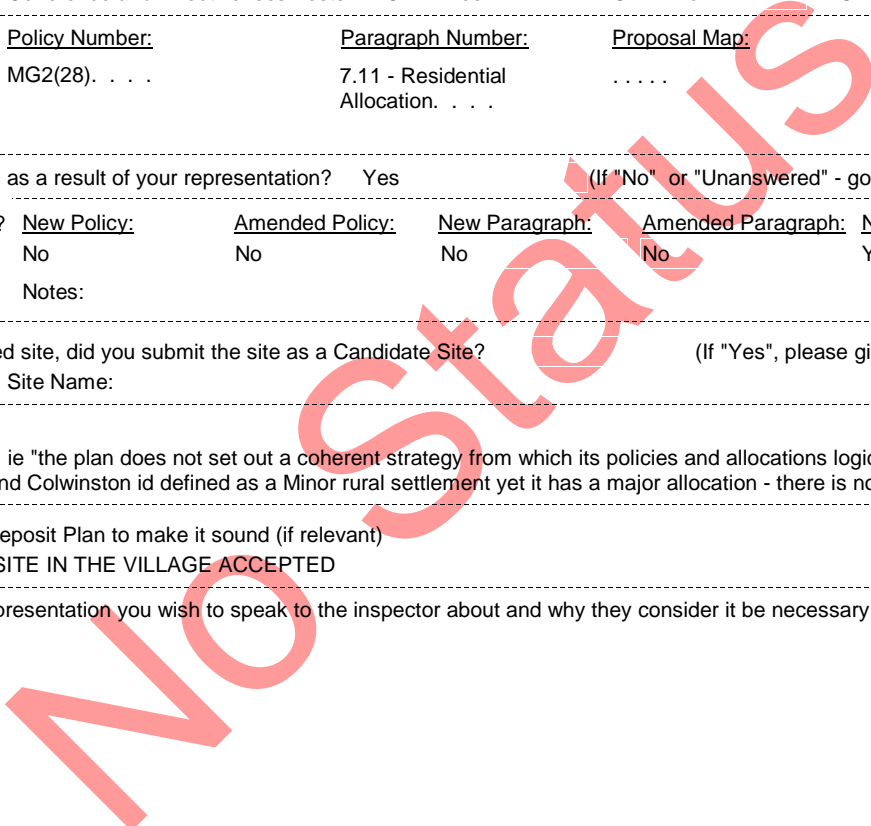
3e - Please set out your representation below:

the inclusion of the site is contrary to soundness test CE1 ie "the plan does not set out a coherent strategy from which its policies and allocations logically flow....." The reason for this is that they have defined a settlement hierarchy for the purpose of directing growth and Colwinston id defined as a Minor rural settlement yet it has a major allocation - there is no logical flow to this.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

THIS SITE TO BE DELETED AND THE ALTERNATIVE SITE IN THE VILLAGE ACCEPTED

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3659/DP1 Mr R James

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
12/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No Yes No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

The option of waste incineration plants in the vicinity of the new Waterfront development is ill conceived and is an affront to the regeneration of the new so called tourism criteria. Who on earth in their right minds will purchase a property in this region with the prospect of inhaling goodness knows what. Heads out of the sand please!!!!

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3660/DP1 Mrs S E Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
19/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG7. . . .	7.33 - Design. . . .	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:
 THIS SITE 2690/CS1 CHAPEL ROAD BROUGHTON WICK MEETS ALL OF THE CRITERIA AND SHOULD BE INCLUDED INTO MG2 AS MG7 AS NATURAL PROGRESSION AND ROUNDING OFF TO THE AREA.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

- 1/THIS SITE ACCORDS WITH WALES SPATIAL PLAN AND SETTLEMENT HIERACHY AND NATURAL PROGRESSION AND ROUNDING OFF IN AREA AND SHOULD REFLECT THIS ON ALL THESE POINTS
- 2/ WAS APPROVED AND GRANTED FULL PLANNING A FEWS YEARS BACK THUS WAS INCLUDED THEN.
- 3/ ALL SERVICES AND UTILITIES ARE CURRENTLY HERE THUS NO IMPACT/DISTURB EFFECT ON OTHER RESIDENTS.
- 4/ SUSTAINABLE TRAVEL ALREADY EXISTS IN THE AREA HAS THE SITE KINDLY PROVIDES THE BUS STOP THUS REDUCING THE EFFECTS OF CLIMATE CHANGE.
- 5/ THIS SITE WILL PROVIDE THE MUCH NEEDED /SOUGHT AFTER STYLE/TYPE OF PROPERTY EQUIRED IN THE AREA AS SHOWN BY LOCAL ESTATE AGENTS.
- 6/ WILL NOT DETRACT BUT ENHANCE THE SPECIAL CHARACTER OF THIS AREA.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3660/DP2 Mrs S E Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
21/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(28). . . .	7.11 - Residential Allocation. . . .	. . . .	. . . .	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No
Notes:					

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:

OBJECTIONS TO SITE MG2 (28) Candidate site no.2513/cs1 Land to the rear of st.david's school Colwinstone.

1/ UNACCEPTABLE SPORADIC DEVELOPMENT IN OPEN COUNTRYSIDE

2/ INTRUSTION INTO THE COUNTRYSIDE AND IMPACT ON THE SOUTHERN CONSERVATION AREA

3/CONSITUTES THE LOST OF A GREENFIELD SITE IN A LOCATION NOT CONSISTANT WITH THE SETTLEMENT PATTERN

4/ PLANNING PERMISSIONS REFUSED FOR THIS SITE IN RECENT YEARS ON VARIOUS GROUNDS, ACCESS ONE.

5/ UNDULY IMPACT ON INFRASTRUCTURE AND ROADS AS CURRENTLY IN URGENT NEED OF REPAIR WITH THE AMOUNT OF TRAFFIC AT PRESENT. 60 MORE HOUSES COULD RESULT IN 100 PLUS CARS AND SERVICE VEHICLES TO THE AREA.

6/ SEWERAGE SYSTEM WILL NOT COPE WITH THIS AMOUNT OF EXTRA INPUT. IT HAS HAD 3 MAJOR SYSTEM BREAKS IN THAT AMOUNT OF YEARS RESULTING STORM DISCHARGE FLAP DISCHARGES TO THE VILLAGE BROOK THUS RAISING CONSERNS TO ENVOIRNMENTAL AND PUBLIC HEALTH.

7/ENVOIRNMENTAL IMPACT AND GREEN WEDGE LOSS ALONG WITH ACCIENT PASTURE AND FLOWER MEADOW AND WATER HOLDING CAPACITIES AS IN A ZONE 3 AND C2 FLOOD RISK AREA. THAT SPREADS FROM THE A48 EASTERLY TO THE PROPERTY HEOL FAEN(MAJOR FLOOD WATER BUBBLING FROM INTERNAL FLOORS) ON TO AND ACROSS THIS AREA TO BEECH PARK(MR AND MRS NORTHMORE WAS ALSO FLOODED OUT) ON TO QUARRY HOUSE UNDER THERE TO KIRKBRAY (FLOODED OUT RECENT YEARS) AND PENLAN (FLOODED SIDE ROOMS RECENT YEARS) ON TO AND DOWN PAST THE VINES TO THE PARSONAGE (FLOODED SIDE PART RECENT YEARS) ONTO AND INTO THE VILLAGE BROOK.

8/IF AS ON PAGE 143/144 THE SCHOOL FIELD IS TAKEN THE VALE OF GLAMORGAN COUNCIL HAS AN INTEREST TO PROMOTE THIS SITE AS IF THIS SITE IN INCLUDED INTO THE LDP AND PLANNING GAINED THEY STAND TO GAIN A LAND VALUE UPLIFT OF OVER 33% AS A RANSON STRIP.

9/RECENT "GLAMORGAN GAZZETT" ARTICLES 1/3/2012 ABOUT THE FIND OF AN ANCIENT IRON AGE FORT OVER 2000 YRS OLD CLOSE TO THE VILLAGE THUS RAISING GATT AND ARCHAEOLOGY AWARENESS IN THE AREA.

Representor ID and details: 3660/DP2 Mrs S E Thomas

10/WILL NOT SUPPORT / OR ENHANCE ANY LOCAL FACILITY AS NO SHOPS THUS INCREASED CAR USE AND NOT SUSTAINABLE TRAVEL AFFECTING CLIMATE CHANGE

11/PUBLIC UTILITIES AND SERVICES STRECHED AS LACK VOLUME AND PRESSURE WITH WATER SUPPLIES AND ELECTRICAL DISRUPTIONS AND SUPPLIES.

12/ AS THE VILLAGE SCHOOL WILL BENIFET FROM THE EXTRA INTAKE THERE IS NO PROVISIONS IN THIS DEPOSIT PLAN TO UP GRADE OR EXPAND THE SCHOOL TO COPE WITH THIS. AS RECENT TRAFFIC SURVEYS BY PLANNING CONSULTANTS CONFIRM A MASSIVE PROBLEM AROUND THE SCHOOL AND SPEED UP EFFECTS AROUND OTHER PARTS OF THE VILLAGE ALSO. THIS SITE WILL DO NOTHING TO EASE THIS PROBLEM UNLIKE THE ALTERNATIVE SITE 2076/CS1 LAND OPPOSITE THE SCHOOL COLWINSTONE, THAT IS A NATURAL PROGRESSION AND ROUNDING OFF AND HENCE PLAN TO WIDEN AND DEAL WITH THIS URGENT PROBLEM AS IT HAS NO IMPACT OR INTRUSION INTO THE COUNTRYSIDE AND TASTEFUL WELL SPACED SORT AFTER SUSTAINABLE AND AFFORDABLE AND LOT LESS UNIT SPECIFICATIONS DENISITIES.

13/ THE REAR OF THE SCHOOL SITE HAS A NEGITIVE OR NEUTRAL IMPACT ON SUSTAINABILITY AND THERFORE FAILS THE SA AND HABITATS REPORTS.

14/WILL HAVE AN ADVERSE IMPACT ON THE SETTLEMENT HIERACHY AND CHARACTER OF COLWINSTONE

15/ WHAT'S STOPPING THE REST OF THE VILLAGE BEING INFILLED.

16/ WILL IMPACT ON THE HENDRE TO FORGE COTTAGE FOOTPATHS.

17/ NO RENEWABLE TECHKNOLIGIES OR DEVICES ARE TO BE INCORPORATED INTO THIS SITE THUS ACCERERATEING THE EFFECTS OF CLIMATE CHANGE.

18/ THE PLAN IS ALSO UNSOUND AS THE PAPERWORK AND FORMS TO MAKE OUR VEIWS COUNT IS UNDULY BURDENSOM , COMPLICATED AND TOTALALLY MISLEADING IN ITS REQUIRED VALIDATED REQUIRED FORMAT FOR THE AVERAGE PERSON.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

DELETE THIS SITE AND INCLUDE THE PREFFERED SITE IN THE VILLAGE 2076/CS1 LAND OPPOSITE THE SCHOOL COLWINSTONE

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3660/DP3 Mrs S E Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
21/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Yes C2 - Yes C3 - Yes C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

MG7.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No Yes No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

OBJECTIONS TO SITE MG2 (28) Candidate site no.2513/cs1 Land to the rear of st.david's school Colwinstone.

- 1/ UNACCEPTABLE SPORADIC DEVELOPMENT IN OPEN COUNTRYSIDE
- 2/ INTRUSTION INTO THE COUNTRYSIDE AND IMPACT ON THE SOUTHERN CONSERVATION AREA
- 3/CONSITUTES THE LOST OF A GREENFIELD SITE IN A LOCATION NOT CONSISTANT WITH THE SETTLEMENT PATTERN
- 4/ PLANNING PERMISSIONS REFUSED FOR THIS SITE IN RECENT YEARS ON VARIOUS GROUNDS, ACCESS ONE.
- 5/ UNDULY IMPACT ON INFRASTRUCTURE AND ROADS AS CURRENTLY IN URGENT NEED OF REPAIR WITH THE AMOUNT OF TRAFFIC AT PRESENT. 60 MORE HOUSES COULD RESULT IN 100 PLUS CARS AND SERVICE VEHICLES TO THE AREA.
- 6/ SEWERAGE SYSTEM WILL NOT COPE WITH THIS AMOUNT OF EXTRA INPUT. IT HAS HAD 3 MAJOR SYSTEM BREAKS IN THAT AMOUNT OF YEARS RESULTING STORM DISCHARGE FLAP DISCHARGES TO THE VILLAGE BROOK THUS RAISING CONCERNS TO ENVOIRNMENTAL AND PUBLIC HEALTH.
- 7/ENVOIRNMENTAL IMPACT AND GREEN WEDGE LOSS ALONG WITH ACCIENT PASTURE AND FLOWER MEADOW AND WATER HOLDING CAPACITIES AS IN A ZONE 3 AND C2 FLOOD RISK AREA. THAT SPREADS FROM THE A48 EASTERLY TO THE PROPERTY HEOL FAEN(MAJOR FLOOD WATER BUBBLING FROM INTERNAL FLOORS) ON TO AND ACROSS THIS AREA TO BEECH PARK(MR AND MRS NORTHMORE WAS ALSO FLOODED OUT) ON TO QUARRY HOUSE UNDER THERE TO KIRKBRAY (FLOODED OUT RECENT YEARS) AND PENLAN(FLOODED SIDE ROOMS RECENT YEARS) ON TO AND DOWN PAST THE VINES TO THE PARSONAGE(FLOODED SIDE PART RECENT YEARS) ONTO AND INTO THE VILLAGE BROOK.
- 8/IF AS ON PAGE 143/144 THE SCHOOL FIELD IS TAKEN THE VALE OF GLAMORGAN COUNCIL HAS AN INTEREST TO PROMOTE THIS SITE AS IF THIS SITE IN INCLUDED INTO THE LDP AND PLANNING GAINED THEY STAND TO GAIN A LAND VALUE UPLIFT OF OVER 33% AS A RANSON STRIP.
- 9/RECENT "GLAMORGAN GAZZETT" ARTICLES 1/3/2012 ABOUT THE FIND OF AN ACIENT IRON AGE FORT OVER 2000 YRS OLD CLOSE TO THE VILLAGE THUS RAISING GATT AND ARCHAEOLOGY AWARENESS IN THE AREA.
- 10/WILL NOT SUPPORT / OR ENHANCE ANY LOCAL FACILITY AS NO SHOPS THUS INCREASED CAR USE AND NOT SUSTAINABLE TRAVEL AFFECTING CLIMATE CHANGE

Representor ID and details: 3660/DP3 Mrs S E Thomas

11/PUBLIC UTILITIES AND SERVICES STRECHED AS LACK VOLUME AND PRESSURE WITH WATER SUPPLIES AND ELECTRICAL DISRUPTIONS AND SUPPLIES.

12/ AS THE VILLAGE SCHOOL WILL BENIFET FROM THE EXTRA INTAKE THERE IS NO PROVISIONS IN THIS DEPOSIT PLAN TO UP GRADE OR EXPAND THE SCHOOL TO COPE WITH THIS. AS RECENT TRAFFIC SURVEYS BY PLANNING CONSULTANTS CONFIRM A MASSIVE PROBLEM AROUND THE SCHOOL AND SPEED UP EFFECTS AROUND OTHER PARTS OF THE VILLAGE ALSO. THIS SITE WILL DO NOTHING TO EASE THIS PROBLEM UNLIKE THE ALTERNATIVE SITE 2076/CS1 LAND OPPOSITE THE SCHOOL COLWINSTONE, THAT IS A NATURAL PROGRESSION AND ROUNDING OFF AND HENCE PLAN TO WIDEN AND DEAL WITH THIS URGENT PROBLEM AS IT HAS NO IMPACT OR INTRUSION INTO THE COUNTRYSIDE AND TASTEFUL WELL SPACED SORT AFTER SUSTAINABLE AND AFFORDABLE AND LOT LESS UNIT SPECIFICATIONS DENISITIES.

13/ THE REAR OF THE SCHOOL SITE HAS A NEGITIVE OR NEUTRAL IMPACT ON SUSTAINABILITY AND THERFORE FAILS THE SA AND HABITATES REPORTS.

14/WILL HAVE AN ADVERSE IMPACT ON THE SETTLEMENT HIERACHY AND CHARACTER OF COLWINSTONE

15/ WHAT'S STOPPING THE REST OF THE VILLAGE BEING INFILLED.

16/ WILL IMPACT ON THE HENDRE TO FORGE COTTAGE FOOTPATHS.

17/ NO RENEWABLE TECHKNOLIGIES OR DEVICES ARE TO BE INCORPORATED INTO THIS SITE THUS ACCERERATEING THE EFFECTS OF CLIMATE CHANGE.

18/ THE PLAN IS ALSO UNSOUND AS THE PAPERWORK AND FORMS TO MAKE OUR VEIWS COUNT IS UNDULY BURDENSOM , COMPLICATED AND TOTALALLY MISLEADING IN ITS REQUIRED VALIDATED REQUIRED FORMAT FOR THE AVERAGE PERSON.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

SUPPORT SITE 2076/CS1 LAND OPPOSITE SCHOOL COLWINSTONE

THIS SITE MEETS ALL THE CRITERIA THAT IS REQUIRED UNDER POLICY MG2 AND MG7 AND SUSTAINABILITY APPRIASALS REPORT FOR THIS AREA ALSO:-

1/ THIS DEVELOPMENT WILL HAVE A POSITIVE IMPACT ON SUSTAINABILITY

2/ FULLY MEETS ARE THE REQUIRED CRITERIAS OF THE REPORTS

3/ WILL SUPPLY A DEMAND FOR THIS TYPE OF HOUSING REQUIREMENTS UNLIKE THE MASS URBAN HOUSING ESTATE STYLE OF THE 2513/CS1 PROPOSED SITE IN THIS AREA.

4/ WILL PROMOTE AND ENHANCE LOCAL FACILITIES AS WILL FIT IN WELL WITH CURRENT DESIGNS /TYPE PROPERTIES IN THIS AREA

5/ SORT AFTER BY YOUNG PROFESSIONAL AND FAMILIES IN THE AREA AS REPORTED BY LOCAL ESTATE AGENTS.

6/ WILL MAKE ACCESS FOR ALL BETTER AS THIS SITE WILL MAKE A VARST IMPROVEMENT AND ROAD PATTERN ALTERATIONS AND WIDENING OUTSIDE AND AROUND THE VILLAGE SCHOOL THAT HAS BEEN CAMPAINING / PETITIONING FOR YEARS TO THE VILLAGE COMMUNITY AND VALE OF GLAMORGAN COUNCILS TO DO SOMETHING TO NO AVAIL.

7/WILL REDUCE THE EFFECTS OF CLIMATE CHANGE AS SUSTAINABLE/ ECO FRIENDLY, RENEWABLE TECHNOLOGY ARE TO BE INCORPORATED AT THISI SITE AND ALSO PROMOTE SUSTAINABLE TRAVEL AS THE VILLAGE BUS STOP CURRENTLY IS SITED OPPOSITE IT ALSO WITH THE ACROSS THE ROAD, SCHOOL LOCATION AND WALKING SCHOOL BUS DIRECTIVES ARE USED.

8/ NATURAL PROGRESSION AND ROUNDING OFF IN THE AREA.

9/ ALL MG2 REQUIREMENTS FULLFILLED AND ALSO MG7 CRITERIAS.

10/ ALL UTILITIES AND SERVICES ARE CURRENTLY THIS SIDE OF THE HIGHWAY BEING WATER, SEWERAGE AND TELEPHONE THUS LOW OR NO IMPACT ON CONNECTIONS OR SUPPLIES.

Representor ID and details: 3660/DP3 Mrs S E Thomas

11/ CLASS 3 AGRI SOIL CLASSIFICATION AND VERY THIN SOIL OVER LIMESTONE THUS NO LOSS TO ARABLE PRODUCTIONS AS ON THE BED ROCK, AND BURNS UP IN SUMMER.

12/ THIS SITE HAS NO PAST PLANNING HISTORY OR EVER TURNED DOWN OR APPLIED FOR.

13/ THIS SITE IS NOT IN ANY CONSERVATION AREA OR SSSI
OR HAS ANY RESTRICTIONS ON IT PLACED BY THE COUNCILS, AND THUS WILL NOT HAVE ANY IMPACT ON IT.

14/ NOT INTRUSION INTO OPEN COUNTRYSIDE AS ADJOINS THE VILLAGE SCHOOL TO THE EAST, VILLAGE HALL AND GROUNDS TO THE NORTH AND CURRENT HOUSING TO THE SOUTH.

15/ NOT IN ANY FLOOD OR WATER PROTECTION AREAS OR ZONES.

16/ THIS SITE SEEKS TO FORFILL THE SMALL, TASTEFUL, INKEEPING WELL SPACED PROPERTY HOUSING REQUIREMENTS THAT THE NATURAL PROGRESSION IN THE VILLAGE HAS ENJOYED OVER MANY YEARS, LIKE THE VINES, BEECH PARK, YEW TREE CLOSE, PUB HILL AND OTHER SITES OVER THE LAST 40 YRS AND IF IT WAS'NT FOR THIS PROGRESSION MANY WHO TAKE THIS WAY OF LIFE FOR GRANTED WOULD'NT HAVE BEEN ABLE TO DO.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3660/DP4 Mrs S E Thomas

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
25/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - Yes CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(28). . . .	7.11 - Residential Allocation. . . .	MG2. . . .	. . . .	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
No	No	No	No	Yes	No
Notes:					

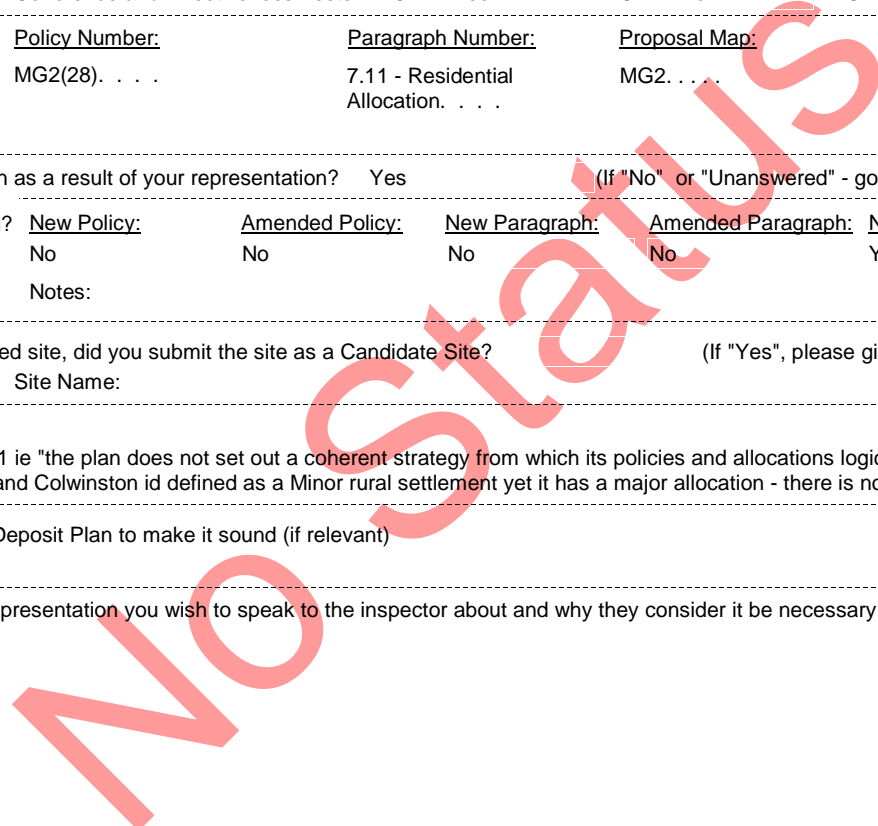
3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
 the inclusion of the site is contrary to soundness test CE1 ie "the plan does not set out a coherent strategy from which its policies and allocations logically flow....." The reason for this is that they have defined a settlement hierarchy for the purpose of directing growth and Colwinston id defined as a Minor rural settlement yet it has a major allocation - there is no logical flow to this.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
 A new alternative site for village.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3660/DP5 Mrs S E Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
12/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Yes C2 - Yes C3 - Yes C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
Managing Growth. . . .	7.11 - Residential Allocation. . . .	.....	.....	....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Chapel Road Broughton Wick Site Reference: 2690/CS1

3e - Please set out your representation below:
Support this site for inclusion in ldp on following grounds;-

- 1/ Does Accord with all Policies and natural progression and rounding off to the area.
- 2/ Granted Planning Permission a while ago for developement but lapsed so therefore should be included in the new ldp plan.
- 3/ All facilities and utilities currently on site or very close by thus less or no invasive works for other residents.
- 4/ Sustainable travel arrangements have been taken into account and the village bus stop is currently provide within the curtilage of this said area,thus reducing the effects of climate change.
- 5/ Will provde much needed , quality housing stock in the area.
- 6/ Will not detract from the special Character of the village,and will encourage controlled growth.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
Include this site into the plan to make it sound for this given area.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3661/DP1 Mr J G Harvey

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Speak at hearing
13/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - Yes

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
Vision	MG10(2) . . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:

My objection is primarily to the St Cyres School site at Dinas Powys, though other sites will also have some resonance.

As the inclusion of the site in the LDP is predicated on the site becoming available for development should the proposed new Penarth school gain planning approval, the objection is based upon that premature assumption.

There are two principal objections – one for the change of use for the site and the other for the effects that a large housing development on the site will have.

Objection to change of use:

The site is situated almost centrally to the highest population density in the Vale of Glamorgan, so is thus ideal for community facilities; the obvious being the present use as a school. It is within easy walking distance to all of Dinas Powys and much of Penarth, with reasonable vehicular access from Barry. There are at least five primary schools within the immediate catchment area, two of them being faith schools (both Christian).

The case for the new school at St Cyres Penarth site awaits to be fully examined, with as yet no alternatives being proposed.

One alternative, for example, is that the Dinas Powys site should be used as a combined Roman Catholic/Church in Wales secondary school (in line with their stated aims for greater integration). The resultant vacant site at St Richard Gwyn RC School at Barry, with its good communications to the Vale, could then be developed into a Welsh Language secondary school. Taken together this would drastically reduce the number of pupils available for the proposed development at St Cyres Penarth, allowing for that development to be considerably scaled down. The resultant saving in money (at £60 million must be the most costly UK school ever) is not only direct, but also indirect, by averting the expensive traffic congestion that the St Cyres development will inevitably cause.

Objection to the Housing Development:

This objection is road traffic related and must be seen in the context that the site would only become available if the proposed new school goes ahead, so the objection is dependant upon both developments happening. Account is also taken of other LDP proposals (many of which are unreasonably based in the Penarth, Dinas Powys and Barry triangle) that will make the situation worse. The access roads to the Dinas Powys site would not be adequate to meet the needs of the traffic generated. Murch Road, Murch Crescent and Windyridge are too narrow and would have to be adapted - to the detriment of the present inhabitants. Informal proposals for links to either Sully Road, Cross Common Road or Sunnycroft Lane may be preferable, but in themselves would not alleviate the main concern which is traffic at the Merrie Harriers junction.

Representor ID and details: 3661/DP1 Mr J G Harvey

It is a predictable certainty that should the new school development at St Cyres Penarth go ahead then there will be a significant increase in the already heavy traffic congestion at the Merrie Harriers junction. The expectation is that there will be permanent peak hour, stationary or slow-moving, traffic queues extending though Penarth to Lavernock Road, along much of the length of Sully Road and through Dinas Powys past the Dinas Powys Railway Station. There will have to be special traffic control measures just to allow traffic from the Murch to join the queue. The traffic congestion is certain to spill over to other areas so daily queues of stationary traffic can be expected through Dinas Powys village centre and along Pen-y-Turnpike Road. Also there will be added pressure to the already congested junctions at Culverhouse Cross and the Elizabethan. A new housing estate at St Cyres lower school site (along with other proposed LDP sites) would only add to the problem. Such traffic congestion will lead to substantially increased costs of time and money to commuters and businesses, precursing a resultant drop in property values, especially in Barry – where most of the adverse effects will be felt. The commercial development of the area, again especially in Barry, is likely to be depressed with many more enterprises looking to relocate (much of the plant at Dow Corning is ageing for example).

Finally the increase of slow moving or stationary traffic around the infant school can only exacerbate the already worrying, life threatening, levels of air borne pollution.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Contained within the text of 3e.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

I would wish to expand upon my comments on education alternatives if and when the proposed new school at St Cyres, Penarth becomes open to public scrutiny and challenge.

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3662/DP1 Mr H Warman

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
12/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - Yes CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
SP9. . . .	3.1 - Spatial Profile. . . .	MG24. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

1. Policy SP9 regarding the safeguarding of mineral resources including sand and gravel extraction in the upper Thaw valley shown at SG3,4,5 and 6 on the Proposals Map is inconsistent with:

[a] Policy MD1 which at paragraph 8 stipulates that the location of new development should not have an unacceptable impact on special landscape areas. Policy MG21 identifies the upper Thaw valley as a special landscape area. Given the extent of SG3,4,5 and 6 the only reasonable conclusion is that mineral extraction in this area would have an unacceptable impact.

[b] Policy MD1 which at paragraph 7 provides that the location of new development should provide a positive context for the management of the water environment by safeguarding resources. Parts of SG3,4,5 and 6 are within a groundwater protection zone designated by the Environment Agency.

[c] The Constraints Map which shows that parts of SG3,4,5 and 6 are within a flood zone in the upper Thaw valley.

[d] Given the extent of SG3,4,5 and 6 the only logical conclusion is that the extraction of minerals would result in considerable detriment to the environment or residential amenity which is a constraint spelt out in SP9.

It would not be a reasonable exercise of the planning authority's powers to approve a plan containing such inconsistencies.

2. The areas covered by SG3,4,5 and 6 can currently only be accessed by several miles of single lane roads. Given the scale of SG3,4,5 and 6 it is unreasonable for the plan not to specifically acknowledge this as a constraint.

In this respect the plan is flawed in that it fails to take a material consideration into account.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The omission of SG3,4,5 and 6 as areas safeguarded for mineral extraction.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by Representation ID No.)

Representor ID and details: 3663/DP1 Master D Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
12/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
Managing Growth. . . .	7.11 - Residential Allocation. . . .	MG2. . . .	.....	....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Chapel Road Broughton Wick Site Reference: 2690/CS1

3e - Please set out your representation below:
SUPPORT THE INCLUSION OF THIS SITE INTO THE LDP FOR THE FOLLOWING REASONS:-

- 1/ This site is natural progression and rounding off in the area.
- 2/ Utilities and services are already close to site.
- 3/ Planning permissions we granted a while ago but lapsed so therefore should be included.
- 4/ Sustainable travel, reducing the effects of climate change have already been provided for by this site in the area therefore so helping the community.
- 5/ Will provide Housing stock for the required demand shown by Local Agents for young Families and Professionals.
- 6/ Will enhance and promote the special Character of the village.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
Include this site into the LDP as the natural Choice and common Sence approach to this area.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3663/DP2 Master D Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
19/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Yes C2 - Yes C3 - Yes C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MD7. . . .	7.33 - Design. . . .	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

THE SITE 2690/CS1 CHAPEL ROAD BROUGHTON WICK SHOULD BE INCLUDED INTO THIS PLAN AS MEETS ALL THE REQUIRED CRITERIA IN THIS AREA UNDER POLICY MG2 AND MG7 AND SHOULD BE REFLECTED SO.

1/ ACCORDS WITH WALES SPATIAL PLANS AND LOCAL SETTLEMENT HIERACHY POLICIES AND IS NATURAL PROGRESSION AND ROUNDING OFF IN THIS AREA.

2/ THE EFFECTS OF CLIMATE CHANGE ARE REDUCED WITH THE USE OF SUSTAINABLE TRANSPORT THIS SITE PROMOTES AS THE VILLAGE BUS STOP IS KINDLY PROVIDED BY IT.

3/ FULL VALE OF GLAMORGAN PLANNING WAS GRANTED BUT LAPSED THUS WAS INCLUDED THEN.

4/ WILL NOT DETRACT BUT BE AN ASSET TO THE AREA AND ENHANCE THE SPECIAL CHARACTER OF THIS MUCH SOUGHT AFTER VALE VILLAGE.

5/WILL PROVIDE MUCH NEED HOUSING IN THE AREA FOR FAMILIES AND PROFESSIONALS AS SHOWN BY TOP LOCAL ESTATE AGENTS

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

AS MENTIONED ABOVE INCLUDE THIS SITE INTO THE LDP FOR THIS AREA.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3663/DP3 Master D Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
24/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(28). . . .	7.11 - Residential Allocation. . . .	. . . .	. . . .	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:

OBJECTIONS TO SITE MG2 (28) Candidate site no.2513/cs1 Land to the rear of st.david's school Colwinstone.

- 1/ UNACCEPTABLE SPORADIC DEVELOPMENT IN OPEN COUNTRYSIDE
- 2/ INTRUSTION INTO THE COUNTRYSIDE AND IMPACT ON THE SOUTHERN CONSERVATION AREA
- 3/CONSITUTES THE LOST OF A GREENFIELD SITE IN A LOCATION NOT CONSISTANT WITH THE SETTLEMENT PATTERN
- 4/ PLANNING PERMISSIONS REFUSED FOR THIS SITE IN RECENT YEARS ON VARIOUS GROUNDS, ACCESS ONE.
- 5/ UNDULY IMPACT ON INFERSTRUCTCHOR AND ROADS AS CURRENTLY IN URGENT NEED OF REPAIR WITH THE AMOUNT OF TRAFFIC AT PRESENT. 60 MORE HOUSES COULD RESULT IN 100 PLUS CARS AND SERVICE VEHICLES TO THE AREA.
- 6/ SEWERAGE SYSTEM WILL NOT COPE WITH THIS AMOUNT OF EXTRA INPUT. IT HAS HAD 3 MAJOR SYSTEM BREAKS IN THAT AMOUNT OF YEARS RESULTING STORM DISCHARGE FLAP DISCHARGES TO THE VILLAGE BROOK THUS RAISING CONSERNS TO ENVOIRNMENTAL AND PUBLIC HEALTH.
- 7/ENVOIRNMENTAL IMPACT AND GREEN WEDGE LOSS ALONG WITH ACCIENT PASTURE AND FLOWER MEADOW AND WATER HOLDING CAPACITIES AS IN A ZONE 3 AND C2 FLOOD RISK AREA. THAT SPREADS FROM THE A48 EASTERLY TO THE PROPERTY HEOL FAEN(MAJOR FLOOD WATER BUBBLING FROM INTERNAL FLOORS) ON TO AND ACROSS THIS AREA TO BEECH PARK(MR AND MRS NORTHMORE WAS ALSO FLOODED OUT) ON TO QUARRY HOUSE UNDER THERE TO KIRKBRAY (FLOODED OUT RECENT YEARS) AND PENLAN(FLOODED SIDE ROOMS RECENT YEARS) ON TO AND DOWN PAST THE VINES TO THE PARSONAGE(FLOODED SIDE PART RECENT YEARS) ONTO AND INTO THE VILLAGE BROOK.
- 8/IF AS ON PAGE 143/144 THE SCHOOL FIELD IS TAKEN THE VALE OF GLAMORGAN COUNCIL HAS AN INTEREST TO PROMOTE THIS SITE AS IF THIS SITE IN INCLUDED INTO THE LDP AND PLANNING GAINED THEY STAND TO GAIN A LAND VALUE UPLIFT OF OVER 33% AS A RANSON STRIP.
- 9/RECENT "GLAMORGAN GAZZETT" ARTICLES 1/3/2012 ABOUT THE FIND OF AN ACIENT IRON AGE FORT OVER 2000 YRS OLD CLOSE TO THE VILLAGE THUS RAISING GATT AND ARCHAEOLOGY AWARENESS IN THE AREA.

Representor ID and details: 3663/DP3 Master D Thomas

10/WILL NOT SUPPORT / OR ENHANCE ANY LOCAL FACILITY AS NO SHOPS THUS INCREASED CAR USE AND NOT SUSTAINABLE TRAVEL AFFECTING CLIMATE CHANGE

11/PUBLIC UTILITIES AND SERVICES STRECHED AS LACK VOLUME AND PRESSURE WITH WATER SUPPLIES AND ELECTRICAL DISRUPTIONS AND SUPPLIES.

12/ AS THE VILLAGE SCHOOL WILL BENIFET FROM THE EXTRA INTAKE THERE IS NO PROVISIONS IN THIS DEPOSIT PLAN TO UP GRADE OR EXPAND THE SCHOOL TO COPE WITH THIS. AS RECENT TRAFFIC SURVEYS BY PLANNING CONSULTANTS CONFIRM A MASSIVE PROBLEM AROUND THE SCHOOL AND SPEED UP EFFECTS AROUND OTHER PARTS OF THE VILLAGE ALSO. THIS SITE WILL DO NOTHING TO EASE THIS PROBLEM UNLIKE THE ALTERNATIVE SITE 2076/CS1 LAND OPPOSITE THE SCHOOL COLWINSTONE, THAT IS A NATURAL PROGRESSION AND ROUNDING OFF AND HENCE PLAN TO WIDEN AND DEAL WITH THIS URGENT PROBLEM AS IT HAS NO IMPACT OR INTRUSION INTO THE COUNTRYSIDE AND TASTEFUL WELL SPACED SORT AFTER SUSTAINABLE AND AFFORDABLE AND LOT LESS UNIT SPECIFICATIONS DENISITIES.

13/ THE REAR OF THE SCHOOL SITE HAS A NEGITIVE OR NEUTRAL IMPACT ON SUSTAINABILITY AND THERFORE FAILS THE SA AND HABITATES REPORTS.

14/WILL HAVE AN ADVERSE IMPACT ON THE SETTLEMENT HIERACHY AND CHARACTER OF COLWINSTONE

15/ WHAT'S STOPPING THE REST OF THE VILLAGE BEING INFILLED.

16/ WILL IMPACT ON THE HENDRE TO FORGE COTTAGE FOOTPATHS.

17/ NO RENEWABLE TECHKNOLIGIES OR DEVICES ARE TO BE INCORPORATED INTO THIS SITE THUS ACCERERATEING THE EFFECTS OF CLIMATE CHANGE.

18/ THE PLAN IS ALSO UNSOUND AS THE PAPERWORK AND FORMS TO MAKE OUR VEIWS COUNT IS UNDULY BURDENSOM , COMPLICATED AND TOTALALLY MISLEADING IN ITS REQUIRED VALIDATED REQUIRED FORMAT FOR THE AVERAGE PERSON.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

REFUSE THIS SITE FOR DEVELOPMENT AND INCLUDE THE NATURAL CHOICE FOR THE VILLAGE SITE 2076/CS1 LAND OPPOSITE THE SCHOOL COLWINSTONE AS THIS MEETS ALL OF THE REQUIRED CRITERIAS.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3663/DP4 Master D Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
M	<input type="checkbox"/>	0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Yes C2 - Yes C3 - Yes C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

MG7.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No Yes No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

- 1/ UNACCEPTABLE SPORADIC DEVELOPMENT IN OPEN COUNTRYSIDE
- 2/ INTRUSTION INTO THE COUNTRYSIDE AND IMPACT ON THE SOUTHERN CONSERVATION AREA
- 3/CONSITUTES THE LOST OF A GREENFIELD SITE IN A LOCATION NOT CONSISTANT WITH THE SETTLEMENT PATTERN
- 4/ PLANNING PERMISSIONS REFUSED FOR THIS SITE IN RECENT YEARS ON VARIOUS GROUNDS, ACCESS ONE.
- 5/ UNDULY IMPACT ON INFERSTRUCTCHOR AND ROADS AS CURRENTLY IN URGENT NEED OF REPAIR WITH THE AMOUNT OF TRAFFIC AT PRESENT. 60 MORE HOUSES COULD RESULT IN 100 PLUS CARS AND SERVICE VEHICLES TO THE AREA.
- 6/ SEWERAGE SYSTEM WILL NOT COPE WITH THIS AMOUNT OF EXTRA INPUT. IT HAS HAD 3 MAJOR SYSTEM BREAKS IN THAT AMOUNT OF YEARS RESULTING STORM DISCHARGE FLAP DISCHARGES TO THE VILLAGE BROOK THUS RAISING CONCERNS TO ENVOIRNMENTAL AND PUBLIC HEALTH.
- 7/ENVOIRNMENTAL IMPACT AND GREEN WEDGE LOSS ALONG WITH ACCIENT PASTURE AND FLOWER MEADOW AND WATER HOLDING CAPACITIES AS IN A ZONE 3 AND C2 FLOOD RISK AREA. THAT SPREADS FROM THE A48 EASTERLY TO THE PROPERTY HEOL FAEN(MAJOR FLOOD WATER BUBBLING FROM INTERNAL FLOORS) ON TO AND ACROSS THIS AREA TO BEECH PARK(MR AND MRS NORTHMORE WAS ALSO FLOODED OUT) ON TO QUARRY HOUSE UNDER THERE TO KIRKBRAY (FLOODED OUT RECENT YEARS) AND PENLAN(FLOODED SIDE ROOMS RECENT YEARS) ON TO AND DOWN PAST THE VINES TO THE PARSONAGE(FLOODED SIDE PART RECENT YEARS) ONTO AND INTO THE VILLAGE BROOK.
- 8/IF AS ON PAGE 143/144 THE SCHOOL FIELD IS TAKEN THE VALE OF GLAMORGAN COUNCIL HAS AN INTEREST TO PROMOTE THIS SITE AS IF THIS SITE IN INCLUDED INTO THE LDP AND PLANNING GAINED THEY STAND TO GAIN A LAND VALUE UPLIFT OF OVER 33% AS A RANSON STRIP.
- 9/RECENT "GLAMORGAN GAZZETT" ARTICLES 1/3/2012 ABOUT THE FIND OF AN ACIENT IRON AGE FORT OVER 2000 YRS OLD CLOSE TO THE VILLAGE THUS RAISING GATT AND ARCHAEOLOGY AWARENESS IN THE AREA.
- 10/WILL NOT SUPPORT / OR ENHANCE ANY LOCAL FACILITY AS NO SHOPS THUS INCREASED CAR USE AND NOT SUSTAINABLE TRAVEL AFFECTING CLIMATE CHANGE

Representor ID and details: 3663/DP4 Master D Thomas

11/PUBLIC UTILITIES AND SERVICES STRECHED AS LACK VOLUME AND PRESSURE WITH WATER SUPPLIES AND ELECTRICAL DISRUPTIONS AND SUPPLIES.

12/ AS THE VILLAGE SCHOOL WILL BENIFET FROM THE EXTRA INTAKE THERE IS NO PROVISIONS IN THIS DEPOSIT PLAN TO UP GRADE OR EXPAND THE SCHOOL TO COPE WITH THIS. AS RECENT TRAFFIC SURVEYS BY PLANNING CONSULTANTS CONFIRM A MASSIVE PROBLEM AROUND THE SCHOOL AND SPEED UP EFFECTS AROUND OTHER PARTS OF THE VILLAGE ALSO. THIS SITE WILL DO NOTHING TO EASE THIS PROBLEM UNLIKE THE ALTERNATIVE SITE 2076/CS1 LAND OPPOSITE THE SCHOOL COLWINSTONE, THAT IS A NATURAL PROGRESSION AND ROUNDING OFF AND HENCE PLAN TO WIDEN AND DEAL WITH THIS URGENT PROBLEM AS IT HAS NO IMPACT OR INTRUSION INTO THE COUNTRYSIDE AND TASTEFUL WELL SPACED SORT AFTER SUSTAINABLE AND AFFORDABLE AND LOT LESS UNIT SPECIFICATIONS DENISITIES.

13/ THE REAR OF THE SCHOOL SITE HAS A NEGITIVE OR NEUTRAL IMPACT ON SUSTAINABILITY AND THERFORE FAILS THE SA AND HABITATES REPORTS.

14/WILL HAVE AN ADVERSE IMPACT ON THE SETTLEMENT HIERACHY AND CHARACTER OF COLWINSTONE

15/ WHAT'S STOPPING THE REST OF THE VILLAGE BEING INFILLED.

16/ WILL IMPACT ON THE HENDRE TO FORGE COTTAGE FOOTPATHS.

17/ NO RENEWABLE TECHKNOLIGIES OR DEVICES ARE TO BE INCORPORATED INTO THIS SITE THUS ACCERERATEING THE EFFECTS OF CLIMATE CHANGE.

18/ THE PLAN IS ALSO UNSOUND AS THE PAPERWORK AND FORMS TO MAKE OUR VEIWS COUNT IS UNDULY BURDENSOM , COMPLICATED AND TOTALALLY MISLEADING IN ITS REQUIRED VALIDATED REQUIRED FORMAT FOR THE AVERAGE PERSON.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

SUPPORT SITE 2076/CS1 LAND OPPOSITE SCHOOL COLWINSTONE

THIS SITE MEETS ALL THE CRITERIA THAT IS REQUIRED UNDER POLICY MG2 AND MG7 AND SUSTAINABILITY APPRIASALS REPORT FOR THIS AREA ALSO;-

1/ THIS DEVELOPMENT WILL HAVE A POSITIVE IMPACT ON SUSTAINABILITY

2/ FULLY MEETS ARE THE REQUIRED CRITERIAS OF THE REPORTS

3/ WILL SUPPLY A DEMAND FOR THIS TYPE OF HOUSING REQUIREMENTS UNLIKE THE MASS URBAN HOUSING ESTATE STYLE OF THE 2513/CS1 PROPOSED SITE IN THIS AREA.

4/ WILL PROMOTE AND ENHANCE LOCAL FACILITIES AS WILL FIT IN WELL WITH CURRENT DESIGNS /TYPE PROPERTIES IN THIS AREA

5/ SORT AFTER BY YOUNG PROFESSIONAL AND FAMILIES IN THE AREA AS REPORTED BY LOCAL ESTATE AGENTS.

6/ WILL MAKE ACCESS FOR ALL BETTER AS THIS SITE WILL MAKE A VARST IMPROVEMENT AND ROAD PATTERN ALTERATIONS AND WIDENING OUTSIDE AND AROUND THE VILLAGE SCHOOL THAT HAS BEEN CAMPAINING / PETITIONING FOR YEARS TO THE VILLAGE COMMUNITY AND VALE OF GLAMORGAN COUNCILS TO DO SOMETHING TO NO AVAIL.

7/WILL REDUCE THE EFFECTS OF CLIMATE CHANGE AS SUSTAINABLE/ ECO FRIENDLY, RENEWABLE TECHNOLOGY ARE TO BE INCORPORATED AT THISI SITE AND ALSO PROMOTE SUSTAINABLE TRAVEL AS THE VILLAGE BUS STOP CURRENTLY IS SITED OPPOSITE IT ALSO WITH THE ACROSS THE ROAD, SCHOOL LOCATION AND WALKING SCHOOL BUS DIRECTIVES ARE USED.

8/ NATURAL PROGRESSION AND ROUNDING OFF IN THE AREA.

9/ ALL MG2 REQUIREMENTS FULLFILLED AND ALSO MG7 CRITERIAS.

10/ ALL UTILITIES AND SERVICES ARE CURRENTLY THIS SIDE OF THE HIGHWAY BEING WATER, SEWERAGE AND TELEPHONE THUS LOW OR NO IMPACT ON CONNECTIONS OR SUPPLIES.

Representor ID and details: 3663/DP4 Master D Thomas

11/ CLASS 3 AGRI SOIL CLASSIFICATION AND VERY THIN SOIL OVER LIMESTONE THUS NO LOSS TO ARABLE PRODUCTIONS AS ON THE BED ROCK, AND BURNS UP IN SUMMER.

12/ THIS SITE HAS NO PAST PLANNING HISTORY OR EVER TURNED DOWN OR APPLIED FOR.

13/ THIS SITE IS NOT IN ANY CONSERVATION AREA OR SSSI OR HAS ANY RESTRICTIONS ON IT PLACED BY THE COUNCILS, AND THUS WILL NOT HAVE ANY IMPACT ON IT.

14/ NOT INTRUSION INTO OPEN COUNTRYSIDE AS ADJOINS THE VILLAGE SCHOOL TO THE EAST, VILLAGE HALL AND GROUNDS TO THE NORTH AND CURRENT HOUSING TO THE SOUTH.

15/ NOT IN ANY FLOOD OR WATER PROTECTION AREAS OR ZONES.

16/ THIS SITE SEEKS TO FORFILL THE SMALL, TASTEFUL, INKEEPING WELL SPACED PROPERTY HOUSING REQUIREMENTS THAT THE NATURAL PROGRESSION IN THE VILLAGE HAS ENJOYED OVER MANY YEARS, LIKE THE VINES, BEECH PARK, YEWTREE CLOSE , PUB HILL AND OTHER SITES OVER THE LAST 40 YRS AND IF IT WAS'NT FOR THIS PROGRESSION MANY WHO TAKE THIS WAY OF LIFE FOR GRANTED WOULD'NT HAVE BEEN ABLE TO DO.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Statute

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3663/DP5 Master D Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
25/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - Yes CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(28). . . .	7.11 - Residential Allocation. . . .	. . . .	. . . .	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

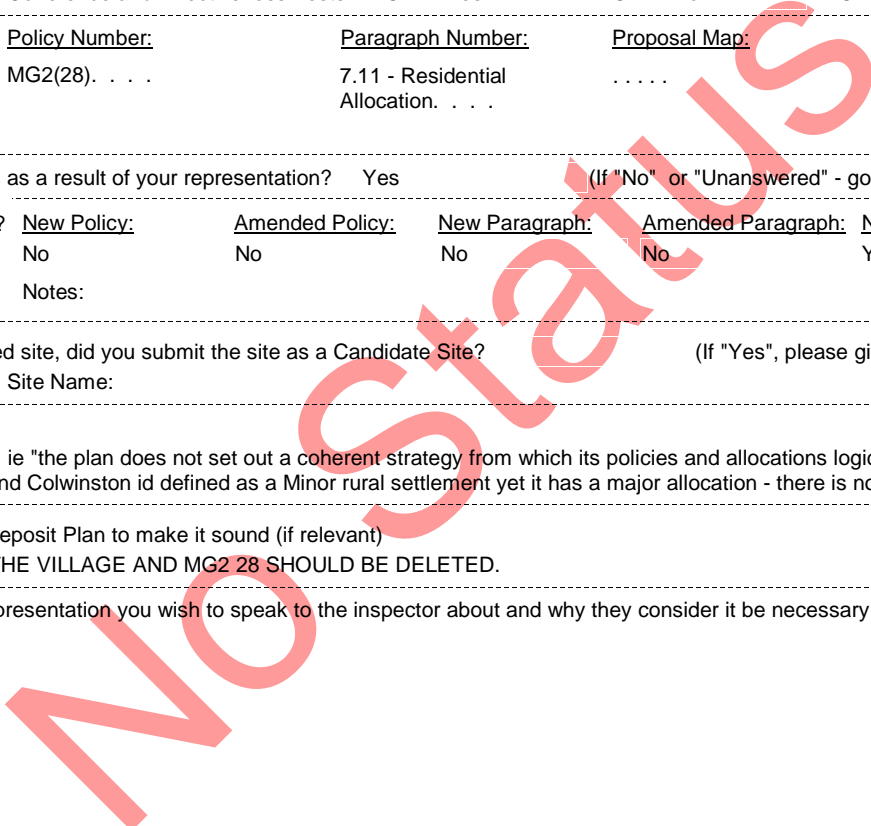
3e - Please set out your representation below:

the inclusion of the site is contrary to soundness test CE1 ie "the plan does not set out a coherent strategy from which its policies and allocations logically flow....." The reason for this is that they have defined a settlement hierarchy for the purpose of directing growth and Colwinston id defined as a Minor rural settlement yet it has a major allocation - there is no logical flow to this.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

THE ALTERNATIVE SITE IS THE BEST OPTION FOR THE VILLAGE AND MG2 28 SHOULD BE DELETED.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3664/DP1 Mr & Mrs Hill

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	Unanswered

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

Unanswered Unanswered Unanswered Unanswered Unanswered Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
 REF LDP PLAN Land to Rear of St David's Church in Wales Primary School LDP REF MG2.28

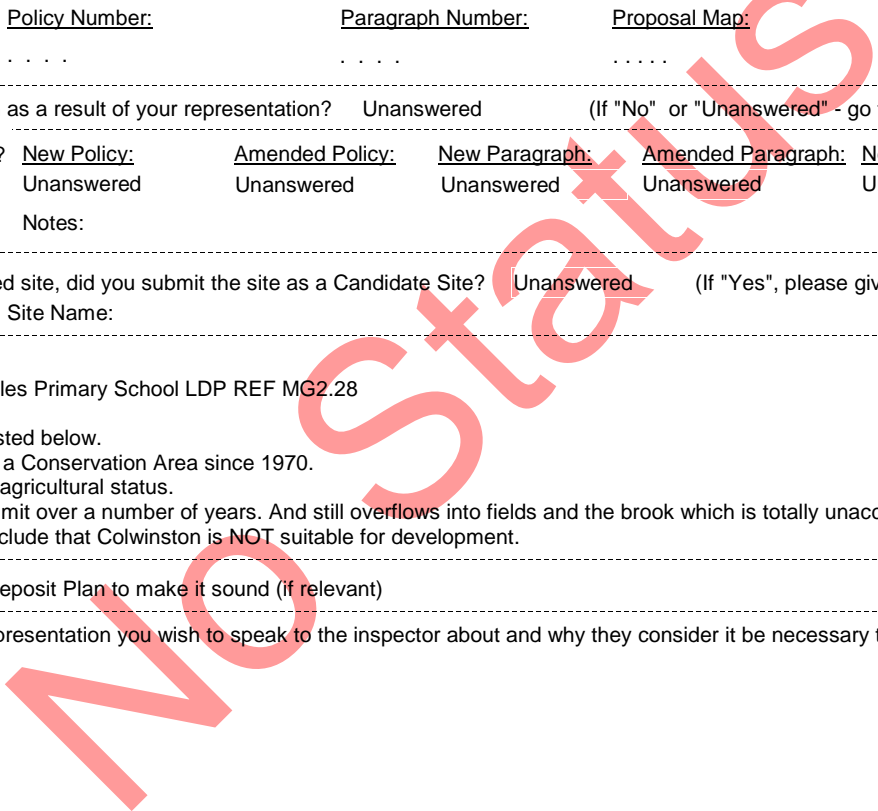
I would like to object to the above plans on the grounds listed below.

1. The village is a rural location and has been designated a Conservation Area since 1970.
2. The proposed site is on Greenfield land with grade 2/3 agricultural status.
3. The village sewerage system has been pushed to the limit over a number of years. And still overflows into fields and the brook which is totally unacceptable.

I hope you will consider these points of objection and conclude that Colwinston is NOT suitable for development.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3664/DP2 Mr & Mrs Hill

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:
05/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Email

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

Unanswered Unanswered Unanswered Unanswered Unanswered Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

As a resident of 10 Maes-y-Bryn I would like to express my following objections to any buildings on the land between Colwinston Primary School & Maes-Y-Bryn.

1. The land is on a flood plain and development on this site will cause many issues and risks with building and future flooding.
2. The last development made to the village both at St Michaels Close and The Vines were made on the basis that there were NOT going to be any more building in the Village.
3. The Drainage in the Village of water is at a maximum and DWR Water can confirm this as it has reached its maximum.
4. The road access in and out of the development site is going to be a cause for concern of the local school and dangerous.
5. Volume of traffic is high in the village without adding potentially 20 or more cars in and out of this site.
6. The plans will be too close to the school inviting all sorts of privacy issues for both residents and child protection.
7. There are other areas just on the outskirts of the village for dwellings if you are that desperate i.e. proposed motor cross site or further down where the Hotel/leisure complex was to be positioned NOT COLWINSTON.
8. The houses at St Michaels Close are on the LDP affordable housing scheme this is enough put them somewhere else not behind a school this is an invite to allowing rapists, child pornography, paedophiles and the close proximity to a small school is inviting for this kind of behaviour.
9. There is no mains gas so the electricity supply is bad with many power cuts per year and the pylon at the rear of 10 Maes-y-Bryn had a major blow causing fire sparks at the last power cut such increase of demand in the village will cause many more and possible major blows in all pylons.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3665/DP1 Mr G Francis

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
07/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Email	Unanswered

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(16).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

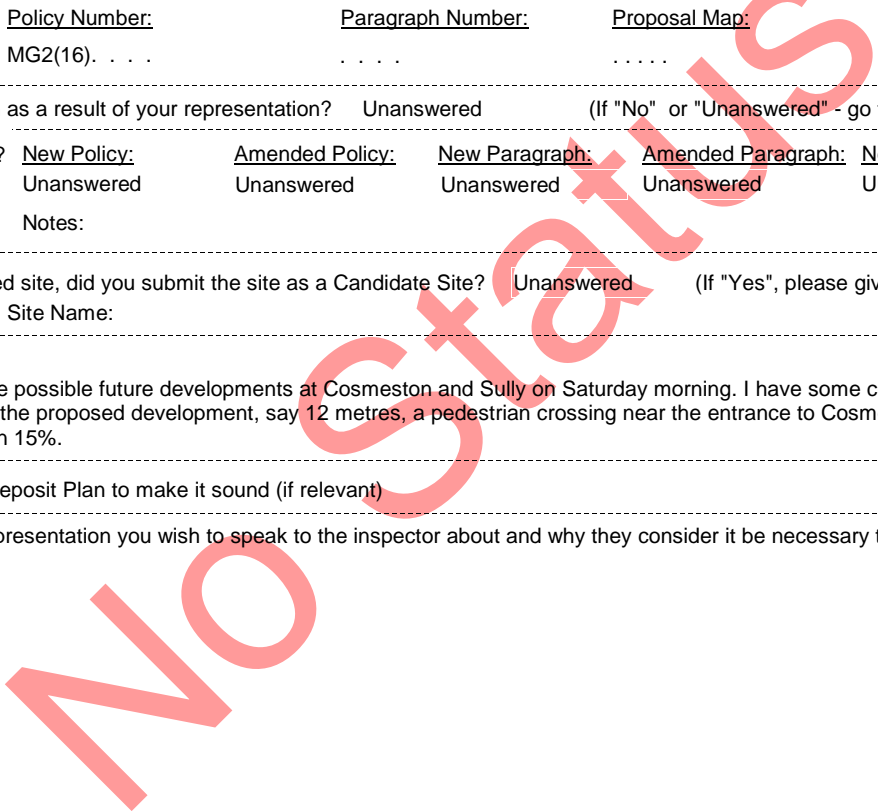
Site Name: Site Reference:

3e - Please set out your representation below:

Thank you to the member of staff who explained about the possible future developments at Cosmeston and Sully on Saturday morning. I have some concerns about the development at Cosmeston; I would like to see a green buffer zone between Lavernock Park, and the proposed development, say 12 metres, a pedestrian crossing near the entrance to Cosmeston Lakes, the cycle path upgraded from Cosmeston Drive to Lavernock and affordable houses of no more than 15%.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3666/DP1 Mr & Mrs J M Youde

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
13/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Unanswered

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(16).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

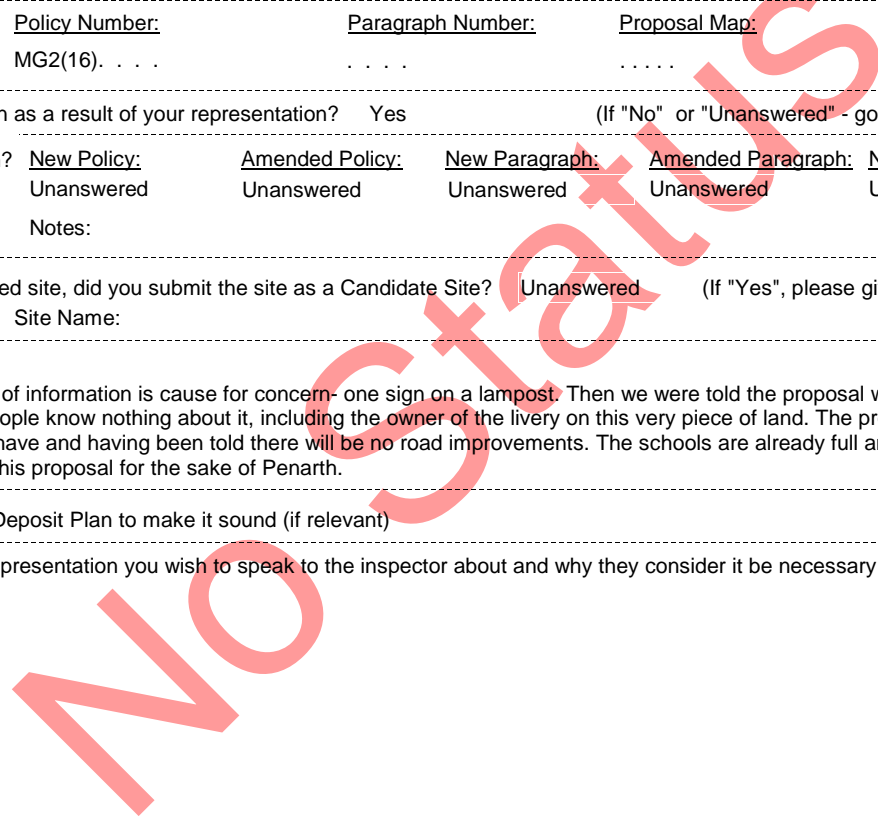
Site Name: Site Reference:

3e - Please set out your representation below:

The LDP could spell disaster for Penarth. The initial lack of information is cause for concern- one sign on a lampost. Then we were told the proposal would be in the local press- which it was not. We are now well into the consultation period of 6 weeks and many people know nothing about it, including the owner of the livery on this very piece of land. The proposal will be disaster for Penarth with up to 100 cars extra resulting in gridlock with the traffic problems we already have and having been told there will be no road improvements. The schools are already full and some are selling off pieces of land. The severn barrage is still a possibility- what then? We urge you to reconsider this proposal for the sake of Penarth.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3667/DP1 Mrs P G Fairfax

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
08/03/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
49.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Yes	Unanswered	Yes

Notes: A constraint forbidding vehicular access. Clos Llanfair should not become a busy through road. It was primarily intended to be a close.

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

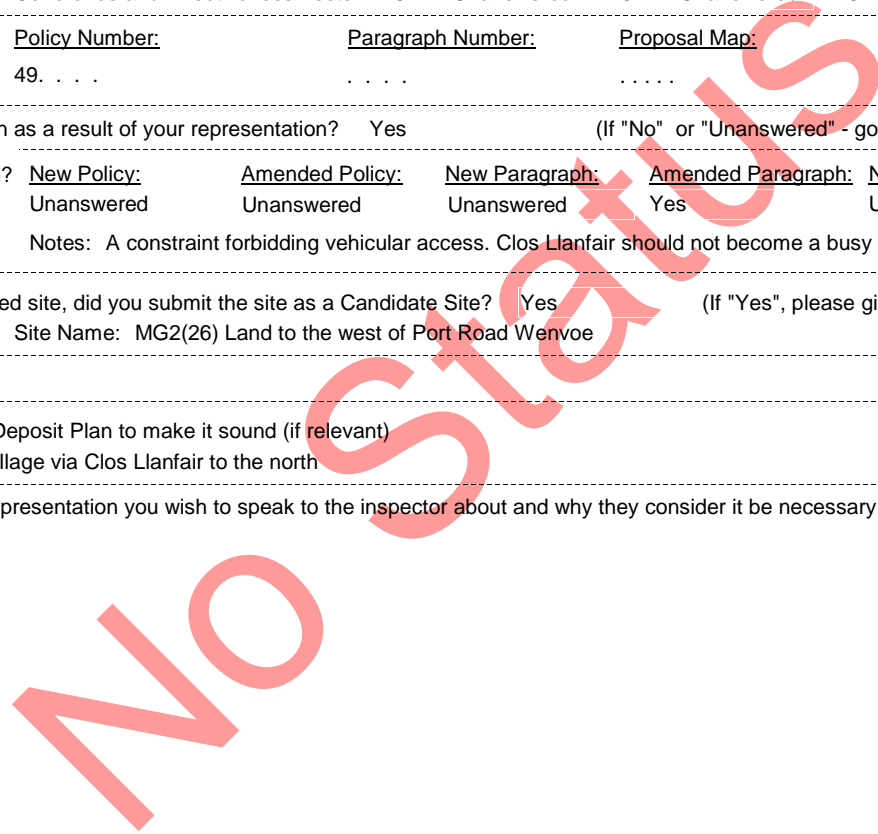
Site Name: MG2(26) Land to the west of Port Road Wenvoe Site Reference:

3e - Please set out your representation below:

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

MG2(26) Removal of note. Highway links with existing village via Clos Llanfair to the north

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3667/DP2 Mrs P G Fairfax

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
31/03/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
75. . . .	. . . .	. . . . MG2(26)	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to the west of Port Road, Wenvoe Site Reference: 2568/CS1

3e - Please set out your representation below:
See attached representation by Herbert R Thomas

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
See attached representation by Herbert R Thomas

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3668/DP1 Mr & Mrs TWJ Liscombe

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
08/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:

Vale of Glamorgan Local Development Plan, Land to the rear of Nant-yr-Adar Llantwit Major, Housing Proposal MG2(15)

We confirm we have seen the proposed plans and documents relating to the council's Local Development Plan for 345 houses to the rear of Nant yr Adar.

We are writing to you to view our objections to the above development our objections are listed below:

1. Increase in traffic along Ham Lane East and on to the estate i.e. Nant yr Adar, Heol y Felin, Lod Od Nant.
2. The infrastructure for the town i.e. doctors surgery, shops, schools, parking at the town
3. Access to the new development
4. Disturbing the wildlife in the woods and along the Hoddnant Stream
5. The bottom part of the proposed development is a floodplain
6. The amount of construction traffic using these roads whilst the development is ongoing

Please see enclosed photographs.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3669/DP1 Mrs M Price

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
08/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(15). . . .	. . . .	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
No	Yes	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

I consider the LDP to be unsound regarding site MG2(15) development of land to the rear of the Heol-y-Felin estate Llantwit Major for the following reasons:

1. The proposed access from Ham Lane East on to the road of potential highway access from Nant-y-Adar is totally unsuitable for the increased volume of traffic. There are 3 schools on Ham Lane east with Llanilltud Fawr Primary being on the corner of the proposed access road. At school times parking is a major issue with the road being totally blocked at times. This access is further congested at other times with cars parked for people using the Our Lady and St Illtud Church which is also on this junction. The proposed local highway improvement at the junction of Ham Lane East and Boverton Road would do nothing to improve this problem.
2. The possible contamination of the Hodnant Brook from both construction and further housing could be a major problem. Both the banks of the brook and the brook itself are of major environmental interest being the home of much wildlife including badgers, pheasants, kingfishers, herons etc.
3. As the area lies on a C2 Flood Zone it is of concern that the flow of the stream could be disturbed. In the past there has been flooding of the Ham Manor Residential Chalet Park which adjoins the site.
4. The service infrastructure of the town would not be able to cope with a further 345 houses in addition to the 100 houses planned for the proposed Plasnewydd site.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3670/DP1 A Cowley

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
09/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Yes C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:

The Vale plans to build 450 houses at Cosmeston is unsustainable:

The whole character of Lavernock/Cosmeston will be altered. Lavernock will disappear as 450 houses built here is a 100% increase in the village, which will just be an extension of Penarth.

The road congestion will be horrendous with another approx 1000 cars etc. Already we have a major problem with cars backed up from the Merrie Harrier to Cornerswell Road everyday, and at Cogan which suffers major air pollution which has been subjected to monitoring. The emergency services will also have a problem as Lavernock Road is the main route to hospitals etc.

Regarding shopping in Penarth there are no car parks. The shopkeepers already complain because of loss of business due to people unable to park, so Cardiff and the supermarkets gain.

The schools are full and would have to build extensions which would use us playing fields- not a good idea.

Re: Transport- The 1/2 hourly bus is usually full when reaching Cosmeston. The rail link has no provision for parking. Therefore cars would further clog the local streets.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by Representation ID No.)

Representor ID and details: 3672/DP1 Mr & Mrs Jamieson

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
09/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Email	Unanswered

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

MG2(16). MG2(25).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered

(If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

Unanswered Unanswered Unanswered Unanswered Unanswered Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered

(If "Yes", please give the Candidate Site Name and reference if known)

Site Name:

Site Reference:

3e - Please set out your representation below:

We would like to object strongly to the building of 450 houses on agricultural land opposite Cosmeston Park with a reserve site in Sully for an additional 650 Houses (your letters column, Penarth Times Thursday 8th March 2012).

Penarth cannot accommodate any further housing development without new access roads out of the town. All access roads into Cardiff are saturated with traffic which is now encroaching onto minor roads on housing estates, not built for this volume of traffic. We have noticed increased traffic during weekday rush hour and also on weekends travelling through Cowslip Drive in Penarth- it has become a short cut for drivers to access Redlands road from Windsor Road and vice versa. Windsor Road is gridlocked during rush hour as is Redlands Road.

It seems that Penarth is the "poor relation" to Barry at the moment. We all pay council tax, but most of this money is being spent on the re-generation of Barry. We are looking forward to the local elections in May this year so we can vote this Conservative Vale Council OUT.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3673/DP1 Ms E Davey

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	Unanswered

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG9.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:

RE: Proposed expansion of the present travellers site outside Llangan

I am a resident of Llangan. I have lived in Treoes and Llangan for approximately 20 years.

My children attended Llangan Primary School.

I am writing to express my concerns about the proposed expansion of the present travellers' site on the outskirts of Llangan village.

Access to the present site is via a narrow single track lane which would need widening to allow access of emergency vehicles (e.g. fire appliances, ambulances etc). The Fordham report highlighted the need for shops and essential facilities to be within walking distance to meet travellers' needs. The Llangan village has no shops, doctors or dentist within approximately 3 miles. The local school is within walking distance but the lanes are not lit and have no pedestrian walkways to the school.

Llangan Primary school has approximately 130 pupils and would be unable to cope with an influx of up to 40 children without major redevelopment of the premises. It also seems unlikely that the present road system around the village would be able to cope with a huge increase in the number of vehicles, as the roads are mainly single track lanes.

In addition to these valid concerns, I recall that the visiting site was the subject of a judicial review. This review announced the Llangan site was illegally allowed and that it would be reverted back to agricultural land.

I have no problem with the existing site or its occupants but any expansion would not be suitable or in the best interests of either the travellers or the local community.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3674/DP1 Mr & Mrs C.B. Walker

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
13/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - Yes CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(15).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
 VALE OF GLAMORGAN LOCAL DEVELOPMENT PLAN-LAND TO THE REAR OF NANT-YR-ADAR LLANTWIT MAJOR. HOUSING PROPOSAL MG2(15).

We confirm that we have viewed the plans and documents relating to your council's Local Development Plan proposals, and the following are our specific preliminary objections and protests relating to the suggested residential development for 345 houses on land to the rear of Nant-yr-Adar, Llantwit Major.

(1) If this development is regarded as an extension of the presently existing estate it represents a fourfold increase in the size of this estate relying on the same access road; this will obviously become greatly congested particularly at school times. Already parents or grandparents of children attending greatly congested particularly at school times. Already parents or grandparents of children attending the Llaniltud Fawr Primary and Nursery School park their cars, usually for some twenty minutes, on the Lon-od-Nant and Heol-y-Felin and on Ham Lane exactly opposite to the entry to the estate in front of the Catholic Church, this happens twice a day at setting down and pick up times. From 345 houses I think it is reasonable to assume some 300 extra school pupils and possibly some 200 extra cars clogging the estate roads at school times. I would assume that the new cross roads which would become necessary at the junction of Lon-od-Nant and Nant-yr-Adar will be very congested at busy times. The overload of traffic could present a serious danger if emergency vehicles are impeded.

(2) The question of employment opportunities for the residents of this proposed development should be considered; it is probable that a substantial number of these residents will become commuters to work outside Llantwit Major. If buses are to be provided the traffic situation will deteriorate further but if these people come to rely on rail transport this will necessitate further provision for parking adjacent to the railway station; these commuters will of course have to pass the schools or use Ham Lane South or Illtud Avenue or Fitzhammon Avenue; these alternatives avoid some of the school traffic and of course the humps which many drivers see as an unnecessary source of discomfort and a dangerous distraction from the traffic which includes school children on foot or in their own cars.

(3) During the building period this will no longer be a pleasant place to live with construction traffic, noise, dirt and pollution blighting the environment. The effect of all this on house prices will be catastrophic in the event of anyone needing to try and sell a house here.

Would you please confirm your receipt of these representations and also confirm that our objections will be reported in full to your council Cabinet when it considers the matter further before the Local Development Plan proposals are forwarded to the Welsh Government Planning Inspectorate.

We look forward to an early reply.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3675/DP1 Mr P Anderson

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
10/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Unanswered

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(13).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
 RE: Proposed development of Land at the Southern margin of Cowbridge marked MG2(13) on the Vale of Glamorgan Local Development 2011-2026

I am writing to voice my objection to the proposed development of land at the southern margin of Cowbridge marked MG2(13) on the Vale of Glamorgan Deposit Local Development Plan 2011-2026. I object to these proposals for the following reasons;

- This proposed development would create an unsightly urban sprawl entirely outside the current limits of the town.
- This land is valuable agricultural land which should NEVER be built on. Owing to the malign designs of our politicians we now have a huge increase in population and it will become increasingly important to maintain our agricultural land in order to feed them all.
- I have enjoyed access to the fields for my entire life and have many fond childhood memories of tobogganing down their slopes that future generation would be denied.
- The run-off rainfall from the proposed houses would comprise a toxic addition to the wildlife rich damp meadows that adjoin the river Thaw, and indeed to the river Thaw itself.
- The increased volume of sewage would provide an acute stress on a sewage system that already struggles to cope with the demands made on it.
- Access to the land would have to come from the St Athan Road which would have to be widened and straightened at great inconvenience to local residents over a number of years.
- Traffic in Cowbridge is already heavy and it can often take 15 minutes to drive from one end of the town to the other at peak times. More houses- more traffic.
- The local schools are already oversubscribed. Where are all the new children going to be educated?
- The dental practices of full
- The medical facilities are already strained.

It seems to be that planners' duty should be endeavouring to improve our living conditions not making them worse. I look at Llantwit Major and am deeply saddened that large portions of that once attractive ancient town are now an eye-sore, thanks to poor planning. I don't want Cowbridge to be blighted by the same urban sprawl. Let's keep at least one attractive town in South Wales. As you are well aware there is plenty of brown-field land in Cowbridge namely the now destroyed Grammar School and High School sites together with the Market Place (and I don't mean the adjoining playing fields). I see no need and much objection to developers being allowed to rape open agricultural land for their enrichment at the expense of others. Cowbridge is a victim of its own success which further urban sprawl would destroy. Should you choose to allow this development may I suggest the estate be called "Sewage Works View".

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3675/DP2 Mr P Anderson

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
13/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Unanswered

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: _____ Site Reference: _____

3e - Please set out your representation below:

I have no idea which document number or report I should refer to. However, as an ordinary member of the public I wish to object most strongly to the proposed urban sprawl to the south of Cowbridge notably the parcel of greenfield land marked as MG2(13) on the Local Development Plan. Please read my objections on the attached sheet.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Objections

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3676/DP1 Mr T Merrill

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
08/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	Unanswered

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(16).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Response to the Vale of Glamorgan Local Development Plan 2011-2026 following consultation of residents of the "Cliff Walk" neighbourhood in Lower Penarth, in particular those living at a Whitcliffe Drive address.

To the planning commission of the LDP

We fully understand the need for further residential developments in order to meet the demand for new homes. The plans for site location MG2 (16) include the construction of 450 "dwellings", which is a massive expansion of the Lower Penarth residential area with enormous impact on an already densely populated part of Penarth.

We have the following concerns, which need to be included in the early planning phase of such a large development site:

1)Traffic (residential and construction)- It is absolutely impossible to use the current residential roads off Lavernock Road (Brockhill Rise, Caynam Avenue, Stanton Way and Whitcliffe Drive) for feeding into the new development site. The construction traffic would lead to serious traffic congestions and would have a serious impact on the Cliff Walk recreational area. The same holds true for the traffic by the new residents once construction has been completed. We, therefore, strictly object to any idea involving the current residential roads (Brockhill Rise to Whitcliffe Drive) in order to gain access to the MG2(16) site.

2)Recreational area- The Cliff Walk is a very busy recreational area in Lower Penarth that attracts a multitude of dog owners (irrespective of the weather) as well as many walkers and cyclists (especially on a clear day). The MG2(16) development site with its planned 450 dwellings would cause a "collapse" of the current restricted belt of park area along the cliff top. We therefore, demand that the new site creates its own recreational area which may be an extension of the existing Cliff Walk.

Site MG2 (16) incorporation of old observer corps post which should be preserved.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3678/DP1 P N T Whiting

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
13/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(11). MG2 Housing Allocation	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

In order to continue the current reasonably healthy level of economic activity in Cowbridge there does need to be adequate parking. The Waitrose development will add parking spaces but the increased activity resulting from that development makes it questionable as to whether the increased spaces will satisfy any existing demand for parking.

If the cattle market is to close that will reduce economic activity in the town on market days and therefore other activities need to grow to compensate for this.

The cattle market is used very extensively for parking at present and the proposed parking alongside the town walls, as described in MG 2 (11) page 126 of the plan, will not meet present demand let alone future levels.

Cowbridge currently has too little provision of sheltered accommodation for older people and this results in the existing housing stock being under occupied as older people have nowhere to which they can move.

The Cattle Market Site could be used to provide both parking and relatively intensive sheltered accommodation.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The Cattle Market Site should be designated for perhaps 30 odd sheltered 1 & 2 bedroom flats in a 3 story complex to be situated to the South of the site overlooking the playing fields. Such a complex, with a garden to the South of the buildings would not occupy all of the site and substantial parking could still be provided on the site. The sheltered accommodation would be ideally situated for older people as they would have easy access to the Town Centre.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3679/DP1 J Davies

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(13).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

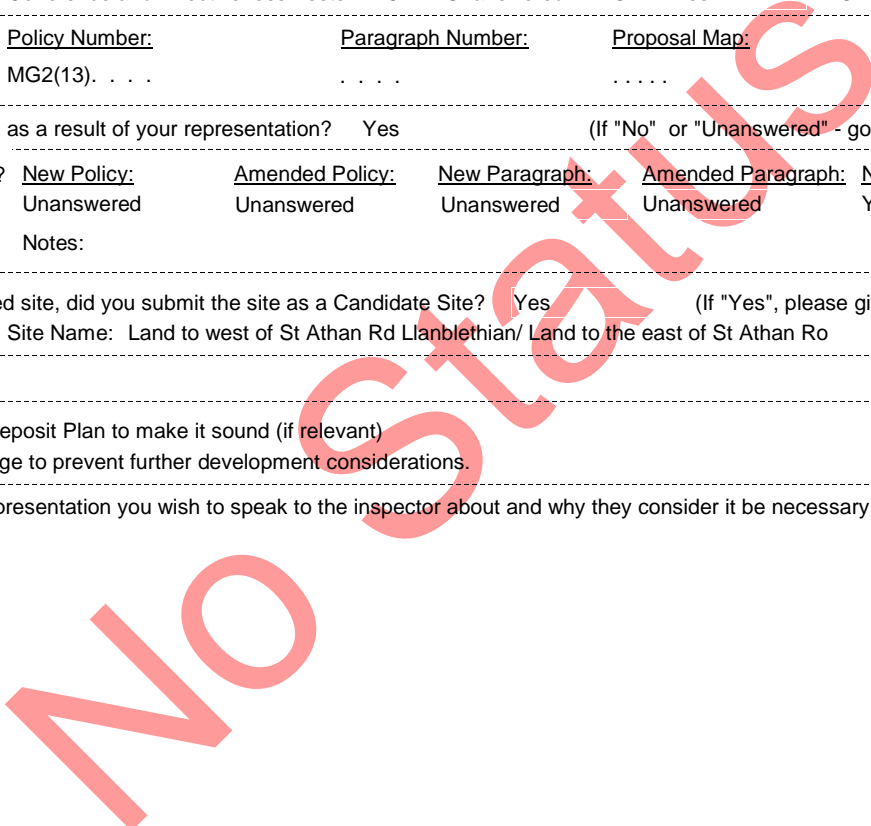
Site Name: Land to west of St Athan Rd Llanblethian/ Land to the east of St Athan Ro Site Reference: 2446/CS1 2446/CS2

3e - Please set out your representation below:

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3680/DP1 Mr D Ward-Thompson

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
14/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(34). . . .	5.11 - Settlement Hierarchy. . . .	. . . . MG2 - Housing Allocation	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

The proposed development of 150 new houses in Wick is not sustainable for a number of reasons:

- 1) Insufficient infra-structure - the sewage, waste management and water run-off have not been taken into account. The current facilities would not accommodate another 150 houses. Building additional facility would render the plan uneconomical.
- 2) Local amenities - Wick School would need to double in size to take the children of 150 new families in the village. This also renders the plan uneconomical.
- 3) Roads and traffic - Adding 150-300 extra cars on the roads of Wick, St Brides and Llyswerny would create serious problems. New by-passes would have to be built for Llyswerny and St Brides. There is no employment in Wick, so all new incomers would have to commute along roads that are already over-full, such as the single-track road through Llyswerny, and where accidents frequently occur. The number of accidents would increase along with the number of road users.
- 4) Tourism - 150 new houses in Wick would be detrimental to the views from the Heritage Coast Footpath and surrounding areas, which are all currently very pleasantly rural. It would totally transform the rural nature of the village.
- 5) There is no employment in this part of the Vale to support the additional influx of people.

Consequently, this proposed building work is neither sustainable nor economically viable, and should be abandoned.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The plans to build new houses in Wick on a greenfield site should be abandoned. Suitable brownfield sites should be used instead - for example in Barry and Llandow.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3683/DP1 R J Buswell

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Speak at hearing
15/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(15). . . .	7.56 - Employment Allocation. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Yes	No	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:
I do not consider the deposit plan to be sound and believe that it should be changed.

Under Policy MG15 para. 7.56 it is proposed to allocate a large part of the Cowbridge livestock market site for housing. In my view the whole area should be allocated for car parking.

- Cowbridge is not simply an historic town reliant upon tourism and visitors. It has a successful economy based on a range of service industries and retailing, providing employment opportunities for a large part of the Rural Vale. Many of these are high order services including solicitors, banks, accountants and other financial services and estate agents and auctioneers. There is a wide range of restaurants, cafes and public houses which draw in customers from a wider geographical catchment. Many of those who work, shop and socialise in the town need access to its facilities by car.
- There are also considerable travel- to -shop movements, again primarily by car. In addition to the diurnal movements there are many movements associated with a range of economic and social events including some large annual ones such as the Book Festival, the Music Festival, the Food and Drink Festival, Reindeer Day and more frequent ones such as the fortnightly Farmers' Market. Cowbridge is a very lively social centre and its clubs and societies provide a range of activities from the monthly Film Society (Big Screen), the History Society, Gardening Club, Probus, the Rotarians etc to sporting and athletic activities. In addition to serving the town all of these have members in the villages of the surrounding Rural Vale.
- There is little or no evidence in the LDP on the importance of Cowbridge as a centre of employment, opportunity and economic and social activity
- Both economic and social activities require adequate car parking facilities which the town would not have if it lost the Cattle Market site provision. Visitors' shopping trips are discretionary; if they cannot park they won't come. For those local people who depend upon the town for shops and services car parking is vital otherwise the local economy will be endangered. Any benefit to the Council from the sale of the Cattle Market site will soon result in a sharp reduction in economic activity as customers go elsewhere, rapidly leading to a consequent long term loss of investment, employment and business rate revenue to the Council.
- While the arrival of Waitrose is welcomed its effect will be to generate more spatial mobility between homes, work and shopping. With the loss of the Cattle Market site to housing there will be no net gain to the Town's parking capacity from the the Waitrose site. Indeed, it is likely to exacerbate this shortage as shoppers from Cowbridge and the surrounding villages will chose to shop in the town rather than Bridgerod or Culverhouse Cross.
- In a petition by 2,700 signatories, and submitted by the Cowbridge and Llanblethian Residents Group to the Vale Council following the cabinet resolution dated 20 September 2006, it was made clear that the signatories opposed the Vale Council's plans 'to deem the site surplus to the council's requirements and dispose of the site...' and valued the livestock market site for parking. The views of 2,700 signatories appear to have been ignored by whoever drew up the LDP.

Representor ID and details: 3683/DP1 R J Buswell

7. Cowbridge is a thriving town with a very rapid rate of take up of housing whether for sale or rent; its shops and offices rarely stay vacant for long (currently there are only two such vacant shop premises and one vacant office). and the demand for places at its excellent schools and further education community college. Its prosperity as a small historic town must not be undermined by a lack of analysis of its real economic and social function leading to an ill- thought out planning decision with regard to car parking. The Vale needs 'boom towns' like Cowbridge.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Policy MG 15 should be removed with the Cattle Market site in Cowbridge re-designated for car parking.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Policy MG15

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3684/DP1 E Thorne

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
13/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Yes

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(19).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

It appears that those considering the plan have given no thought to the traffic chaos that will be caused by its implementation.

Already the Cardiff Road through Dinas Powys to Cardiff experiences great bottlenecks of traffic especially during the periods of travelling to and from work at the busy times. Building another 340 odd houses will certainly add to these bottlenecks not only on the Cardiff Road but Murch Road.

Although a short bus route has been constructed to help ease the traffic, it has had not a great deal of effect and there are often queues from the traffic lights near the Infant School and the Merrie Harrier.

It is also sometimes to find ease of passage in Murch Road because many of them have only room for one car on their driveway when there are more drivers in the houses. Taking the access road through Windyridge would be a disaster. It is already crowded with parked cars when everyone is home from work.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I think this whole plan should be reconsidered and some other access- perhaps through Sully Road be considered.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by Representation ID No.)

Representor ID and details: 3685/DP1 Mrs G Magnay

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
14/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

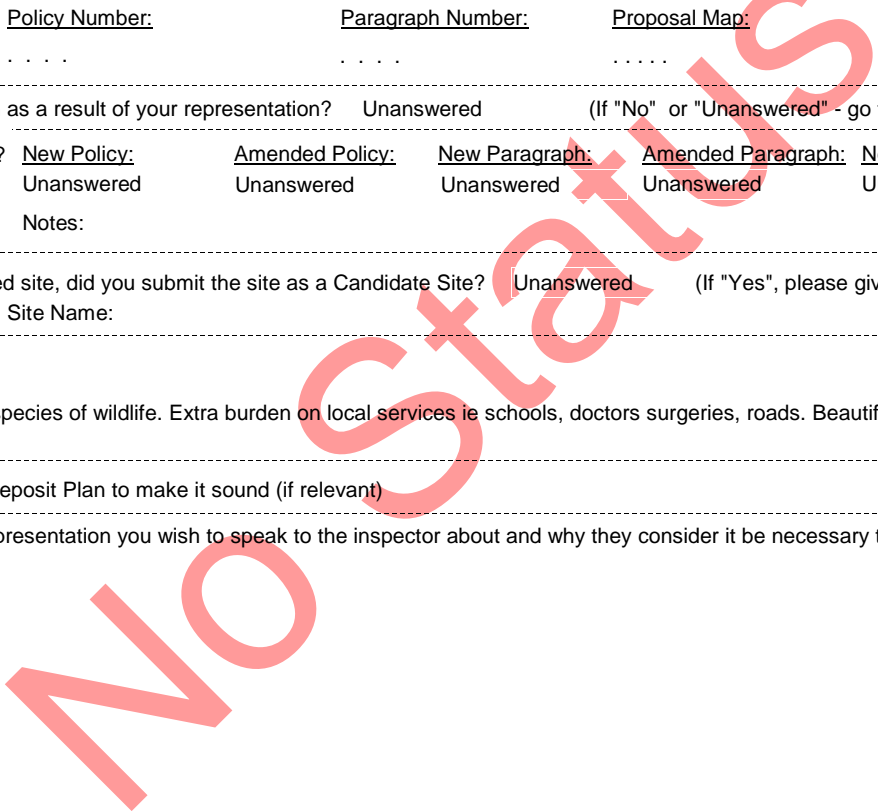
<u>Site Name:</u>	<u>Site Reference:</u>
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3e - Please set out your representation below:

LDP MG2(13)
 This area is a conservation area and is a home to many species of wildlife. Extra burden on local services ie schools, doctors surgeries, roads. Beautiful countryside lost forever. I strongly oppose this development.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3686/DP1 Mrs R Mears

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
14/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Unanswered

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(16).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

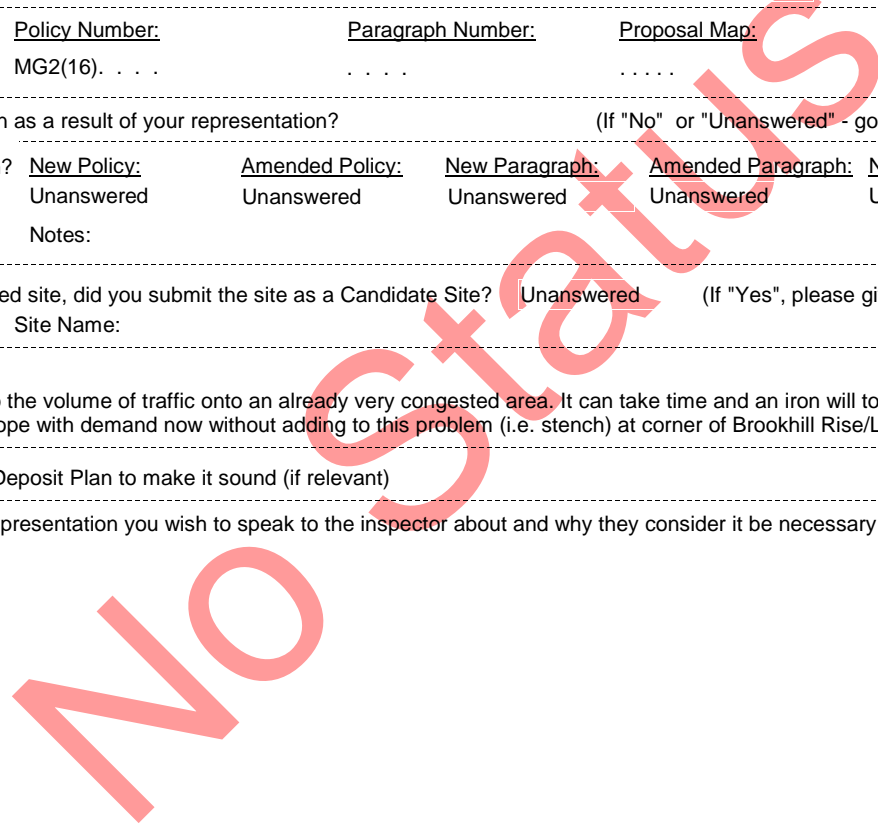
Site Name: Site Reference:

3e - Please set out your representation below:

The proposed site to build 450 houses, is going to add to the volume of traffic onto an already very congested area. It can take time and an iron will to cross Lavernock Road to catch the bus at present! Also the present sewerage system does not seem to be able to cope with demand now without adding to this problem (i.e. stench) at corner of Brookhill Rise/Lavernock Road.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3687/DP1 Mr P C Soderland

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
15/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(16). . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

In my opinion this plan is totally unsustainable apart from ruining this green and pleasant area, to increase the traffic problem already at saturation point by building a further 450 houses in the area I believe is irresponsible. This means another 900 plus vehicles on Lavernock Road etc, causing high air pollution in a conservation area.

To say people will use public transport will not happen. A single decker bus runs at 1/2 hour intervals, to think this will cope is fantasy. The rail at Penarth will cause commuters to block streets in the local area causing further problems.

Lavernock Road is a main route for ambulances to Llandough, a delay by traffic could be fatal. Schools are full to capacity. Many more to be built to accommodate hundreds (possibly more) children. Where?

Traffic at Cogan is already a major problem with pollution. There are only two exits from this area of Penarth, being Penarth Road (and lane) with its numerous retail outlets. The other is Leckwith, and only entrance to a major hospital. Cosmeston Country Park is very busy throughout the year especially during the summer months when it becomes hard to park in the allocated spaces.

Very few people were aware of the LDP until a recent notification in the 'Gem', a free newspaper circulated mainly in Barry! The Penarth Times were contacted and claimed to be unaware of these plans. The LDP appear to have a bias against Penarth.

Further , the site allocated opposite Cosmeston Lakes is a livery stables. The owner has not been advised that his business is under threat until recently. This site is home to approx 20 horses, whose owners rely on this site. Once built on will be gone forever.

Surely there must be an alternative site to what amounts to a new town in the Vale? The severn barrage is still a possibility, what happens then? More traffic! This area should be preserved not destroyed.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3688/DP1 J Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
15/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(16).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

With reference to the development at Cosmeston (MG2[16]) of 450 houses. I object strongly against this proposal for the following reasons:

- 1) There is already a business on this supposed vacant site which caters for the riding community which is very popular in this area. So are you proposing to evict the Livery Stables owner off this land which he has leased for many years?
- 2) Road congestion i.e. there is only 2 exit roads out of Penarth to Cardiff. These are already at saturation point, and a further 900 plus vehicles on these roads will make life unbearable.
- 3) The infrastructure is not there as regarding transport. There is a bus every 1/2 hour which starts in Barry so is already fairly full when it reaches Cosmeston. To use the rail link- people will drive to the station and have to park up by clogging up the streets (which is already happening), as there is no car parking facilities and no available space to put one.
- 4) The schools are already full and to extend them by using school playing fields is not acceptable. We already have an obesity problem with children.
- 5) Surgeries are over subscribed to get an appointment now takes 2-3 weeks unless it is most urgent.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3689/DP1 J Morris

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
15/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(16).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Yes	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

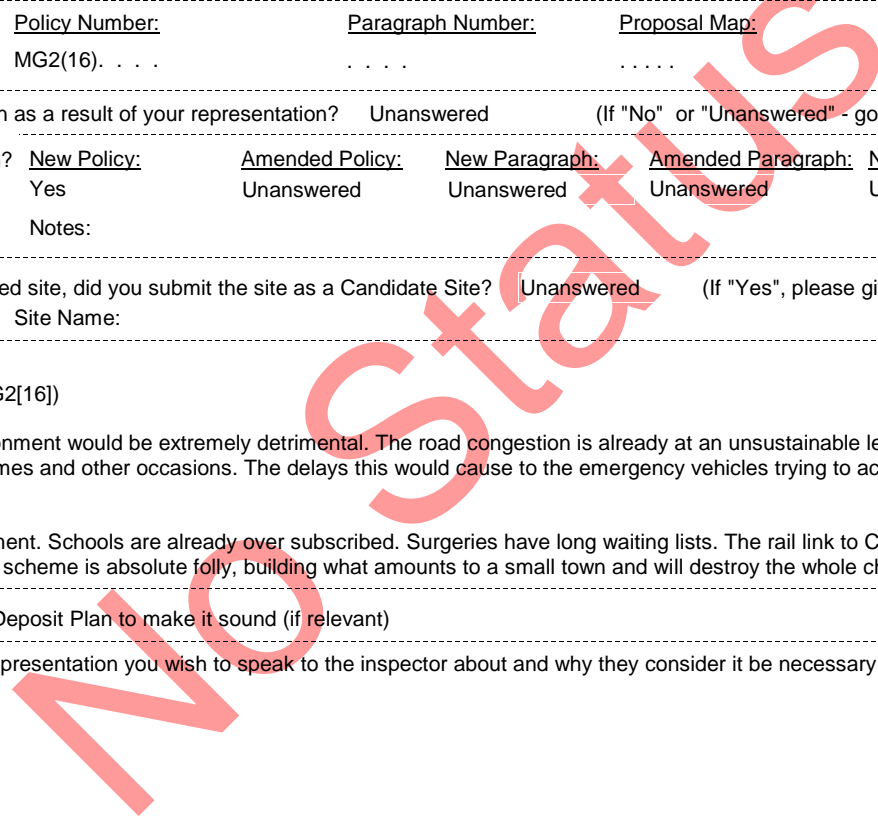
Re:- The Development of 450 houses at Cosmeston (MG2[16])

I strongly oppose this proposal. The impact on the environment would be extremely detrimental. The road congestion is already at an unsustainable level. Unfortunately for the residents of Penarth there are only 2 road exits, both of which have long tailbacks at peak times and other occasions. The delays this would cause to the emergency vehicles trying to access these roads for Hospitals, Fire and Accidents could lead to serious consequences.

The infrastructure is not suitable for any further development. Schools are already over subscribed. Surgeries have long waiting lists. The rail link to Cardiff has no parking facilities and no space to build one, forcing commuters to further clog surrounding area. This scheme is absolute folly, building what amounts to a small town and will destroy the whole character of this area.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3690/DP1 M D Turner

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
15/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Unanswered

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(16).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

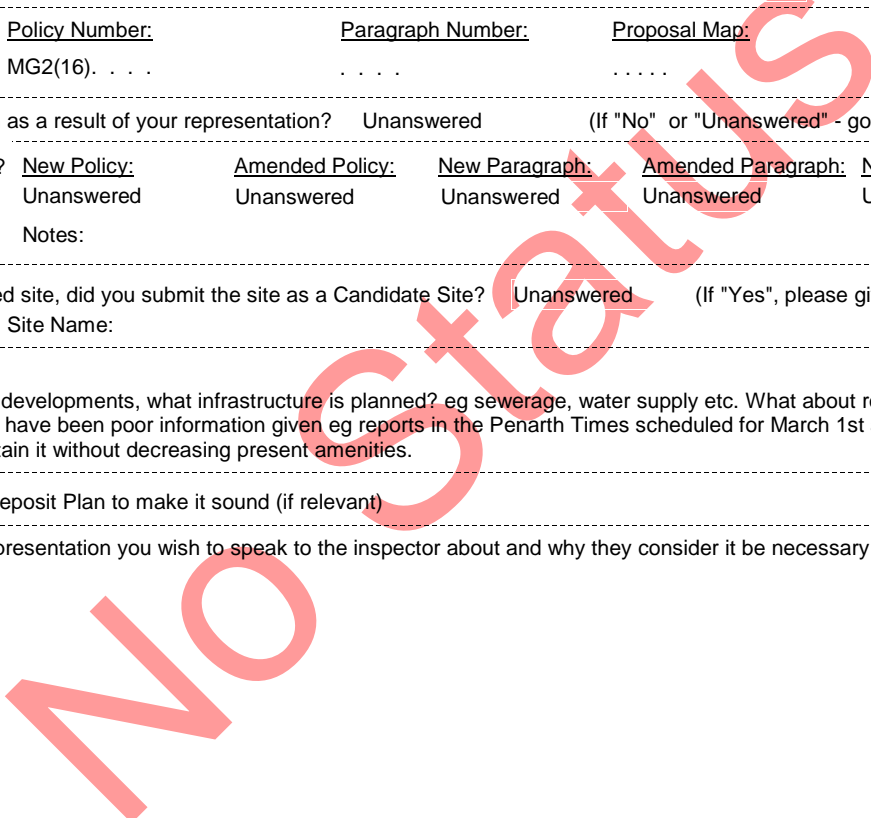
Site Name: Site Reference:

3e - Please set out your representation below:

I consider this site is totally unsuitable for further housing developments, what infrastructure is planned? eg sewerage, water supply etc. What about road congestion and the accompanying danger of accidents involving traffic, cyclists and pedestrians. There seems to have been poor information given eg reports in the Penarth Times scheduled for March 1st and/or March 8th were non existent. Penarth does not need so much more building, it does not have the ability to sustain it without decreasing present amenities.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3691/DP1 Mrs H Stewart

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
15/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Unanswered

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

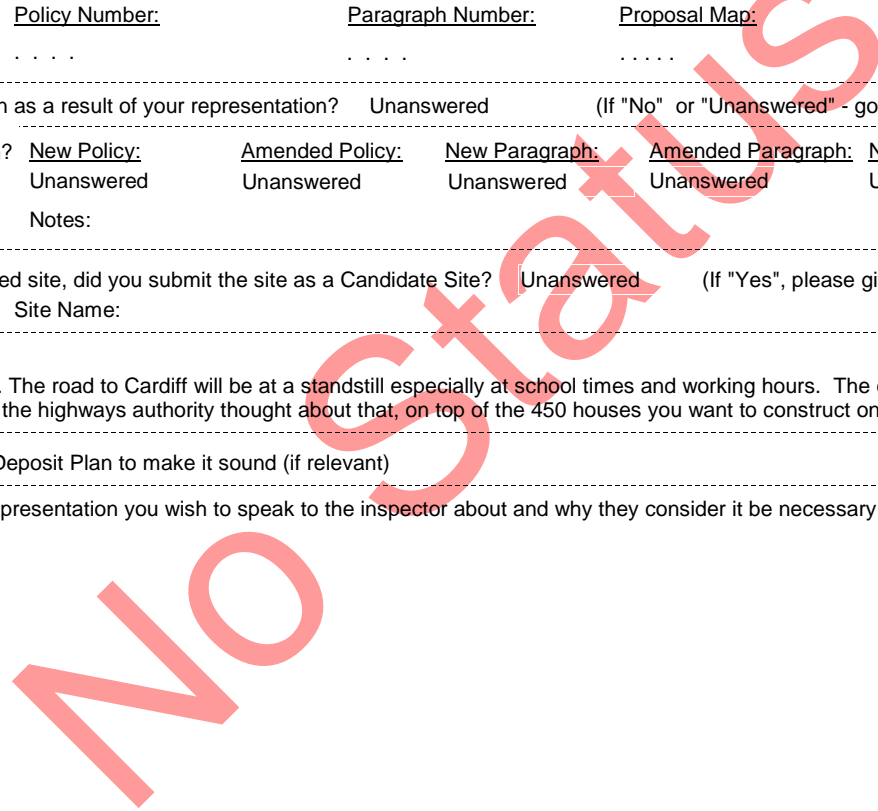
Site Name: _____ Site Reference: _____

3e - Please set out your representation below:

I think this proposition has not been thought out properly. The road to Cardiff will be at a standstill especially at school times and working hours. The construction of a new school- I mean schools PLURAL at St Cyres Road will cause chaos at the Merrie Harrier. Have the highways authority thought about that, on top of the 450 houses you want to construct on the MG2 (16) site who will no doubt have cars plural.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3692/DP1 CJ Rees

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
14/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	Unanswered

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(19). MG2(20).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
The Local Development Plan

I am writing with regard to the Local Development Plan for the areas around Dinas Powys.

I have read the details of the UDP Justification for Part 1 Policies and understand the perceived need for extra housing in the area. I do however question the proposals for future developments in the areas indicated on plans circulated to local residents.

You will be aware of the great concern that many people have of the traffic impact of these developments, and the belief that little thought has been given to this problem. I cannot believe that your planning department are prepared to accept that the substantial extra traffic load along Cardiff Road and Pen-y-Turnpike will be tolerable when already at busy times the traffic along Station Road through the village and along Cardiff Road is stationary. The flow of several hundred extra vehicles feeding from Murch Road onto Cardiff Road will result in traffic backing up from the lights at the Merry Harrier through the village centre as far back as the Barry Road.

I trust that a Traffic Management Plan, if produced, will highlight to the Authority's Planners the difficulties that the current proposals will generate and as such, promote a re-appraisal of the situation.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3693/DP1 Mr & Mrs N Pollard

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
14/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:

RE: Vale of Glamorgan Local Development Plan 2011-2026. Specifically - Policy MG2 item 28 Colwinston – Land to the rear of St. David’s Church in Wales Primary School, Colwinston – To build 60 Residential dwellings.

I refer to the above proposed development at the rear of Colwinston Primary School and would like to register out concerns as to the viability of the scheme, thinking particularly of the village’s limited facilities and it’s very particular drainage issues. You must be aware of the flooding problems in the lower village in recent years and would like to know what plans you have to solve these problems, which are likely to be exacerbated by this proposed development.

Whilst we appreciate this proposed possible development is still at an early stage we do have severe reservations about the proposal, particularly its affects to Beech Park. Furthermore we understand access to Beech Park may be changed and we would certainly like to know more about this possibility?

Therefore my wife and I would like to register our formal worries and reservations to the proposed new build and would request to be kept advised of any future developments/ time plan regarding the project.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3694/DP1 J & N Billingham

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
14/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(26). MG2(29). MG22(3).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:
RE: VALE OF GLAMORGAN LOCAL DEVELOPMENT PLAN

We are writing to express our view on the local development plan issued by the Vale of Glamorgan Council which is currently available for consultation.

We have a number of objections to the plans specifically those that relate to our own community of Wenvoe. These objections are outlined below.

MG-2 (26) Land to the West of Port Road Wenvoe (6.98 ha - 150 homes)

1. Firstly we would like to highlight the small field at the very west of this planned development. The field abuts Port Road and the garden centre. This field is filled with orchids - certainly common orchids, possibly bee orchids and other flowers. We are not wildlife experts but the field contains a rich variety of fauna and flora. Before these plans go any further there is a need for a full and comprehensive ecological appraisal of this field and surrounding hedgerows. This appraisal should be carried out in full partnership with the award winning Wenvoe Wildlife Group who have a magnificent track record in protecting orchids and the natural environment locally.

Your document states under MD6 page 63 that " new residential, commercial and community development will be required where possible to positively contribute to biodiversity" and also that "maintaining and enhancing existing important biodiversity features exist such as woodlands, trees, hedgerows, wetlands, water courses, ponds, green lanes, green corridors, geological features and habitats".

This development contradicts these stated aims in the development plan. The plan by point 6.25 even has picture of a field containing orchids; exactly the type of habitat that will be destroyed for ever by this planned development.

2. This development which plans to build 150 homes is totally overwhelming to the size of the village. It will swamp the village. The nearby developments in Barry and Culverhouse Cross will mean that there are only a few fields either side of the village destroying the uniqueness of Wenvoe.

The plan states on page 144 that "highway links with existing village via Clos Llanfair to the north". This will result in at least 150 house holders most of whom will have at least one car having to drive down this current cul de sac with quite narrow roads and then on through the village. Wenvoe is currently designed so that there are very few 'through roads' ensuring traffic is kept to the 'main roads' through the village. This plan will certainly have an extremely negative effect on the quality of life of all those residents living on the south side of the village; in particular residents of Clos Llanfair, the private drive off Clos Llanfair, Church Rise, Walston Road and Old Port Road,

Representor ID and details: 3694/DP1 J & N Billingham

On page 84 of the plan (MG-6) it states that "new development will not be permitted where the proposed development 3. is of a scale and form that is commensurate with the surrounding area" and 5 "has no unacceptable impact on the amenity and character of the locality by way of noise, traffic, congestion and parking".

Furthermore under MD1 (point 5) the plan states "where new infrastructure can be provided without any unacceptable effect on the natural or built environment"

It seems to us that this development for Wenvoe contravenes the above aims within your plan and on that basis we object strongly to the proposals.

3. We would like to propose that the local development plan as well as the green wedge to the north of the village makes the land to the south - from the village to development MG2 (9)- a green wedge to prevent as your plan states "the coalescence of settlements". This has become more vital now that the new crematorium has been developed on part of this land.

MG 22(3) Development at HTV studio

This development should not be progressed. It is a smaller version to those plans that were rejected a few years ago when some of the main concerns surrounded traffic on Port Road and at Culverhouse Cross itself— these concerns still remain.

We were well aware of the history and development of the Culverhouse Cross junction as Nigel has written three books on the history of Ely which includes this area. Therefore we have some historical perspective on how the traffic has continually increased in this area.

This development will add at least 220 cars almost daily using this junction. There are no cycle paths available and the current bus time table during rush hour (no bus between 8.15a.m and 9.10 am) makes car travel the only feasible option for commuters. The extra traffic resulting from this development will only add to what are already unacceptable levels of traffic and delays.

Further traffic levels caused by this development will lead to more car users using Wenvoe as a 'cut through' down Old Port Road to Culverhouse Cross thus having a negative impact on the quality of life of Wenvoe residents. More commuters will also use Caerau Lane as a short cut; a road that is woefully inadequate to cope with more traffic. This increase in traffic will have major implications for the catholic school and residents at the 'top end' of Caerau.

We trust that our objections will be seriously considered and that you will rethink your plans for these two developments around Wenvoe.

We look forward to hearing from you.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

NO STUTUS

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3695/DP1 K Carroll

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
15/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Examination

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG9. . . .	7.44. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
Representation on policy MG9

This response is to object to the inclusion of the site at Llangan as a Gypsy site to provide 6 permanent pitches and 15 transit pitches.

This response is made on behalf of Kathleen Carroll, a Romany Gypsy who currently lives on the site at Llangan with her family. Mrs Carroll and her family have been living on the site for the last 18 years and it is their home. Mrs Carroll's adult son Kaleb has profound learning difficulties, autism and epilepsy. He has extremely limited speech and very limited communication skills. A report from his doctor detailing his conditions is attached.

The Local Development Plan must be sound in order to satisfy the legislative legal requirements. We do not consider that this policy meets the test of soundness in respect of Consistency Tests, Test CE2, Test CE3 and Test CE4.

Test CE2

Test CE2 requires policies in allocations to be realistic and appropriate having considered the relevant alternatives and to be founded on a robust and credible evidence base.

It is not disputed that there is a need for 6 permanent pitches and 15 transit pitches within the Vale of Glamorgan. However there is no reliable evidence that the site at Llangan is the most suitable site for location for these pitches to be provided.

The site is not within reasonable distances of facilities and services with good access to local facilities. The nearest towns to the site containing shops and facilities are Bridgend which is approximately 5 miles away from the site and Cowbridge which is approximately 4 miles from the site. This is acknowledged in the sustainability assessment, which concludes that the site is within an unsustainable location. It should also be noted that the sustainability assessment assess the site as having 42 single negatives and 9 double negatives as opposed to only 27 single positives and no double positives.

The site is at risk of flooding. Mrs Carroll can confirm that the ground gets very marshy when it rains and north of the site often floods in bad weather. This is confirmed in the Gypsy and Traveller Site Assessment background paper November 2011.

There is no evidence to demonstrate that the number of pitches proposed which would include more than 27 caravans plus associated ancillary development can be accommodated within the site, especially when the northern area of the site must be excluded due to flooding.

Representor ID and details: 3695/DP1 K Carroll

There is no consideration of the impact on the open countryside and the character and appearance of the area. The site may not be within any specific area of constraint but it is within the open countryside and a site of this scale would cause significant visual harm. Furthermore there is no evidence to demonstrate that the access and highway network can cope with the large amount generated by such a large site.

A Gypsy and Traveller Site Assessment Background Paper (November 2011) purports to demonstrate that a search for sites has been carried out, sites compared to each other and the most suitable identified, being the site at Llangan. However there is no evidence to suggest that a coherent call for sites was carried out before the preparation of this assessment.

There is reference to a call for sites in 2007. However, in 2007 when this alleged call for sites took place the Cardiff and Vale of Glamorgan survey and Assessment of Gypsy Traveller Accommodation (August 2008) had not been published. Prior to publication of this report the Vale of Glamorgan Council did not consider that there was any need for any additional Gypsy and Traveller sites. This was evidenced in meetings had with planning officers at this time. Therefore any call for sites would have been directed at housing and employment use and it is extremely unlikely that any reference was made to Gypsy and Traveller sites given the Council's position on need for sites at this time. There are different considerations between potential land for housing and employment and potential land for a Gypsy site, particularly in relation to the site of the pieces of land put forward and their location.

At this time and for many years before the Council were well aware that we represented Mrs Carroll and that she herself had a piece of land which she considered to be suitable as a site. On numerous occasions we met with Planning Officers and corresponded with the policy making team regarding use of Mrs Carroll's piece of land as a site. We also made constant enquiries of the GTAA results as evidence of additional need in the Vale of Glamorgan. Despite this no mention was made of any call for sites. Mrs Carroll herself was never made aware of any call for sites and did not see any local advertisements.

The failure of the Council to undertake a call for Gypsy and Traveller sites renders this policy unsound as a fully comprehensive assessment of all available land within the district for this purpose has not taken place.

As a result of this failure the only land the Council have considered is land within their control (with the exception of some areas owned by the Welsh Church Act Estate Committee). A lot of the land was land had already been allocated for competing uses and so was rendered automatically unsuitable without any real consideration of its potential.

Had a call for Gypsy sites taken place and properly advertised, Mrs Carroll would have put forward land that she owns elsewhere as a suitable site. This site could then have been considered and compared to the existing site as a possibility to meet the needs of Gypsies and Travellers, including Mrs Carroll.

As detailed above, Mrs Carroll and her family have very specific accommodation needs as a result of the health needs of the family and Kaleb in particular. There is no evidence that the Council have considered their needs in reaching a decision to create an additional 20 pitches on the land which is her home. Kaleb's specific and severe care and support needs require a certain lifestyle. While it is accepted that, due to the severity of his needs Kaleb is now looked after in a care home during the week, he continues to stay at the site every weekend. This is an extremely important part of his life, necessary for his own wellbeing and his mothers. His conditions are such that he requires consistency and he would not be able to cope in a crowded environment, particularly with strangers who are coming and going. Living in such an environment would have a significantly adverse effect on his mental health and his general wellbeing. Mrs Carroll also suffers from poor health has been exacerbated by the sudden knowledge that her living accommodation could change dramatically without any consultation with her.

The Council have a duty to provide suitable accommodation for the family under the Housing Act. If this site is allocated and developed this will no longer provide suitable accommodation for Mrs Carroll and her family. The Council will then have a duty to find alternative accommodation for Mrs Carroll and her family. This does not achieve the aim of the policy which is to provide sites to meet the needs of Gypsies and Travellers in the area. The failure of the Council to consider the realistic implications of the policy and the needs of Mrs Carroll and her family renders the policy unsound.

The Council have also appeared to have failed to consider the possibility of having more than one site to meet the identified need. Smaller sites would have less impact on the character and appearance of the area and are often preferred by Gypsies and Travellers. A small site also reduces the number of traffic movements generated in a specific location and the impact on the road network and on facilities and local communities.

In conclusion, there has been a significant failure to undertake a fully comprehensive assessment of sites to ensure that the most suitable were allocated to meet the identified need required a specific and well advertised call for land which might be suitable for use as a Gypsy site, to include contact with the local Gypsy and Traveller community, who are often illiterate, to enable their full inclusion and participation in the progress. This applies equally to all stages of the consultation process. There is no evidence of any efforts made at any stage to engage these groups of people who have specific needs in consultation and are directly affected by the document. Mrs Carroll herself has only just become aware of the process at this late stage and this matter directly affects her home. This failure to fully consult renders any evidence collected unreliable and the document unsound.

Test CE3

There is no evidence that this site can be delivered and the policy implemented. At present there is only 1 family on the site. No site plan has been prepared to demonstrate how the additional 20 pitches will fit onto the site. Given the strict guidelines relating to distances between caravans, and the flooding issues, it is considered extremely unlikely if not impossible for this number of pitches to be safely accommodated on this land.

Representor ID and details: 3695/DP1 K Carroll

There does not appear to have been any consideration of the suitability of the access and the surrounding road network to accommodate the significant level of traffic that will be generated by the proposal. Guidance suggests that each household is likely to generate 6-8 trips a day. This will be greater for those who are occupying transit pitches. The transit pitches will also involve vehicles towing caravans being driven on and off site on a frequent basis. This is a significant increase in traffic movements from the limited movements of the one small family currently occupying the site and there is no evidence to suggest that the access and the surrounding road network will be able to cope with this additional traffic. Consequently there is no guarantee that the policy can be safely implemented.

Even more importantly, the suitability of the site to accommodate its existing occupants, to whom the Council owe a duty, has not been considered. As detailed above it would not be possible to meet their specific accommodation needs on this site if it is developed as a 21 pitch site. This policy cannot therefore be implemented to achieve its required aim, which is to meet the accommodation needs of all gypsies and travellers in the Vale of Glamorgan.

Test CE4

The policy allocates a specific site to meet needs. It does not provide any flexibility for those Gypsies and Travellers whose needs could not be met on this site. There is no alternative suggested and if for any reason the site becomes undeliverable this policy provides no solution.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

For the Deposit Plan to be made sound we consider that Policy MG9 must be substantially amended to allocate 5 permanent pitches and 15 transit pitches to alternative locations within the district, leaving 1 allocation of a permanent pitch at this location for the existing site occupier.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

The allocation of sites by policy MG9 directly affects Mrs Carroll's home. No consultation has taken place to date despite this fact. It is of fundamental importance to her that her views are acknowledged and taken into account.

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3695/DP2 K Carroll

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
15/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Examination

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MD12. . . .	1.1. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

This response is to object to criteria 1 of policy MD12. For the reasons set out in our response to policy MG9 (see below) we do not consider policy MG9 to be sound. On the same basis we therefore object to the inclusion of a requirement in the criteria based policy that needs cannot be met on the site allocated as MG9 as we object to its allocation. If policy MG9 is found to be unsound it follows that this part of Policy MD12 is also unsound and requires amending.

This response is to object to the inclusion of the site at Llangan as a Gypsy site to provide 6 permanent pitches and 15 transit pitches.

This response is made on behalf of Kathleen Carroll, a Romany Gypsy who currently lives on the site at Llangan with her family. Mrs Carroll and her family have been living on the site for the last 18 years and it is their home. Mrs Carroll's adult son Kaleb has profound learning difficulties, autism and epilepsy. He has extremely limited speech and very limited communication skills. A report from his doctor detailing his conditions is attached.

The Local Development Plan must be sound in order to satisfy the legislative legal requirements. We do not consider that this policy meets the test of soundness in respect of Consistency Tests, Test CE2, Test CE3 and Test CE4.

Test CE2

Test CE2 requires policies in allocations to be realistic and appropriate having considered the relevant alternatives and to be founded on a robust and credible evidence base.

It is not disputed that there is a need for 6 permanent pitches and 15 transit pitches within the Vale of Glamorgan. However there is no reliable evidence that the site at Llangan is the most suitable site for location for these pitches to be provided.

The site is not within reasonable distances of facilities and services with good access to local facilities. The nearest towns to the site containing shops and facilities are Bridgend which is approximately 5 miles away from the site and Cowbridge which is approximately 4 miles from the site. This is acknowledged in the sustainability assessment, which concludes that the site is within an unsustainable location. It should also be noted that the sustainability assessment assess the site as having 42 single negatives and 9 double negatives as opposed to only 27 single positives and no double positives.

The site is at risk of flooding. Mrs Carroll can confirm that the ground gets very marshy when it rains and north of the site often floods in bad weather. This is confirmed in the Gypsy and Traveller Site Assessment background paper November 2011.

There is no evidence to demonstrate that the number of pitches proposed which would include more than 27 caravans plus associated ancillary development can be accommodated within the site, especially

Representor ID and details: 3695/DP2 K Carroll

when the northern area of the site must be excluded due to flooding.

There is no consideration of the impact on the open countryside and the character and appearance of the area. The site may not be within any specific area of constraint but it is within the open countryside and a site of this scale would cause significant visual harm.

Furthermore there is no evidence to demonstrate that the access and highway network can cope with the large amount generated by such a large site.

A Gypsy and Traveller Site Assessment Background Paper (November 2011) purports to demonstrate that a search for sites has been carried out, sites compared to each other and the most suitable identified, being the site at Llangan. However there is no evidence to suggest that a coherent call for sites was carried out before the preparation of this assessment.

There is reference to a call for sites in 2007. However, in 2007 when this alleged call for sites took place the Cardiff and Vale of Glamorgan survey and Assessment of Gypsy Traveller Accommodation (August 2008) had not been published. Prior to publication of this report the Vale of Glamorgan Council did not consider that there was any need for any additional Gypsy and Traveller sites. This was evidenced in meetings had with planning officers at this time. Therefore any call for sites would have been directed at housing and employment use and it is extremely unlikely that any reference was made to Gypsy and Traveller sites given the Council's position on need for sites at this time. There are different considerations between potential land for housing and employment and potential land for a Gypsy site, particularly in relation to the site of the pieces of land put forward and their location.

At this time and for many years before the Council were well aware that we represented Mrs Carroll and that she herself had a piece of land which she considered to be suitable as a site. On numerous occasions we met with Planning Officers and corresponded with the policy making team regarding use of Mrs Carroll's piece of land as a site. We also made constant enquiries of the GTAA results as evidence of additional need in the Vale of Glamorgan. Despite this no mention was made of any call for sites. Mrs Carroll herself was never made aware of any call for sites and did not see any local advertisements.

The failure of the Council to undertake a call for Gypsy and Traveller sites renders this policy unsound as a fully comprehensive assessment of all available land within the district for this purpose has not taken place.

As a result of this failure the only land the Council have considered is land within their control (with the exception of some areas owned by the Welsh Church Act Estate Committee). A lot of the land was land had already been allocated for competing uses and so was rendered automatically unsuitable without any real consideration of its potential.

Had a call for Gypsy sites taken place and properly advertised, Mrs Carroll would have put forward land that she owns elsewhere as a suitable site. This site could then have been considered and compared to the existing site as a possibility to meet the needs of Gypsies and Travellers, including Mrs Carroll.

As detailed above, Mrs Carroll and her family have very specific accommodation needs as a result of the health needs of the family and Kaleb in particular. There is no evidence that the Council have considered their needs in reaching a decision to create an additional 20 pitches on the land which is her home. Kaleb's specific and severe care and support needs require a certain lifestyle. While it is accepted that, due to the severity of his needs Kaleb is now looked after in a care home during the week, he continues to stay at the site every weekend. This is an extremely important part of his life, necessary for his own wellbeing and his mothers. His conditions are such that he requires consistency and he would not be able to cope in a crowded environment, particularly with strangers who are coming and going. Living in such an environment would have a significantly adverse effect on his mental health and his general wellbeing. Mrs Carroll also suffers from poor health and has been exacerbated by the sudden knowledge that her living accommodation could change dramatically without any consultation with her.

The Council have a duty to provide suitable accommodation for the family under the Housing Act. If this site is allocated and developed this will no longer provide suitable accommodation for Mrs Carroll and her family. The Council will then have a duty to find alternative accommodation for Mrs Carroll and her family. This does not achieve the aim of the policy which is to provide sites to meet the needs of Gypsies and Travellers in the area. The failure of the Council to consider the realistic implications of the policy and the needs of Mrs Carroll and her family renders the policy unsound.

The Council have also appeared to have failed to consider the possibility of having more than one site to meet the identified need. Smaller sites would have less impact on the character and appearance of the area and are often preferred by Gypsies and Travellers. A small site also reduces the number of traffic movements generated in a specific location and the impact on the road network and on facilities and local communities.

In conclusion, there has been a significant failure to undertake a fully comprehensive assessment of sites to ensure that the most suitable were allocated to meet the identified need required a specific and well advertised call for land which might be suitable for use as a Gypsy site, to include contact with the local Gypsy and Traveller community, who are often illiterate, to enable their full inclusion and participation in the progress. This applies equally to all stages of the consultation process. There is no evidence of any efforts made at any stage to engage these groups of people who have specific needs in consultation and are directly affected by the document. Mrs Carroll herself has only just become aware of the process at this late stage and this matter directly affects her home. This failure to fully consult renders any evidence collected unreliable and the document unsound.

Test CE3

Representor ID and details: 3695/DP2 K Carroll

There is no evidence that this site can be delivered and the policy implemented. At present there is only 1 family on the site. No site plan has been prepared to demonstrate how the additional 20 pitches will fit onto the site. Given the strict guidelines relating to distances between caravans, and the flooding issues, it is considered extremely unlikely if not impossible for this number of pitches to be safely accommodated on this land.

There does not appear to have been any consideration of the suitability of the access and the surrounding road network to accommodate the significant level of traffic that will be generated by the proposal. Guidance suggests that each household is likely to generate 6-8 trips a day. This will be greater for those who are occupying transit pitches. The transit pitches will also involve vehicles towing caravans being driven on and off site on a frequent basis. This is a significant increase in traffic movements from the limited movements of the one small family currently occupying the site and there is no evidence to suggest that the access and the surrounding road network will be able to cope with this additional traffic. Consequently there is no guarantee that the policy can be safely implemented.

Even more importantly, the suitability of the site to accommodate its existing occupants, to whom the Council owe a duty, has not been considered. As detailed above it would not be possible to meet their specific accommodation needs on this site if it is developed as a 21 pitch site. This policy cannot therefore be implemented to achieve its required aim, which is to meet the accommodation needs of all gypsies and travellers in the Vale of Glamorgan.

Test CE4

The policy allocations a specific site to meet needs. It does not provide any flexibility for those Gypsies and Travellers whose needs could not be met on this site. There is no alternative suggested and if for any reason the site becomes undeliverable this policy provides no solution.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

For the deposit plan to be made sound we consider that Policy MD12 should be amended to remove criteria 1.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

This policy directly affects our clients home. No consultation has taken place involving here at any stage of the process. The policy has an adverse affect on her life and her views should be heard.

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3696/DP1 Mr C Jones

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
15/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

..... MG20(5).....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No No No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

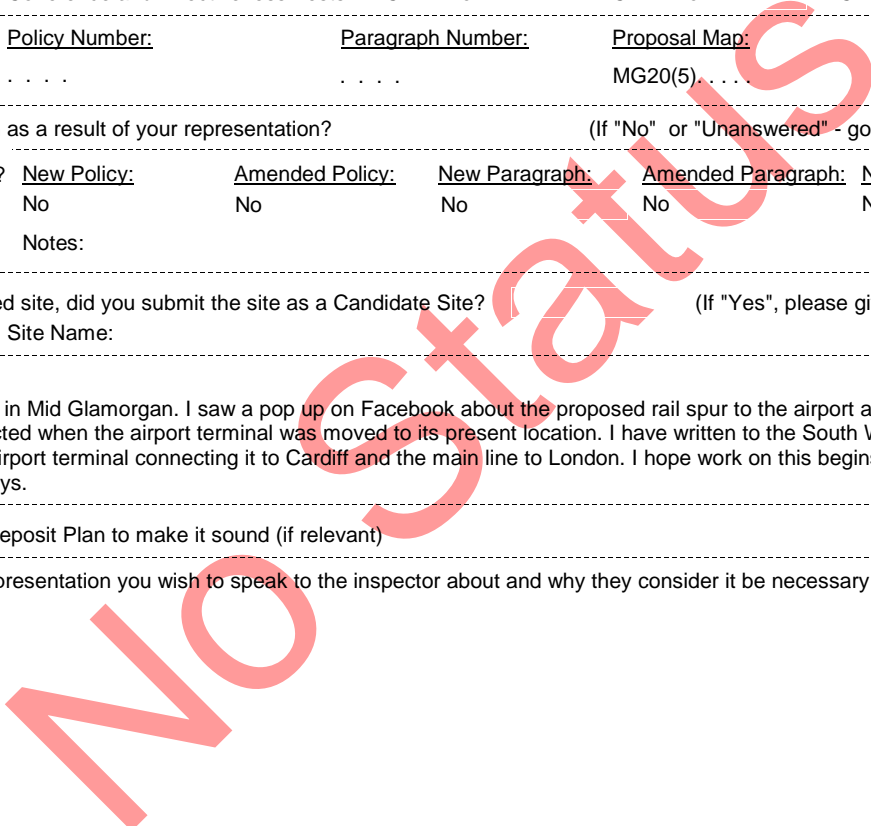
Site Name: Site Reference:

3e - Please set out your representation below:

I hope I am entitled to comment on this plan living as I do in Mid Glamorgan. I saw a pop up on Facebook about the proposed rail spur to the airport and was amazed that people were against it. I have always felt that such a rail connection should have been constructed when the airport terminal was moved to its present location. I have written to the South Wales Echo in the past about this very thing, pointing out that an underground station could have been built under the airport terminal connecting it to Cardiff and the main line to London. I hope work on this begins as soon as possible, Cardiff could be a regular stand by airport for London when fog or other problems cause delays.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3697/DP1 Mr L Swallow

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
15/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG9.	MG9. . . .	Other - Please specify. . . . Feb 12	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: land east of Llangan Site Reference: Reference MG 9 / ID 22 Appendix 1

3e - Please set out your representation below:
TEST P1

1. That it has not been prepared in accordance with the Community Involvement Scheme:

The Emergency Services and Local Primary school have all confirmed that they have NOT been consulted on the proposed site MG9.

Registered consultees have not been informed of the consultation stages. According the WG (Travelling to a better future) there is an onus on the LA to consult with its strategic partners in delivering G&T sites. No consultation has taken place. Good practice (WG Good Practice Design in designing GT sites) suggests where G&T are concerned the local community should be engaged as early as possible – we believe that the VoG has undertaken the minimum consultation in terms of the LDP and insufficient consultation with respect to the G&T site in accordance with best practice.

TEST P2

1. That the sustainability appraisal is flawed and contradictory – proposed sites do not meet with national policy in respect of sustainability. The allocation of Llangan is not consistent with previous Planning Rejections by the VoG which considered sustainability (Bonvilston Sept 2011) and with similar determinations by the Planning Inspectorate (Pembroke Sept 2011).

2. The allocation of MG9 is not consistent with the proposed LDP policies

TEST C1

1. The Land Use Plan (with regards to G&T) does not relate to any strategy – The Housing Strategy is out dated and does not provide any structure for assessing G&T needs or site location.

TEST C2

1. The Site allocation (in regards to G&T) does not have regard to National Policy:

Welsh Government Circular (30/2007)

Representor ID and details: 3697/DP1 Mr L Swallow

The site is RURAL and is "UNSUSTAINABLE" as there are no local services (shops; transport; health etc); both Llangan and Fferm Goch Score 0 points in the evidence based assessment SUSTAINABLE SETTLEMENTS APPRAISAL

The site would not comply with a RURAL EXCEPTION POLICY as it advocates that all pitches are accommodated on a RURAL site including transient pitches which would not comply with TAN 2.

Business would be operated from the site in contradiction of RURAL EXCEPTION guidance.

The site allocation does not take into account the "SCALE" of the resident community. Llangan has a population of less than 100 with 35 homes and this proposal nearly doubles the size of the Hamlet.

Recent application of the Sustainability issue was applied by the Planning inspector in Pembroke where an appeal was refused solely on this basis. The VoG has refused an application in Bonvilston on the basis of Sustainability and services were closer to this site.

Designing Gypsy and Traveller Sites Good Practice Guide – The site is too small; therefore cannot meet the needs identified in the LDP.

The site measures 7400 m2 and could only accommodate 14 pitches without infrastructure (guidance is 500m2 per pitch plus Refuse area; office; play area; infrastructure (roads etc)

The site does not need the minimum requirements for emergency vehicles (3.7m – it is actually 2.5m)The site access is poor and "unsafe" having extended walks (in excess of 800m to bus stop) along an unlit land with no public footpath or street lighting.

The proposal of 21 units on the site would restrict the ability of emergency vehicles to manoeuvre around the site.

New sites grants are available (and cost should not be a material planning consideration).

The guidance requires that sites are:

Sustainable – this proposal is not are equivalent to standards that would be expected for social housing in the settled community – This would not meet the standards and this site would not have been considered appropriate for development for residential in either the current or proposed plans have the effect of encouraging and developing good relations between Gypsy Travellers and the settled community – the scale of this proposal can only result in fear and tensions with the local community.

Travelling to a Better Future

Recommends that LA's engage with their Housing Association Partners to bring sites forward which the VoG has not done.

"Situating transit provision on residential sites is not an option preferred by the Gypsy and Traveller community as this can lead to tensions among different family groups and make site management and maintenance very difficult." This creates a sense of "fear" within the settled community. The proposal is recommending that transient and permanent sites are co-located.

TEST C3

1. We will have further information regarding this test once the Planning Consultant has issued the draft report.

TEST C4

1. It does not have regard to the relevant Community Strategy.

"The diverse needs of local people are met through the provision of customer focused, accessible services and information" - This cannot be achieved by the allocation of a non-accessible rural allocation.

"Vale of Glamorgan residents and organisations respect the local environment and work together to meet the challenge of climate change" – The allocation of MG9 places heavy emphasis on the use of the car to access the most basic facilities – shops, health, education etc.

"Older people are valued and empowered to remain independent, healthy and active. They have equality of opportunity and receive high quality services to meet their diverse needs" – All services are miles away and inaccessible to the older community. The VERY POOR public transport system is located 1050m from the site and is in excess of the maximum distances as defined in the proposed LDP and "Manual for Streets".

"People of all ages are able to access coordinated learning opportunities and have the necessary skills to reach their full potential, helping to remove barriers to employment" – There is no employment opportunity near to the site. The local primary school has confirmed that it is full and that its projections suggest that it doesn't have the capacity for such a large development (also consider the existing approval of 12 dwellings at Fferm Goch).

TEST CE1

1. The Plan does not set out a coherent strategy which its policies and allocation logically flow:

The Strategy makes the following statements:

Representor ID and details: 3697/DP1 Mr L Swallow

The LDP will seek to provide a policy framework which:

Manages the housing supply effectively in order to provide a range of good quality, affordable homes in sustainable locations

Reduces out commuting by providing opportunities for new housing, retail and employment development in accessible locations in the Vale of Glamorgan

The LDP also states its vision as being:

“Our Vision for the Vale of Glamorgan is a place:

That is safe, clean and attractive, where individuals and communities have sustainable opportunities to improve their health, learning and skills, prosperity and wellbeing and
Where there is a strong sense of community in which local groups and individuals have the capacity and incentive to make an effective contribution to the future sustainability of the area.”

The allocation of MG9 does not meet these objectives being in a Rural Location with inadequate facilities and transport links.

The Allocation of MG9 does not comply with the Objectives:

Objective 1: To sustain and further the development of sustainable communities within the Vale of Glamorgan, providing opportunities for living, learning, working and socialising for all. – The sites location would clearly not meet this objective.

Objective 2: To ensure that development within the Vale of Glamorgan makes a positive contribution towards reducing the impact of and mitigating the adverse effects of climate change. – Site location prohibitive.

Objective 3: To reduce the need for Vale of Glamorgan residents to travel to meet their daily needs and enabling them greater access to sustainable forms of transport – Site location prohibitive.

Objective 4: To protect and enhance the Vale of Glamorgan’s historic, built, and natural environment (Planning refusal on an adjacent site in May 2002 stated “It is a proposal that would adversely affect the undeveloped rural character of the area”

Objective 5: To maintain, enhance and promote community facilities and services in the Vale of Glamorgan – The local primary school has not been consulted, had they been it would have been recognised that the school does not have capacity, nor is it projected to have the capacity.

Objective 7: To provide the opportunity for people in the Vale of Glamorgan to meet their housing needs- States that development of housing should be in sustainable locations – This is not. Furthermore, it brings into question POLICY MD12 which is discriminatory in that GT sites are treated differently from other housing allocations. An inclusive policy would see GT sites being assessed on the same basis as AFFORDABLE HOUSING and considered for ALL candidate residential sites in the LDP

Objective 10: To ensure that development within the Vale of Glamorgan uses land effectively and efficiently and to promote the sustainable use and management of natural resources.

The inappropriate use of finite resources can impact on the ability of future generations to fulfil their needs. The LDP through favouring the use of previously developed land and the sustainable use of natural resources of whatever kind and wherever they are located, will contribute to preserving their availability for future generations.

This is agricultural land in the Special Landscaped Area

TEST CE2

1. The strategies; policies and allocations are not realistic and appropriate having considered relevant alternatives and are not founded on robust evidence:

1. The allocation of Llangan is purely on the basis of site ownership by the Vale and does not meet the requirement of Policy MD12.
2. The G&T site assessment (anecdotal) conflicts with other evidence based background papers; specifically the Sustainable Settlement Appraisal. The SSA states 0 points for public transport but the G&T site assessment states that this is good.
3. The G&T site assessment states “good highway access”, yet the access falls considerably short of the minimum requirement for vehicle access. At 2.5m against a minimum 3.7m plus footpath of 1.2m.
4. The G&T site assessment does not reflect the current legal obligations of the Council, yet the other site assessments highlight legal issues.
5. Several Private sites were put forward as candidate sites for G&T but were dismissed as they were not in Council ownership – what was the point of asking the private sector.
6. The key issue is that the site allocation does not reflect the identified need of the G&T community as highlighted in the Fordham report.
7. The G&T site assessment suggests that Fferm Goch is the local settlement when Llangan is recognised in this and historic documents as the local settlement being only 150m from the proposed site.
8. The assessment makes no reference that the site is in a Special Landscape Area.
9. The assessment makes no reference that the site is adjacent to a Conservation Area, within the Conservation Management Plan for this area there is a specific requirement to protect the view from the edge of

Representor ID and details: 3697/DP1 Mr L Swallow

the conservation area over the proposed site.

10. The allocation of Fferm Goch as a Minor Rural Settlement is questionable. The appraisal scored 9 points. 3 are for employment which puts this site on par with the major settlements such as Barry. This is on the basis of 4 light industrial buildings. A survey of these employers has confirmed that 0 new jobs have become available in the last 9 years.

11. Fferm Goch has a population of less than 100 (98) – of the 5 sites with a population of 98 only Fferm Goch is classified as a Minor Rural site (probably based on the 9 points). The remainder are classified as Hamlets and there is a presumption against development in Hamlets (or as a minimum the scale would need to be appropriate and tied to a Rural Exception policy). The guidance requires ALL sites of a population below 100 to be classified as a Hamlet.

12. The VoG has undertaken a study (Fordham) where the message was extremely strong that the G&T community wanted smaller sites located on the fringes of larger communities. The report confirmed that isolated, rural sites restricted access to Health, Education and welfare facilities that disadvantaged them and needs to be seen in the light of the above objectives (This is a key point so should be strongly emphasised).

“Participants living on Shirenewton had three main criticisms: the site was too big, the distance from local amenities along with the lack of local transport,”

“This created many problems for the residents, especially the poorest: ‘for a person like me on the bread line it’s very tough. I can’t afford to use the car’; ‘everything is a mile away, including the bus stop. It takes a long walk on a busy road to get to the shops and schools’”

“The tables demonstrate that access to services such as local shops, health centres and education facilities from both sites is difficult by foot and by local transport systems. This difficulty was eased when participants used their cars, however the level of ease was lower for Roverway due to the difficult entry onto the main road”.

“Participants reported that access to local amenities, health services and education was low for both sites by foot or by public transport: ‘Everything is a mile away, including the bus stop. It takes a long walk on a busy road to get to the shops and schools’”.

“It was thought that smaller sites would reduce the problem of onsite conflicts: ‘they need smaller sites and not too many different families, otherwise when you have a row the whole site becomes a war zone’”

“This affected the ability of the households interviewed to access local services such as shops, health centres and education facilities. It was reported that this problem mainly affected the women: men take the vehicles that the household own to work during the day, leaving the women without their own transport and often away from public transport routes”

“Participants did not specify where in Cardiff or the Vale of Glamorgan sites should be located. It was noted that sites should be on the outskirts of towns to enable access by foot to local services such as shops, the launderette and health centres”

“While the focus of the survey was on accommodation requirements, the questionnaire also collected information on access to services, including health and education. Research has found that poor accommodation can prevent access to services and so cannot be seen in isolation.”

“participants living on sites felt that there were site restrictions that limited their work options. These were mainly associated with the location of the sites and lack of access to public transport rather than site regulations: ‘no buses, no local transport. Bad access’”

“Participants living on local authority sites reported that the lack of local public transport provision in the area affected their ability to send their children to school, access health services and work opportunities, and limited their ability to attend training and education courses”

Participants were asked about where they would like future sites to be, but were not specific about locations within the County Boroughs, instead emphasising the importance of public transport to any new sites. Government draft guidance on site design stresses the importance of access to services and the promotion of ‘integrated co-existence’ between the site and surrounding community.¹⁹ The precise location, design and facilities of any new sites should be drawn up in consultation with Gypsies and Travellers to ensure that the additional provision meets their needs. The health and safety implications of a new site’s location should be considered in finding a balance between offering sites in good locations and the additional land costs this would entail. The settled community neighbouring the sites should also be involved in the consultation from an early stage.

13. There is complete consistency with the allocation of MG9 against the proposed policies.

TEST CE3

1. The VoG make no reference as to how they are going to manage such a large site. The 21 unit site in Rover Way Cardiff, has 3 full time staff

2. The current Housing Strategy expires Apr 2012 and makes no relevant reference as to how the Travelling Community will be monitored in terms of growth or need. Indeed, there is no strategy that underpins

Representor ID and details: 3697/DP1 Mr L Swallow

the G&T community or housing at all.

TEST CE4

1. Policy MD12 (G&T) is discriminatory. It offers no flexibility for the VoG to bring forward sites that are sustainable / suitable for G&T through the policies derived within the plan.
2. MD12 should be redrafted to enable smaller, sustainable sites to be included within the Affordable Housing requirements and delivered through the RSL sector

PART 3 F

1. We are suggesting that the site MG9 is removed from the plan and an alternative site that has been assessed according to a relative sustainability appraisal is put in its place.
 2. We are suggesting that Policy MD12 is amended so that it does not discriminate against the G&T community. All sites during the plan should be assessed on a similar basis as Affordable Housing.
-

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

1. We are suggesting that the site MG9 is removed from the plan and an alternative site that has been assessed according to a relative sustainability appraisal is put in its place.
 2. We are suggesting that Policy MD12 is amended so that it does not discriminate against the G&T community. All sites during the plan should be assessed on a similar basis as Affordable Housing.
-

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Llanganaction will speak on my behalf

No Statute

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3698/DP1 Mr D Wedlake

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
16/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....	SP7(1). ....	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

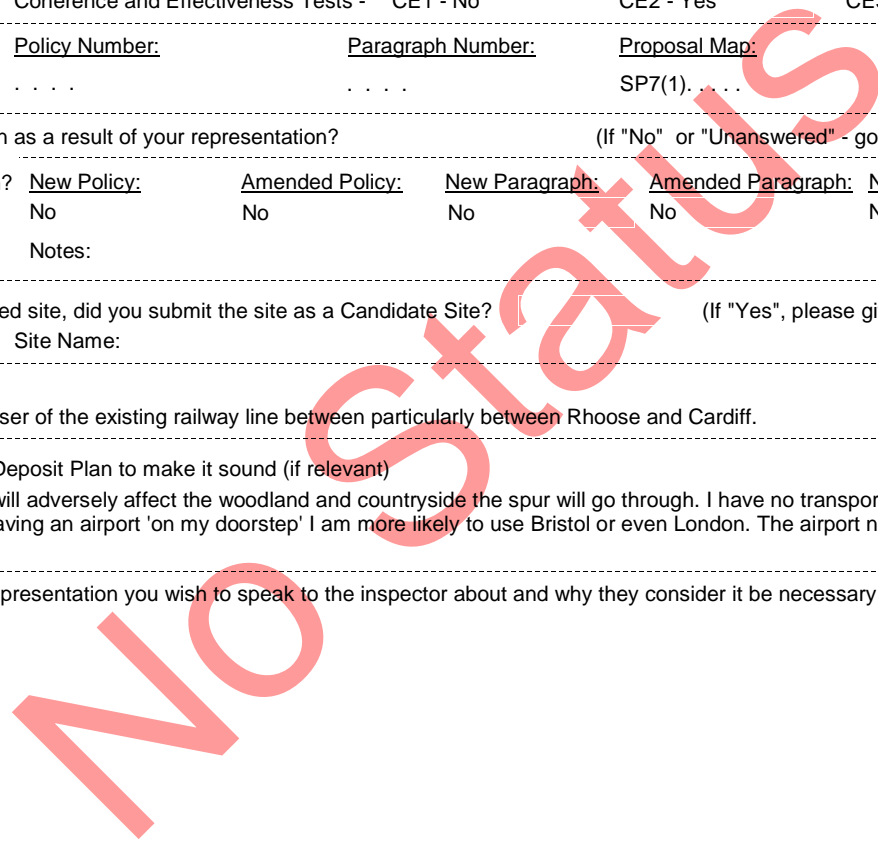
3e - Please set out your representation below:

I am a resident of the Vale of Glamorgan and a regular user of the existing railway line between particularly between Rhose and Cardiff.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The railway spur is not required, is waste of money and will adversely affect the woodland and countryside the spur will go through. I have no transport problems getting to Cardiff Wales Airport but I do not use it because of the choice of flights and the costs. Despite having an airport 'on my doorstep' I am more likely to use Bristol or even London. The airport needs to have better destinations available and costs compatible with Bristol Airport to compete.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by
Representation ID No.)

Representor ID and details: 3700/DP1 Mrs D Cooper

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
16/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - Yes

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

. SP7(1).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes

(If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No Yes Yes No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site?

(If "Yes", please give the Candidate Site Name and reference if known)

Site Name:

Site Reference:

3e - Please set out your representation below:

I am a local Vale of Glamorgan resident who has lived and worked in this area for 50 years. This is the first time I have made a formal objection to the Council's plans for developing the Vale of Glamorgan.

My objections are based on a sound knowledge of the communities in the area and the operations of the airport. I feel the proposal is unlikely to have any real impact on the development of the airport but would have a huge negative impact on the lives of those living in the area, namely the people who would ultimately be funding this expensive 'White Elephant'. I would ask that the elected Members think carefully about their constituents real needs before making an 'informed' decision on whether there is any merit in these plans.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I would like to see the rail link plan deleted and investment in the airport made by some other more sensible, sustainable means.

(1) Based on passenger numbers at the airport, there is no justification for a railway link and the cost of building one.

(2) A spur to the airport would adversely affect exiting railway stations to the west of the viaduct at Porthkerry. The current railway access has vastly improved the lives of those living in the Vale - it provides access to work and leisure facilities and has been a major improvement to the transport system around the Vale and Cardiff. At present there is only one train an hour, if there is capacity to increase use of the railway line it should be prioritised to improve provision for the tax paying residents of the Vale of Glamorgan, not for half a dozen passengers who may or may not want to use a train to access a flight.

(3) I believe the costs of £15million are very much underestimated

(4) A development on this scale would spoil an area of natural beauty which the Council itself has identified as a 'Green Wedge' in its Unitary Development Plan

(5) I also have concerns about the impact on road traffic. It is likely that this development will result in traffic accessing Rhoose via routes to the west, ie through Fonmon and East Aberthaw. Both these areas already suffer from considerable traffic problems. Fonmon in particular is often grid locked and dangerous due to the speed and volume of traffic 'rat running' through the narrow, single track lane.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3701/DP1 Mr D Cooper

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
16/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

..... SP7(1).

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3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No Yes Yes No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
Resident and worked in Vale of Glamorgan for over 50 years.
Concerns on the impact of this plan on local communities

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
That the rail link plan is scrapped based on the following:
Negative impact on the environment which is considered a 'Green Wedge' by the Vale of Glamorgan Unitary Development Plan
No justification for spending this level of money on a scheme that based on passenger numbers is not needed or relevant to the development of the airport The route does not follow the contours, and as such would necessitate building a bridge 340m long and approximately 23m high at its highest point where it crosses the existing Whitelands Brook. Clearly, such provision is a major engineering work and would be extremely expensive to construct but it is not a proposal contained within any national or regional transport plan. The works would obviously have an adverse visual impact on this rural and coastal location, and given its elevated nature it would be extremely difficult to mitigate its effect. Such impact is all the more concerning as the immediately adjacent area is identified as an extension to Porthkerry Country Park.
No supporting evidence has been submitted by the Council to support these plans
Negative impact on traffic in the Rhoose, Fonmon and East Aberthaw areas, adding to already existing problems of congestion.
Further, at a more practical level there are capacity problems with attempting to target a provision of four trains per hour to the Airport, as this may potentially clash/interfere with further improvements to services on the Vale of Glamorgan line which is already constrained by the freight trains which service Aberthaw Power Station.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3702/DP1 G Cooper

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
M	<input type="checkbox"/>	0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - Yes

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

..... SP7(1).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No Yes Yes No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
I have lived in Fonmon for over 80 years.

This is the first time I have objected formally to the Vale Council's plans

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
That the rail link plan is scrapped based on the following:

Negative impact on the environment which is considered a 'Green Wedge' by the Vale of Glamorgan Unitary Development Plan

No justification for spending this level of money on a scheme that based on passenger numbers is not needed or relevant to the development of the airport The route does not follow the contours, and as such would necessitate building a bridge 340m long and approximately 23m high at its highest point where it crosses the existing Whitelands Brook. Clearly, such provision is a major engineering work and would be extremely expensive to construct but it is not a proposal contained within any national or regional transport plan. The works would obviously have an adverse visual impact on this rural and coastal location, and given its elevated nature it would be extremely difficult to mitigate its effect. Such impact is all the more concerning as the immediately adjacent area is identified as an extension to Porthkerry Country Park.

No supporting evidence has been submitted by the Council to support these plans

Negative impact on traffic in the Rhoose, Fonmon and East Aberthaw areas, adding to already existing problems of congestion.

Further, at a more practical level there are capacity problems with attempting to target a provision of four trains per hour to the Airport, as this may potentially clash/interfere with further improvements to services on the Vale of Glamorgan line which is already constrained by the freight trains which service Aberthaw Power Station.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3703/DP1 Dr E Jenkins

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
16/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - No	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(27).	Conservation Area. . .	Appendix 6 - Distribution of Listed Buildings. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

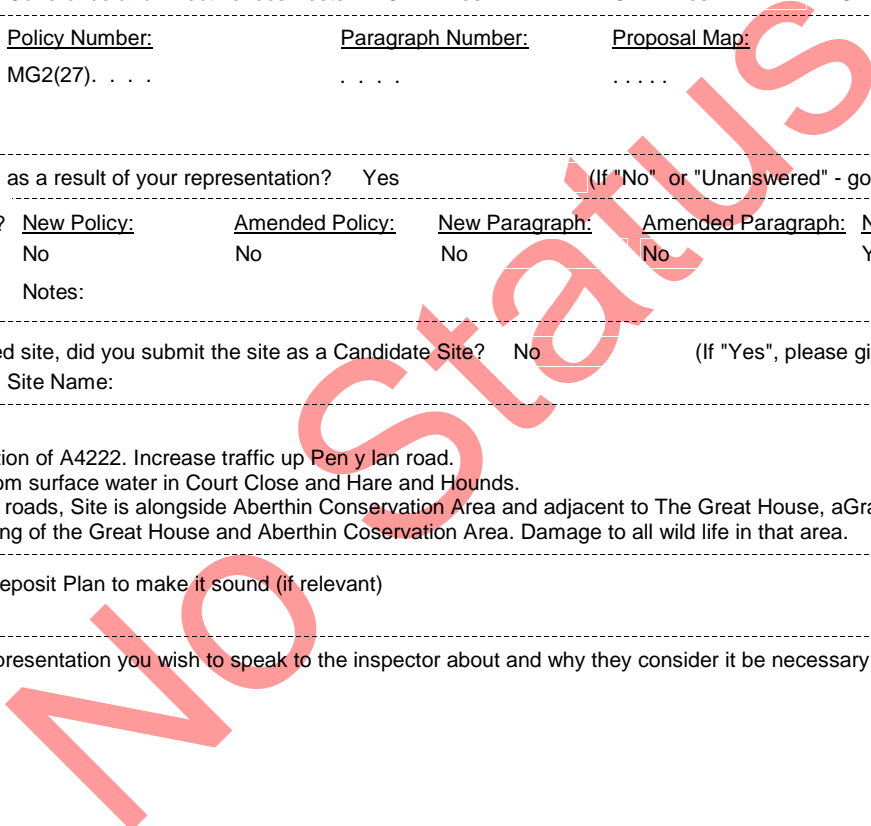
3e - Please set out your representation below:

Increased traffic through Court Close and danger at junction of A4222. Increase traffic up Pen y lan road. Schools will not cope with extra pupils. Risk of flooding from surface water in Court Close and Hare and Hounds. Site is a greenfield site and will be seen from surrounding roads, Site is alongside Aberthin Conservation Area and adjacent to The Great House, a Grade 2 listed building. Previous plans on site turned down due to dangerous junction onto A4222 and damaging the setting of the Great House and Aberthin Conservation Area. Damage to all wild life in that area.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Not to build in Aberthin

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3704/DP1 Mr J Andrew

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
16/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(13). . . .	7.11 - Residential Allocation. . . .	. . . . MG2 Housing Allocation	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	No	Yes

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

The Plan allows for 7721 new housing units, excluding windfall sites. Of these 187 are allocated to Cowbridge. In terms of pure numbers this seems reasonable.

However, 100 units are allocated to a greenfield site adjoining St Athan Road. The Plan does not make it clear why this site was chosen over other potential sites on, say, Llantwit Major Road, Aberthin Road and Cardiff Road. Although, on a 2 dimensional plan, the site looks reasonable, the topography would suggest that it is less suitable than one of the other 3 sites. When one approaches Cowbridge from St Athan currently, the view is primarily green with a few houses on the horizon. If houses were built on the proposed site, which is on the side of the valley, the approach would change radically with the green valley being replaced by a sweep of houses. If houses were built on either the Llantwit Major, Aberthin or Cardiff Roads the visual impact would be much less.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Reconsider the site for 100 houses on the boundary of Cowbridge. Explain in the Plan what sites were considered and why the chosen site was chosen in preference to the others.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3704/DP2 Mr J Andrew

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
16/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG22(1).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

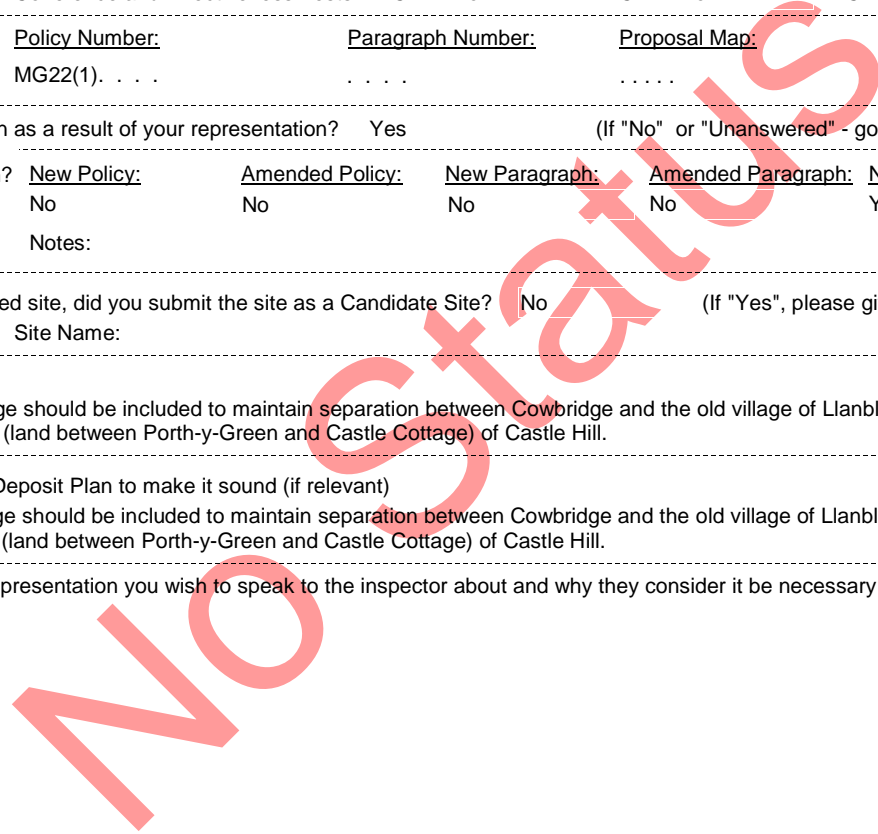
3e - Please set out your representation below:

In addition to the 7 green wedges identified a green wedge should be included to maintain separation between Cowbridge and the old village of Llanblethian. The green wedge should comprise the land to the North (Three fields adjoining Constitution Hill) and South (land between Porth-y-Green and Castle Cottage) of Castle Hill.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

In addition to the 7 green wedges identified a green wedge should be included to maintain separation between Cowbridge and the old village of Llanblethian. The green wedge should comprise the land to the North (Three fields adjoining Constitution Hill) and South (land between Porth-y-Green and Castle Cottage) of Castle Hill.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3704/DP3 Mr J Andrew

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
16/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
SP7(1).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:

The Plan does not adequately address car parking facilities. A section should be added to the Transportation Policy to explain how adequate car parking will be provided during the timescale of the Plan.

In Cowbridge there is currently insufficient public parking with the result that cars are parked in inappropriate places and in informal car parks such as the Cattle Market. The Plan envisages the Cattle Market being replaced by housing. This will cause a net reduction in available parking spaces. Also the Plan seeks to encourage Vale residents to do more of their convenience shopping in Cowbridge and sees this being brought about partly by the opening of the new Waitrose supermarket. Although the Waitrose development includes public parking, this simply replaces the parking that was available on the Garden centre site. There seems little doubt that additional public parking is required now and to an increasing extent over the Plan timescale. The Plan needs to indicate how this will be provided.

One idea would be to create an out of town car park alongside the A48 with a shuttle bus into the town. If a survey of current parking identified that much of the parking in Cowbridge is working people parking all day the a charge could be levied for parking in Cowbridge for more than say 4 hours. Those who wished to park all day could use the out of town car park. To reduce costs perhaps the shuttle bus could be restricted to certain times of day.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Add a Section in the Transport Policy to cover car parking. In particular address the way in which adequate public car parking will be provided in/for Cowbridge.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by Representation ID No.)

Representor ID and details: 3705/DP1 Mr A Jones

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
16/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - Yes

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(11). . . .	7.12 - Residential Allocation. . . .	. . . .	. . . .	. . . .

MG2(11). . . .

7.12 - Residential Allocation. . . .

. . . .

. . . .

. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes

(If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	Yes	No

No

Yes

No

No

Yes

No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site?

(If "Yes", please give the Candidate Site Name and reference if known)

Site Name:

Site Reference:

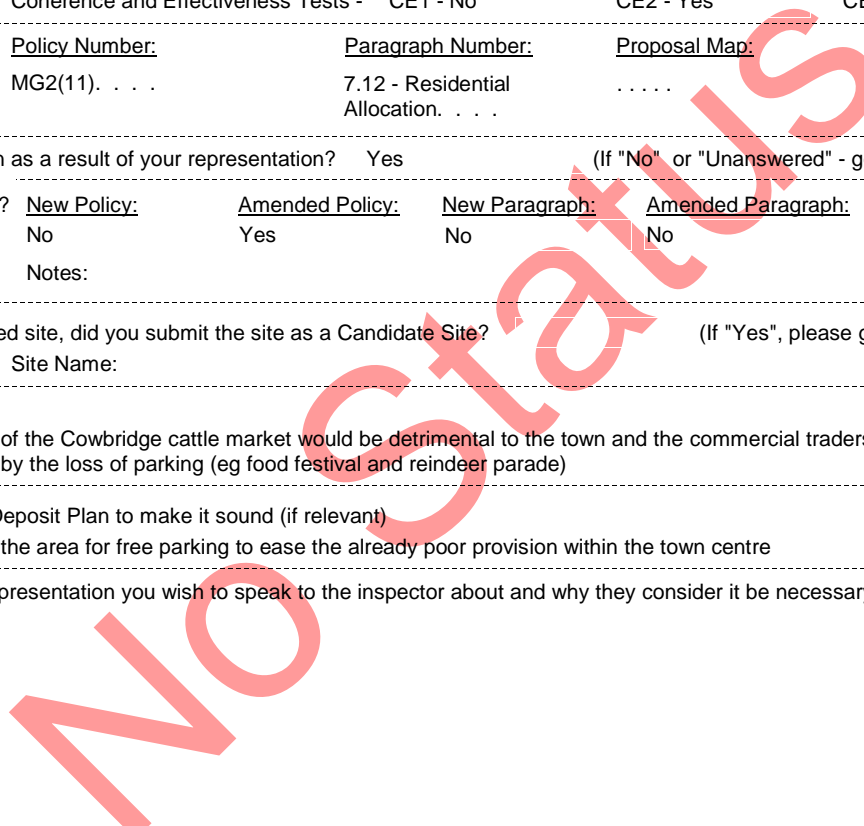
3e - Please set out your representation below:

The net loss of parking spaces within the redevelopment of the Cowbridge cattle market would be detrimental to the town and the commercial traders using the town. The area is used on numerous occasions for parking and creating civic events would be hampered by the loss of parking (eg food festival and reindeer parade)

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The cancellation of the proposed residential site and use the area for free parking to ease the already poor provision within the town centre

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3706/DP1 Mrs E S Camm

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at the
16/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No No No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

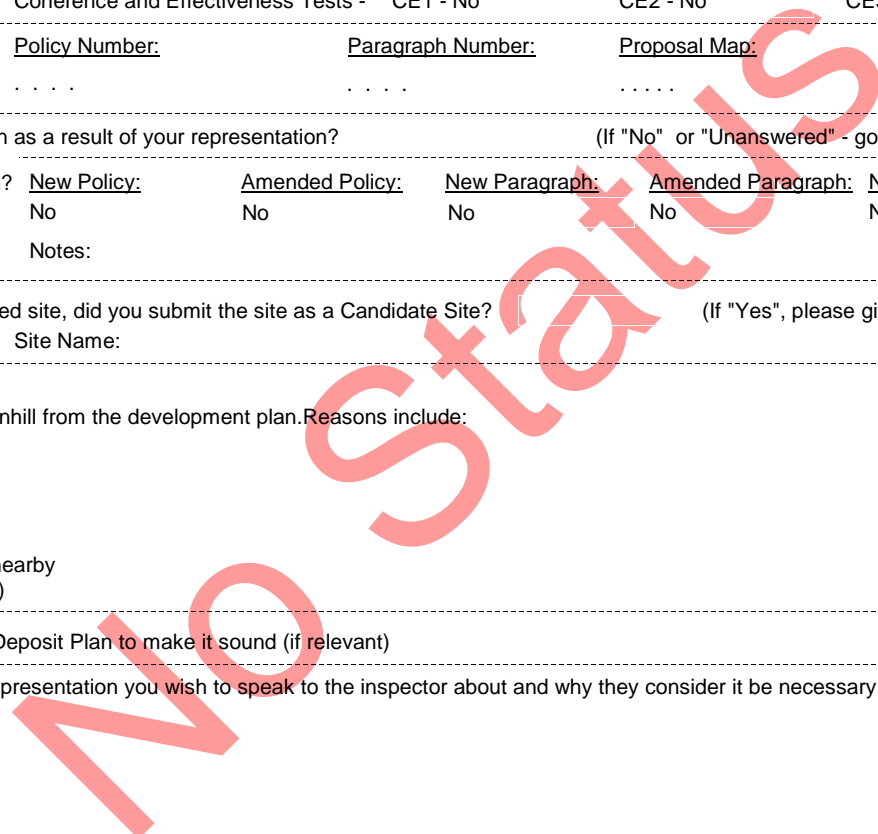
3e - Please set out your representation below:

I support the current LDP in their decision to exclude Brynhill from the development plan. Reasons include:

- Negative impact on designated special landscape area
- Destruction of open space used for leisure purposes
- Inferior and totally inadequate road infrastructure
- Safety concerns (large school nearby, hospital)
- Considerable current house building currently underway nearby
- Negative environmental impact (traffic, pollution etcetera)

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3707/DP1 P Burt

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
17/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(28). . . .	7.12 - Residential Allocation. . . .	. . . .	. . . .	Appendix 5 - Conservation Areas. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

The identification of a proposed site at the rear of St David's Church in Wales primary school, Colwinston runs contrary to the vales 2009 conservation area appraisal and management plan for the village, to this end I do not believe that this part of the Deposit LDP is sound.

While the proposed site falls outside the boundary of the Colwinston conservation area it will significantly impact upon the views into and out of the area as identified on the appraisal map. The plan also states that there are many short and long views into, out of and through the Conservation Area which make a positive contribution to its special character. In its summary of issues it further states that the council should ensure the 'Protection of significant views into and out of the Conservation Area' The importance of the surrounding rural land is also referenced in the spatial analysis of the appraisal. A development of the scale proposed in the Deposit LDP would have a significant negative impact upon the whole northern elevation of the conservation area.

The proposed development would increase the size of the village by well over fifty per cent; although the site itself falls outside the designated boundary of the conservation area its intimate proximity would have a significant negative impact. Any further increases in infrastructure to support such a large increase in the settlement size would further destroy a clearly designated site of special architectural and historic interest.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I would like the proposed site removed from the plan or drastically reduced in size so as to reduce the negative impact as outlined above.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3708/DP1 Mr L Holeyman

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
18/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(17). . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Yes	No	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

The new St Cyres school complex, including Ashgrove and Erw Delyn schools (MG10 (1)) seem to be going ahead with little regard to local objection, (only one public meeting in 2010 and one informal consultation meeting in Jan 2012 which was NOT advertised locally.) The whole project puts great strain on an already over stretched Sully Road.

In mitigation, the school complex has to go somewhere and there aren't many other large sites available but MG2(17) proposal for 70 new dwellings in addition to St Cyres seems stupidity beyond belief especially as the increased traffic from both these two sites will be directed along Sully Road.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I can appreciate that MG10(1) will in all probability go ahead and that Sully Road will suffer the consequences, hopefully, with some modifications to ease traffic and local congestion but the proposal for 70 new dwellings MG2(17) with the likelihood of at least another 70 cars using Sully Road daily seems proposterous and we strongly are opposed to this development. Also we have repetitive recurrent problems with blocked drains as the current system cannot even now cope with the increased demand.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3711/DP1 Mr S P White

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
19/01/1931	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes	P2 - Yes			
Consistency Tests - C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes	
Coherence and Effectiveness Tests - CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes	

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG9. . . .	7.44 - Gypsy and Travellers. . . .	MG9. . . .	.....	....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land East of Llangan Site Reference: MG9 / ID22

3e - Please set out your representation below:

Test P1 - I am aware that the site proposal has not involved the appropriate community services - Emergency services and local primary school have confirmed that they have not been consulted. Registered consultees have not been informed of the consultation stages. The local community have not been engaged prior to publication of the deposit plan which is against Welsh Government guidance in designing gypsy and traveller sites.

Test P2 - the proposed site does not meet with national policy in respect of sustainability. Proposing this site now is not consistent with previous Planning Rejections by the Vale of Glamorgan Council (Bonvilston and St Mary Hill, 2011)

Test C1- The Land Use Plan with regards to Gypsy and Travellers site does not relate to any strategy - the Housing strategy is outdated and does not provide any structure for assessing gypsy and traveller needs or site location.

Test C2 - The site proposal does not have regard to National Policy - The area is rural and unsustainable and there are no local services. The area scores 0 in the sustainable settlements appraisal. The site would not comply with a rural exception policy. If business is operated from the site it would be in contradiction of rural exception guidance. The site does not take account of the scale of the resident community - there are less than 100 population in Llangan making it a hamlet with 35 homes. The proposal nearly doubles the size of the hamlet, which has no services such as shops, postoffice, healthcare.

The refusal of a site in Bonvilston was on these grounds and services were closer to this site.

The site is to small and does not meet recommendations in Designing Gypsy and Traveller Sites Good Practice Guide - it could only accomodate 14 pitches without any infrastructure. There is poor access for emergency vehicles. The site has extended walks along an unlit road with no public footpath. 21 pitches would restrict the ability of emergency vehicles to move within the site. The scale of this proposal would swamp the local community. The site has poor access to public transport facilities with approx 900m to nearest bus stop. There is limited local public transport in this community with very scant bus services throughout the day. The site is located within a Special Landscape Area and is in close proximity to a Conservation Area. The site would not foster social inclusion due to the isolated location of the site. The site does not meet the identified needs of Gypsies and travellers as identified in the Fordham report.

Test C3 - The site does not have due regard to the Wales Spatial Plan as it would not achieve sustainable development by developing in an area with good access to key services and facilities.

Test C4 - The proposal does not have regard to the relevant Community Strategy - it is a non-accessible rural location. There would be heavy emphasis on the use of a car to access basic services. Older people would struggle to remain independant, healthy and active. The public transport system is very poor and location over 1km from the site. This is in excess of the maximum distance defined in the proposed LDP. There is no employment opportunity near the site. The local industrial unit is predominantly single person run businesses that do not employ additional staff. The local primary school has

Representor ID and details: 3711/DP1 Mr S P White

confirmed that it is full and projections suggest that it does not have capacity for a large development in the community, which also has the permission for 12 dwellings granted at Fferm Goch, and for 40 proposed in the LDP.

Test CE1 - The allocation of this rural site in open countryside does not fit with the strategy proposed in the LDP - namely sustainable locations, reducing commuting by providing new housing, retail and employment development. It also fails to fulfil the vision 'a place where individuals and communities have sustainable opportunities to improve their health, learning and skills, prosperity and wellbeing'. Again the terms sustainability, reduction in travel, protecting the historic, built and natural environment all are mentioned in the LDP and this site will not meet these criteria. The local school has not been consulted. The land is agricultural land in a Special Landscaped Area.

Test CE2 - The access falls short of the minimum requirement for vehicular access - namely 2.5m against a minimum of 3.7m.

The Gypsy and traveller site assessment suggests that Fferm Goch is the local settlement, when actually Llangan is recognised in this and historic documents as the local settlement, being only 150m from the proposed site. The allocation of Fferm Goch as a Minor Rural Settlement is questionable - it scores the same score as Barry for employment on the basis of only 4 light industrial buildings. 0 new jobs have become available in the last 9 years and the units employ less than 15 people with no intention to expand. Although Fferm Goch is classified as a Minor Rural Site, its population is less than 100, and guidance implies that it should be classified as a hamlet.

The Fordham study was in favour of small gypsy and traveller sites on the fringes of larger communities. The report confirmed that isolated, rural sites restricted access to health, education and welfare facilities.

An independent highway study has concluded that the route from the site to the school has no facilities for pedestrians. The only safe way to travel for children would be by vehicle. The site would not appear to meet the Welsh Government guidelines for proximity to transport links.

Test CE3 - The Vale of Glamorgan council makes no reference to how the site will be managed. A similar sized site in Rover Way, Cardiff has 3 full time staff..

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Policy MG9 should be removed from the plan and an alternative site that has been assessed according to a relative sustainability appraisal and that meets recommendations made by the Fordham report, whilst retaining objectives of the Vision for the Vale of Glamorgan defined in the LDP should be put in its place.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3711/DP2 Mr S P White

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - No	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - No	CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(30). . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
No	Yes	No	No	No	No
Notes:					

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

<u>Site Name:</u>	<u>Site Reference:</u>

3e - Please set out your representation below:

The Garden Emporium site currently has been granted planning permission for 12 homes, with previous applications for 42 homes and 24 homes rejected. Some of the arguments for these rejections remain valid for the proposal to allow 40 homes on the site.

Test P1 – the local community have not been involved in the decision to allocate the site for 40 homes. Neither the school nor the LEA have been consulted. Llangan Community Council have not been consulted in the draft LDP process.

Test P2- The site does not meet the Sustainability Appraisals objectives. There is no particular local specific need for housing in this area. The site will not promote or enhance local facilities - in fact it will swamp local facilities. The school is functioning at full capacity. 40 homes will require 15 extra places at the school according to LEA predictions, and the school has no room on the site for expansion. There are minimal or no local employment opportunities. There is no local infrastructure such as health care, shops, library. The public transport to this area is poor with few buses per day serving the area. The playground/open space is not suitable for an increase in population. A large section at the rear of the site, approx 30% has been identified as a habitat management area in the extant planning permission for 12 houses. This is due to the presence of a very rare species of plant (Bithynian Vetch). This is endangered and is known to occur on only 2 other sites in wales.

If the site is developed for 40 homes there will be no room for habitat management and it would mean the loss of this very rare plant which is part of the VOG heritage and natural environment. The plant species has been added to the local biodiversity action plan in recognition of its cultural heritage to the VOG. The site is incorrectly rated regarding the need to travel. It is possible to travel to the school and community hall by foot or cycle, but every other service and local amenity including employment can only be accessed by private car. The bus service to the site is so poor that it does not that it does not even merit a rating on the Councils sustainable settlement score.

Test C2 – The proposed site does not meet Planning Policy Wales, Feb2011. The site is unsustainable. It is 7 miles from Cowbridge and 4 miles from Bridgend. Anyone living in this location will rely on private car to get to and from work, shops, health care. The nearest shop is in Pencoed and there is no public transport there. The extant planning permission details live-work units which will reduce the need to travel, yet the proposal for 40 homes details no such requirement, and the scale of the development would be unlikely to allow such dual use dwellings. This is contrary to paragraph 4.6.2 of PPW. The poor public transport is contrary to paragraph 4.6.4 of PPW. The local infrastructure will not support a further 40 homes, mainly the school which is at capacity and cannot expand to accommodate an increased demand, and the highway. The LEA formula for new homes would result in 15 additional places at the school. As there is no provision for these places, children would have to be driven to other schools.

When considering the current planning permission the highways department was concerned about more than one exit from the site. The Ruthin Road is a poor quality road with frequent and recurring potholes, that is used as a link between the A48 and M4 as well as frequent Site-Serv lorries running to the facility in Pencoed. Local residents walking to the community centre and to school already feel vulnerable and unsafe due to the volume, speed and size of vehicles that use this road. To add 40 homes which need vehicular access to the site will only compound the problem.

The proposal for 40 houses is contrary to paragraph 4.6.8 of PPW as there is not the local need for affordable housing on the scale proposed, and is against the strict control of building in open countryside.

Representor ID and details: 3711/DP2 Mr S P White

Section 3.9 of the LDP states that the greatest need for affordable housing is in Barry followed by Rhoose, Llantwit Major and Penarth. The cost of housing in the adjacent Fferm Goch is already comparable to those which would be on offer in the affordable housing scheme, so there is little identified local need for further such housing, especially as there are no large local employers requiring employees to live nearby. 40 houses will make the site crowded and out of keeping with the rural area. Council previously rejected proposals for 42 and 24 houses on the basis that this would be overdevelopment. Paragraph 9.22 is important here, as this states about sensitive filling-in or minor extensions to isolated groups of dwellings, which Fferm Goch should be more accurately described as. The proposed development would not be in keeping with this policy.

There is risk of the loss of rare plant species previously described, which is identified in the Local Biodiversity Action Plan. The extant planning permission places measures to protect this species. There is no suggestion in the draft LDP that the area of the Garden Emporium site containing this plant would be protected from development. This is against paragraph 5.2.8 of PPW which states that biodiversity issues must be addressed.

Test C3 – Wales Spatial Plan update 2008 paragraph 1.4 states that development should be sustainable. The site is totally unsustainable for reasons already stated above.

Test C4- It does not have regard to relevant Community Strategy for the Vale 2011-21. It does not 'meet the diverse needs of local people through the provision of customer focussed, accessible services and information'. The site is so far from local services, shops, healthcare, amenities and has poor public transport links to reach any of these facilities easily.

It will not 'meet the challenge of climate change' because car access will be required to reach local services and shops and because the school has insufficient places, some local children will have to be transported to neighbouring schools.

It will not allow older people to be 'valued, empowered to remain healthy and active' because of the lack of local services and poor public transport to such necessary services.

It will not allow local children and young people to be 'well informed and supported to access a broad range of quality services' as the school cannot provide places for the additional children required and they will have to travel to other locations. There are poor local leisure facilities.

There are limited 'learning opportunities or employment opportunities' near the site as discussed previously. The Westwinds Industrial estate nearby is mainly comprised of owner-run businesses with rare employment of additional staff.

The development will not mean that the 'quality of the built and natural environment is protected and enhanced'. As discussed the risk of the loss of the habitat management area and the very rare plant species contradicts this strategy.

Test CE1- The plan contradicts some of its own policies and strategies and has poor logical flow. For instance it states a key element is 'sustainable settlements.' Previous arguments above have demonstrated that this proposal is not a sustainable development. The Visions and Objectives of the LDP are not met, namely 'To sustain and further the development of sustainable communities within the VOG' – Fferm Goch is not a sustainable community for reasons outlined above. 'To ensure that development makes a positive contribution towards reducing the impact of and mitigating the adverse effects of climate change' – The requirement for use of the car with the proposed development will contradict this vision. 'To reduce the need for VOG residents to travel to meet their daily needs and enabling them greater access to sustainable forms of transport' – The site is poorly served by public transport. 'To protect and enhance the VOGs historic, built and natural environment' – Failure to preserve the back third of the site as a habitat conservation area will risk loss of the very rare plant species which is part of the heritage of the VOG. 'To enhance and promote community facilities and services' – the development will place undue pressure on limited local services – namely the school.

Test CE2 – Fferm Goch has been incorrectly labelled as a Minor Rural Settlement. In paragraph 5.15 of the Sustainable Settlements Appraisal Review, the council recognises that a number of settlements with relatively high scores have been identified with anomaly scores. Fferm Goch is compatible with settlements identified in paragraph 5.15 as it has a limited range of services and facilities, a low population (below 100) and is in an isolated location. The employment score is wrong as it has been classified as having same employment opportunities as Barry, Penarth and Cowbridge, yet the only local employment is on a small industrial estate that comprises mainly single owner run businesses with limited opportunity for additional staff. The population is less than 100 which should classify as a hamlet. Fferm Goch stands out as an odd allocation – it cannot be considered equal to any of the other Minor Rural Settlements including nearby Graig Penlyn and Treos, which are substantial villages. In fact it is a road with houses on 3 sides of a playing area. In the current Unitary Development Plan it is correctly identified as 'open countryside'. As such the proposal for 40 homes is out of keeping with the rural nature of this location, and is not proportional to the size of the existing hamlet.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The Plan should be adjusted acknowledging and accepting that planning permission has been granted last year for a satisfactory number of homes (12) which will encompass sustainable development, acknowledge and provide some affordable housing, and fit with the scale of the rural population that already exists on the site. The number of houses proposed should be reduced from 40 to 12 as in the extant planning permission.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3712/DP1 Mr G Harvey

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
19/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - Yes

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
Vision	Appendix 5 - Conservation Areas

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

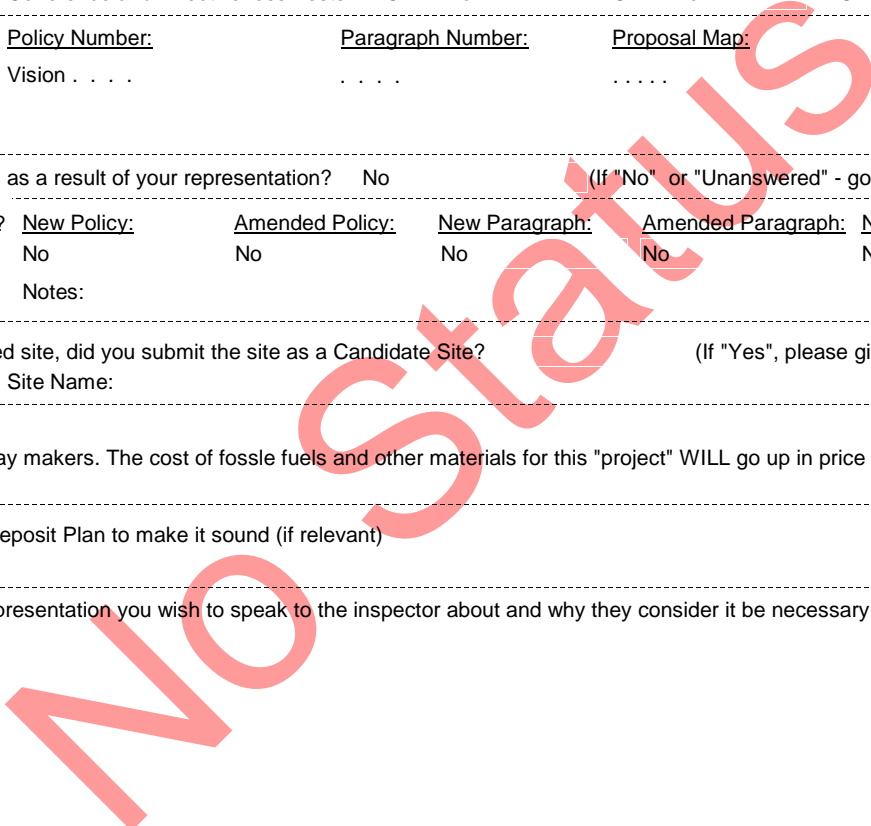
3e - Please set out your representation below:

I think it will change the Welsh landscape and deter holiday makers. The cost of fossle fuels and other materials for this "project" WILL go up in price dramatically.No to mention that the landscpae will be destroyed forever, something I'm not willing to happen!!!

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

STOP.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3713/DP1 Mr S Evans

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
19/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(27).	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

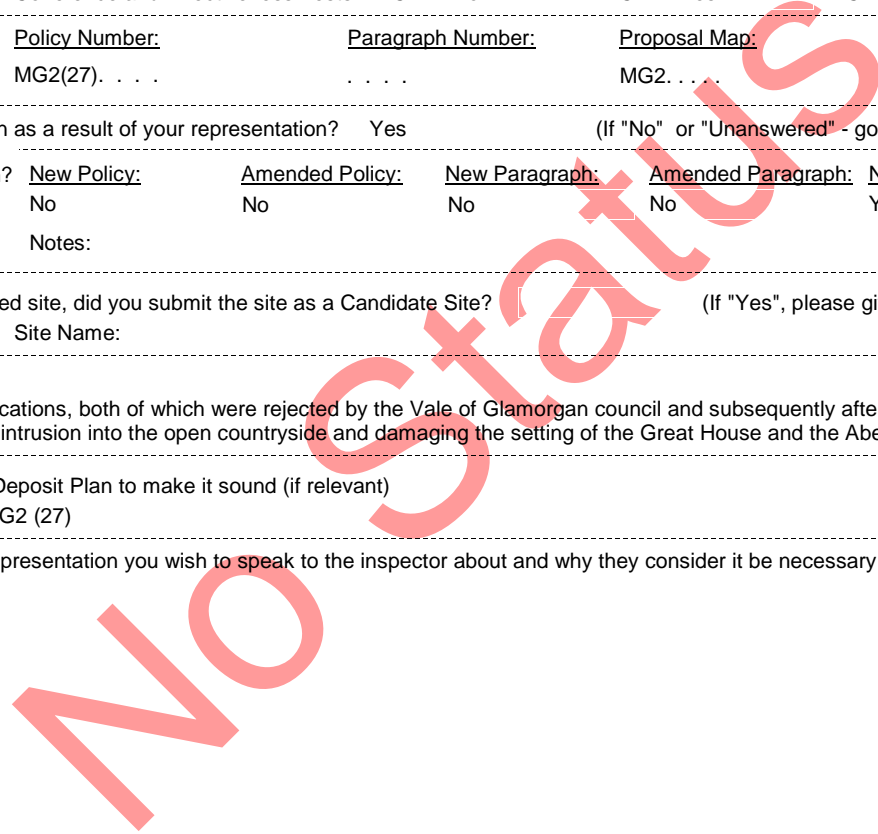
3e - Please set out your representation below:

This site has been subject to two previous planning applications, both of which were rejected by the Vale of Glamorgan council and subsequently after appeal by the Welsh office. The grounds for rejection were, the dangerous road junction at the A4222, unacceptable intrusion into the open countryside and damaging the setting of the Great House and the Aberthin conservation area.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

To remove the Court Close Aberthin site from the plan MG2 (27)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3715/DP1 B M Tonkin

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
20/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(11).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
I do not consider the deposit plan to be sound and believe that it should be changed.

It is proposed to allocate a large part of the Cowbridge livestock market site for housing development. I strongly believe that this entire site should be retained and developed for car parking, for the following reasons:

1. Cowbridge currently has insufficient parking at peak weekday and weekend times and whenever a special event (e.g. food festival, book festival, reindeer day, sports events etc) take place.
2. The arrival of Waitrose is likely to exacerbate this shortage as more shoppers from Cowbridge and surrounding villages elect to shop in the town rather than Bridgend or Culverhouse.
3. Although Waitrose will bring some extra parking spaces, their staff will occupy a proportion of these and, if the livestock market site is lost to housing, there will still be, if the peposit plan is implemented, a net loss of parking of some 100 spaces in Cowbridge.
4. Cowbridge has a thriving local economy based on a healthy mix of local trade and "destination shopping". The latter category supports the wide range of ladies fashion outlets and, by extension, hair dressing salons, gift shops, cafes and restaurants. Loss of parking capacity will make Cowbridge less attractive to destination shoppers who are the lifeblood of a high proportion of our retail businesses. These visitors' shopping trips are discretionary; if they cannot park they won't come.
5. In a petition by 2,700 signatories and submitted, by the Cowbridge and Llanblethian Residents Group, to the Vale Council following the cabinet resolution dated 20 September 2006, it was made clear that the signatories opposed the Vale Council's plans "to deem the site surplus to the council's requirements and dispose of the site...", and valued the livestock market site for parking. The views of 2,700 signatories appear to have been ignored by whoever drew up the LDP.
6. The short term gain from the sale of this site will likely result in a permanent reduction in footfall to the Cowbridge retail trade, and a consequent long term loss of investment, employment and business rate revenue to the Vale Council.

A thriving high street is a rare thing in modern Britain. Many high streets have been blighted as a result of ill-judged planning decisions. Vale of Glamorgan Council have a duty to nurture and encourage trade in Cowbridge with proper infrastructure (i.e. parking) provision.

Policy MG2; I recommend deletion of Cowbridge Cattle Market from the list of sites allocated to housing and retention of the site for parking.

Representor ID and details: 3715/DP1 B M Tonkin

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Policy MG2; I recommend deletion of Cowbridge Cattle Market from the list of sites allocated to housing and retention of the site for parking.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by Representation ID No.)

Representor ID and details: 3716/DP1 E Perkins

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
20/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - Yes

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
Managing Growth. . . .	2.4 - Policy Context. . . .	MG2. . . .	Ancient and Semi Natural Woodland. . . .	Appendix 4 - Designated and Defined Nature Conserv. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes

(If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	Yes	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No

(If "Yes", please give the Candidate Site Name and reference if known)

Site Name:

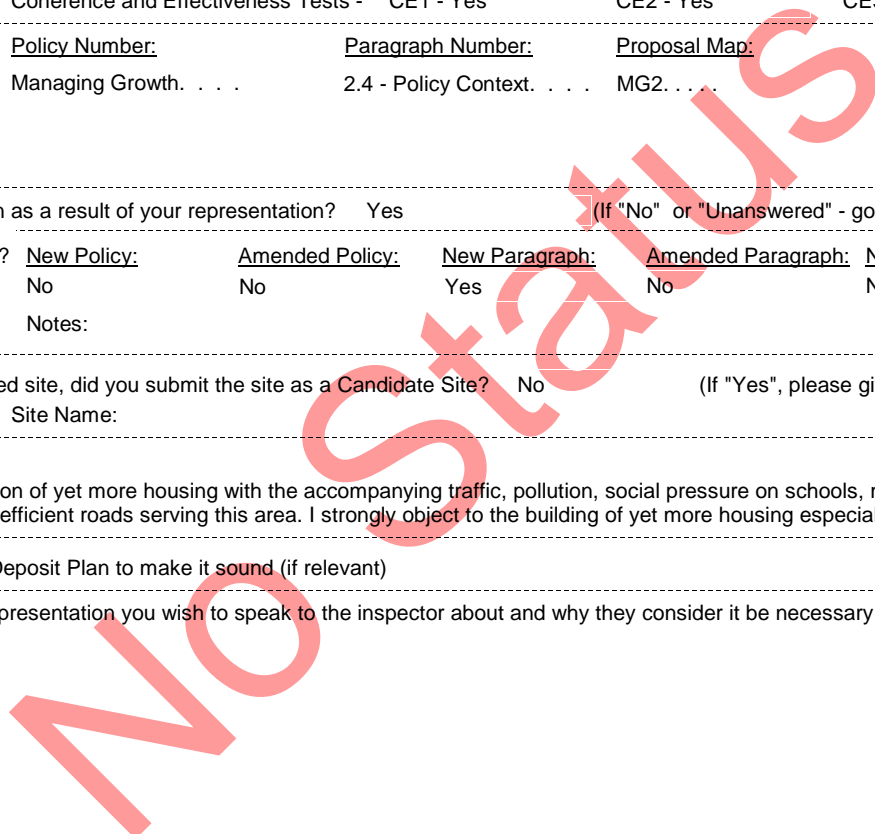
Site Reference:

3e - Please set out your representation below:

Barry's infrastructure is already gridlocked. The introduction of yet more housing with the accompanying traffic, pollution, social pressure on schools, medical resources etc would be the "final straw". Weycock Cross is particularly bad due to the volume of cars and inefficient roads serving this area. I strongly object to the building of yet more housing especially in this area for the above reasons.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3717/DP1 Mr S Marsh

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
20/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Unanswered

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG9.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

As a resident in Craig Penllyn whose children attend Llangan school my main concerns relate to whether the school can accommodate so many extra pupils and the extra traffic in the area where already the roads are woefully inadequate. I am concerned as to whether the local facilities are sufficient to support such a rapid increase in resident numbers.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3718/DP1 E Marsh

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
20/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG9.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

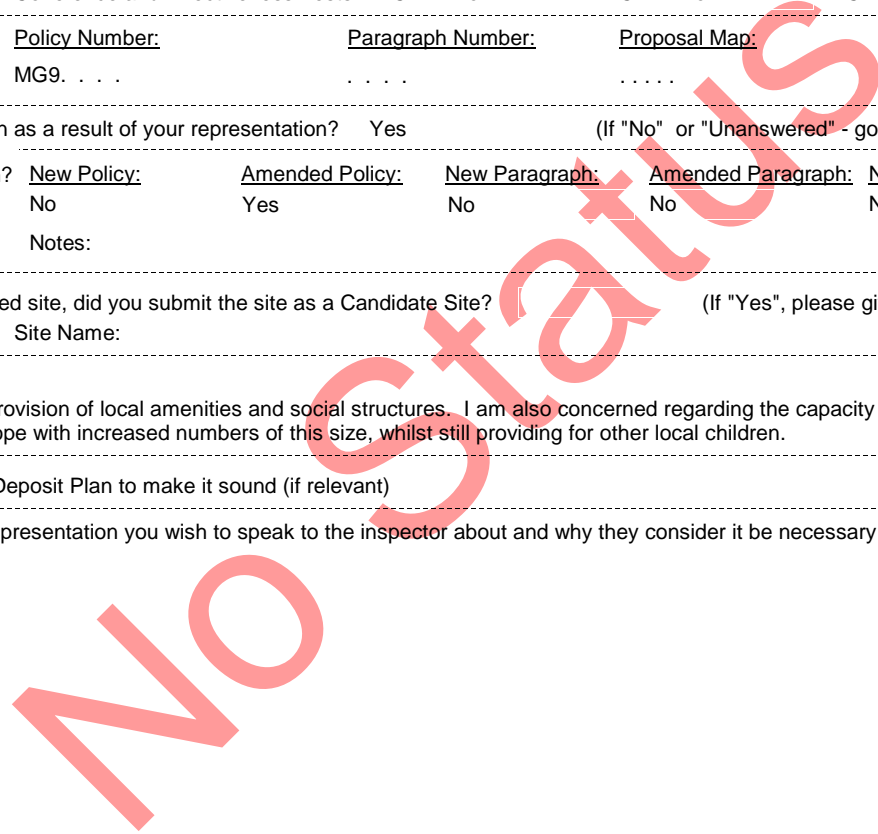
Site Name: Site Reference:

3e - Please set out your representation below:

I feel that the plan is at fault in that there is inadequate provision of local amenities and social structures. I am also concerned regarding the capacity of the local school, llangan primary. This is a small school with limited places. I am unsure how the school could cope with increased numbers of this size, whilst still providing for other local children.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3719/DP1 A Owen

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
15/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(13).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Yes	Yes	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

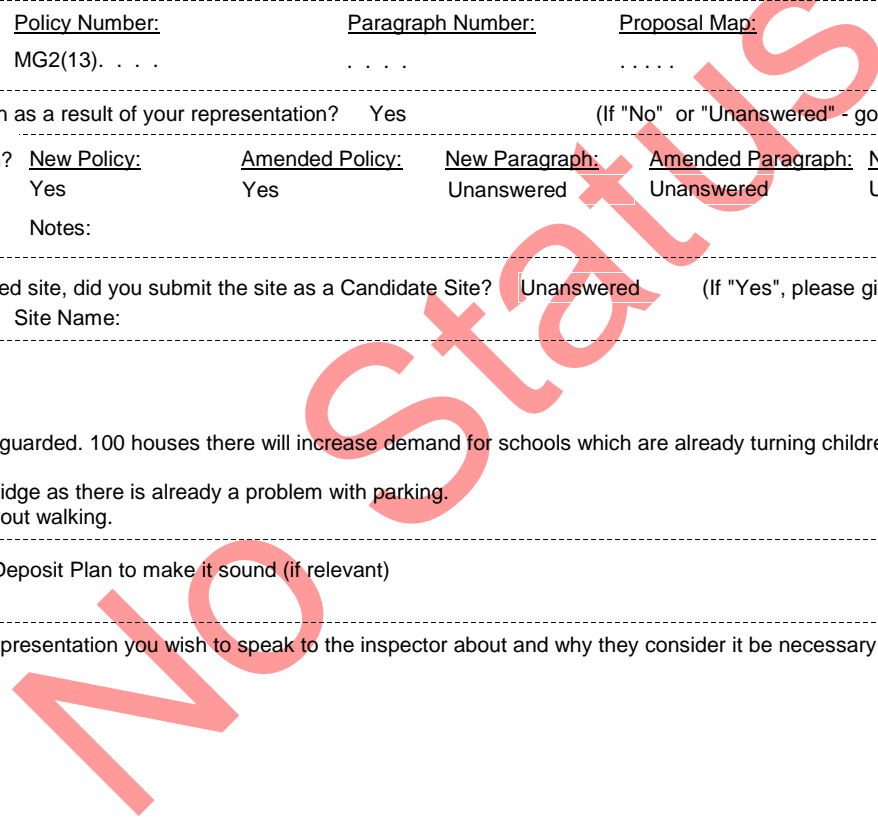
Site Name: Site Reference:

3e - Please set out your representation below:
Regarding Cowbridge MG2(13)

It should be kept as agricultural land and should be safe guarded. 100 houses there will increase demand for schools which are already turning children away. The houses would also have the odours from the sewerage farm which is close by.
There will also be increased difficulty in parking in Cowbridge as there is already a problem with parking.
At the moment very many people use the footpath when out walking.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
Removal of MG2(13) from development plan.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3720/DP1 Mr P H Carlton

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Yes

Consistency Tests - C1 - Yes C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG10(1). MG2(17). . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

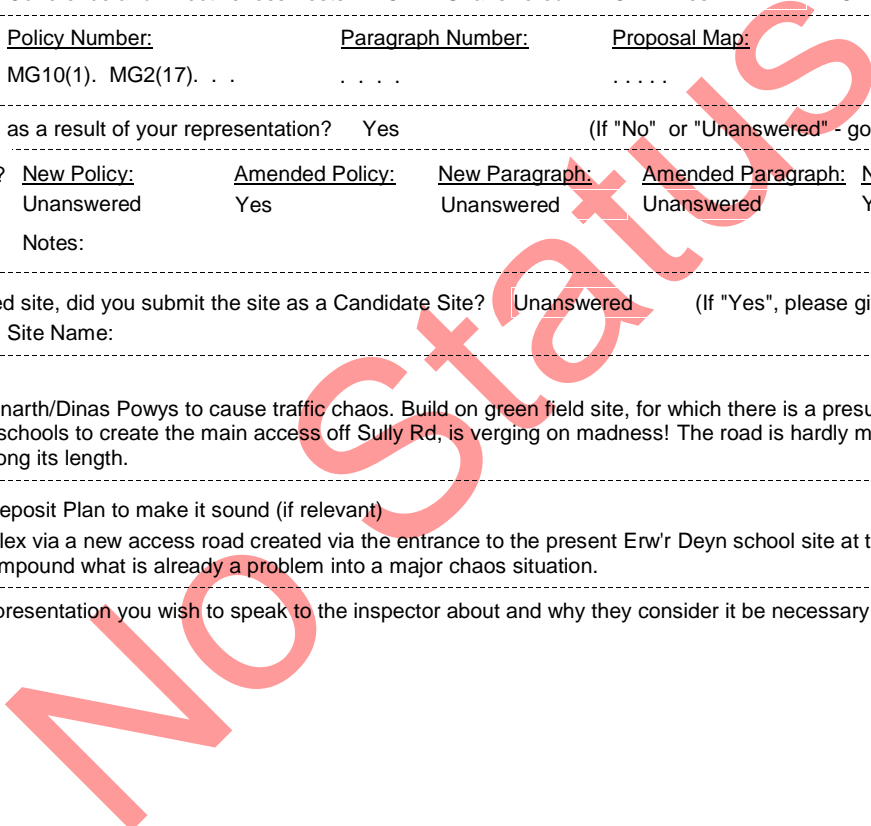
3e - Please set out your representation below:

Sirs, you intend with your plans in the Sully Rd area of Penarth/Dinas Powys to cause traffic chaos. Build on green field site, for which there is a presumption against in the Government land grab. Whilst we welcome the re-building of St.Cyres school and adjacent schools to create the main access off Sully Rd, is verging on madness! The road is hardly more than a country lane, it is totally congested at times during the day already with 3 school entrances already along its length.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Please re-site the entrance plans to the new school complex via a new access road created via the entrance to the present Erw'r Deyn school site at the end of St Cyres Rd, past the present school entrance. Don't add 70 houses to the traffic access off Sully Rd. Compound what is already a problem into a major chaos situation.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3722/DP1 Mr B Harries

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
21/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
SP7(1). . . .	5.55 - Transport. . . .	SP7(1). . . .	Ancient and Semi Natural Woodland. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
I am a local resident, user of Cardiff Airport and a user of local and national rail services.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

There is little evidence suggesting the need for a rail link. Evidence suggests that declining use of the airport is due to a reduced number of flying destinations. Evidence also suggests that there is little passenger requirement for a rail link. Having used the bus link with Rhoose station in the past, this service was completely sufficient and appreciated by users. This could be amended to travel to Barry station if more regular links are required.

There appears to be no supporting evidence referred to in the Vale of Glamorgan council's Supporting Documents to explain on what basis the alignment of the proposed rail link was selected. The construction and operation of the railway would be create a significant additional carbon footprint.

The route proposed would have an adverse visual impact on this rural area which is currently identified in the Council's own Unitary Development Plan as a 'Green Wedge'.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3722/DP2 Mr B Harries

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Speak at hearing
21/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
SP7(5). . . .	5.60 - Transport. . . .	SP7(5). . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

I am a local resident and, in the past have been a regular cycle commuter to work in Cardiff. I have used routes through Dinas Powys and Sully, both of which are extremely dangerous roads for cyclists to use. The Dinas Powys road is narrow and vehicles attempt to overtake cyclists in unsuitable places at unsuitable speeds. The Sully road is better, however cycling on the road between Sully and Penarth is dangerous because of a badly enforced 40mph speed limit, and the existing 'cycle path' is a narrow space shared with pedestrians. A specific cycle-commuting link is essential between Barry and Penarth (and linking on to Cardiff).

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The LDP contains good plans to extend the cycle network, however there is an opportunity which could be missed. The proposals suggest using a section of the old Penarth - Sully railway. This is an excellent idea as the route is largely still intact. I would like to see the dedicated path extended right through to Arlington Road, Sully as per my attached diagram, still maintaining use of the old railway.

The benefits would be

- A single link all the way from Penarth to Sully with no road use required.
- An exit point to Cosmeston Lakes
- A pelican crossing of Lavernock road (as successfully used on the Taf trail to cross the A468 at Nantgarw)
- Direct access from the proposed housing allocation MG2(25) enabling commuting within Cardiff and the Vale from this site, and similarly access from MG2(16) to Sully and Barry.

The plan does not acknowledge that a short section of this path already exists from Arlington road, heading towards MG2(16). With the general condition of the route being extremely good (bridges are in a good condition, sections at Sully and Penarth ends already exist), this is a fantastic opportunity to create a high-quality cycle path, suitable for leisure users and commuters alike, that must not be missed.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

I do not 'wish to speak' at a hearing, however I would be happy to speak at a hearing session to clarify my points, if required.

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3723/DP1 Mr H.J.E Hayes

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
21/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(16).	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:

It is difficult to assess the viability of the MG2(16) development plan from the information in the LDP. Whilst it is recognised that more housing is required, the developments need to be tastefully planned and executed. The first impression is that the planners are more interested in accommodating as many houses as possible in this area and if this type of policy is carried out, the large number of houses will change the character of the western end of Penarth into an urban jungle.

Transport congestion.

The number of extra houses in the Barry, Sully and Penarth area will generate some one to two thousand further vehicles on the Lavernock road. As this area is predominantly a dormitory area for Cardiff, the traffic flow will be to and from that direction. In the local area of MG2(16), the Lavernock road is at peak times already congested, this being the most suitable for the access to this development and together with the Sully developments will introduce traffic chaos. The details on page 131/132 mention road improvements but to what extent? With the extra traffic from Barry, major changes will be required.

Recreation.

The coastal path is to be retained and an adjoining areas made suitable for recreation or a green play area incorporated in the housing plan.

Buffer Zones.

Buffer zones should be introduced between existing housing and the new housing so that the area does not degenerate into an urban sprawl. Further, the new development should be split into definable village areas and not be one large estate.

Further comments in general.

Although the Severn Barrier does not at this time appear to be possible, within the LDP time scale, this barrier may be reintroduced. Financial conditions may improve and the generation of some 2000M.Watts from the scheme will enhance the green energy generation. The barrier will incorporate a road crossing and consideration should be made in the LDP, with a road to the M4.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3723/DP2 Mr H.J.E Hayes

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(16).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Response to
The Vale of Glamorgan Local Development Plan (LDP) 2011-26

To the Planning Commission of the LDP
We fully understand the need for further residential developments in order to meet the demand for new homes. The plans for site location MG2 (16) include the construction of 450 "dwellings", which is a massive expansion of the Lower Penarth residential area with enormous impact on an already densely populated part of Penarth.

We have the following concerns, which need to be included in the early planning phase of such a large development site:

1. Traffic (residential and construction) – It is absolutely impossible to use the current residential roads off Lavernock Road (Brockhill Rise, Caynam Avenue, Stanton Way and Whitcliffe Drive) for feeding into the new development site. The construction traffic would lead to serious traffic congestions and would have a serious impact on the Cliff Walk recreational area. The same holds true for the traffic by the new residents once construction has been completed. We, therefore, strictly object to any idea involving the current residential roads (Brockhill Rise to Whitcliffe Drive) in order to gain access to the MG 2 (16) site.
2. Recreational area – The Cliff Walk is a very busy recreational area in Lower Penarth that attracts a multitude of dog owners (irrespective of the weather) as well as many walkers and cyclists (especially on a clear day). The MG 2 (16) development site with its planned 450 dwellings would cause a "collapse" of the current restricted belt of park area along the cliff top. We, therefore, demand that the new site create its own recreational area, which may an extension of the existing Cliff Walk.

Additional Remarks:

TRAFFIC-As the site is for 450 houses, this will generate some 900 extra vehicles (I think present planning guide lines would estimate 1.1/2 to 2 vehicles per household). The site appears to be split by a section of land marked as "Dormant Minerals Site", so assume only half will require access to Whitcliffe Drive? This still leaves some 450 vehicles to travel the narrowest road which is Stanton Way.

The gap between No 37 Whitcliffe Drive and the coastal foot path is narrow; would the foot path have to disappear? Is the foot path a right of way? The Council may suggest extending Whitcliffe Drive towards Penarth and join Forest Road, (that would put the cat among the pigeons).

The junction at Brockhill Rise/Lavernock Road is already at saturation point at peak times and is further complicated by Brockhill Rise being used as an overflow car park for the Spar shop, the Golf Club and the funeral home. There are too many access points in this section of Lavernock Road, which include the garage, funeral home, golf club and Brockhill Rise which takes traffic from two housing areas. Further traffic at this junction would create a traffic Black Spot.

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by
Representation ID No.)

Representor ID and details: 3723/DP2 Mr H.J.E Hayes

RECREATIONAL AREA- The Cliff Top Walk would not remain a suitable area for walkers with children due to the close approximation of the dense traffic on Whitcliffe Drive.
Note – Officially cyclists are banned from the Walk, (but ignore the notices)

The answer to the access problem is to connect both parts of the new development to Lavernock Road, should the Minerals site be excavated, make allowances for a road move across this site.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3724/DP1 Mr A Davies

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
16/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Yes

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
75. MG2(26)	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Wenvoe MG2- 26 - West of Port Road Site Reference: 2568/CS1

3e - Please set out your representation below:

I understand there is a plan to increase the number of homes in Wenvoe by a further 400 on top of the current 500. We particularly object to the 150 homes planned for the land between the Wenvoe Church and garden centre. I believe that this plan is unsound for the following reasons.

1. With 150 houses it is out of scale and out of proportion to the other adjacent residential areas such as Clos Llanfair and Rectory Close.
2. The proposed development is on too dense a scale.
3. The traffic flow through the village will be unwelcome on the narrow Walston Road and Old Port Road.
4. The additional traffic on the A4050 - which is already over the planned limit - will cause further congestion.
5. Although the 2001 Conservation area has been amended - the need to "design and orientate new development so that it reflects the scale and layout of the village" remains a valid planning principle and this new proposed development will not reflect those factors.
6. With over 2000 units agreed for the Barry Waterfront scheme and a further 240 at the HTV site there does not seem to be a pressing need to enlarge Wenvoe on the south side. I hope you will be able to look after the interests of the residents of Wenvoe in this matter and see that Site 26 is deleted from the LDP.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I wish to see Site MG2-26 removed from the LDP.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3724/DP2 Mr A Davies

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
02/04/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
75. . . .	. . . .	. . . . MG2(26)	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land at the West of Port Road, Wenvoe Site Reference: 2568/CS1

3e - Please set out your representation below:
For my representation please see the Local Development Plan objection document by Herbert.R.Thomas attached.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
For my representation please see the Local Development Plan objection document by Herbert.R.Thomas attached.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

NO STAIRS

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3724/DP3 Mr A Davies

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
02/04/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
75. . . .	. . . .	. . . . MG2(26)	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

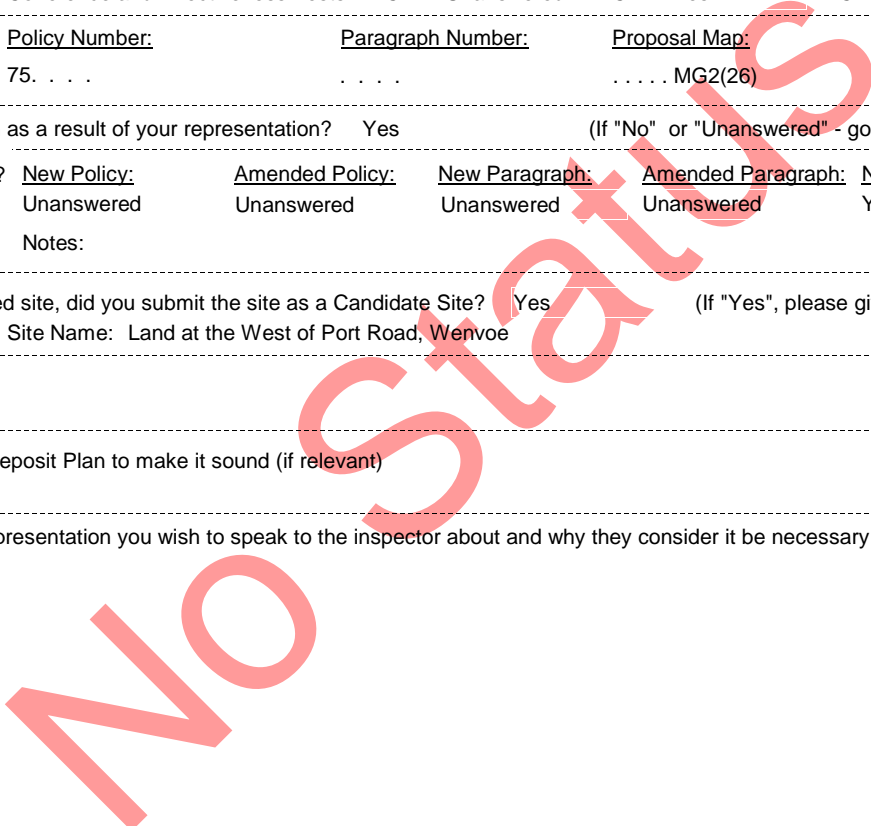
3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land at the West of Port Road, Wenvoe Site Reference: 2568/CS1

3e - Please set out your representation below:
See main document.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
See main document.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3725/DP1 Mr R Northmore

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
23/03/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Letter	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No Yes No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

I am writing to register my opposition to the proposed housing development outlined for Colwinston. My specific objection is to the proposed development in the fields behind Beech Park. I and my family have lived at 7 Beech Park since 1979 and object to the proposed building for the following reasons:

SCALE - The sheer scale of the development is completely out of proportion to the size and ethos of the existing settlement and would change the nature of the village completely.

AMENITIES- The present level of drainage, sewage disposal, road services and access just about cope with the current number of houses, school etc. and would be incapable of servicing any large scale development.

FLOODING - From the stand point of my own home and the houses lower down the village, my strongest objection is the greatly increased danger of flooding. Due to the funnel shaped nature of the field where it is proposed to build houses, rain water drains down the sides of the field and forms a "winterbourne" stream which ponds back behind the hedgerows at the rear of my property. Given sufficient rainfall, this occurs each year between October and March. I attach a set of photographs taken just before the October flooding.

Photo 1 - The view from my back garden with water flooded back across the fields where it is proposed to build.

Photo 2 - A close up shot of the field immediately behind my house with a pond forming. I believe this field is where it is proposed to construct a new road.

Photo 3 - The only outlet for water shown in photographs (1) & (2) is a storm drain.

By building properties in the fields shown in photo (1) the run off of water across tarmac and concrete with no soil or vegetation to absorb the flow will be catastrophic for both my bungalow and the properties lower down the village. I have in my possession more photographs of the October 1998 flooding and copies of correspondence between John Smith MP, the Vale of Glamorgan Council, the Environment Agency and our Community Council and myself which can be sent to you at the appropriate time.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3726/DP1 Mr R Mann

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
30/03/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Comment form	Unanswered

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Unanswered C2 - Yes C3 - Yes C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2. . . .	5.11. . . .	. . . . MG2 (ID 30)	. . . .	Other - Not Listed. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Yes	Unanswered	Yes	Yes	Unanswered

Notes: Housing Supply Background Paper (November 2011)

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: The Garden Emporium, Fferm Goch Site Reference: ID30 in the draft LDP

3e - Please set out your representation below:
 REPRESENTATIONS ON VALE OF GLAMORGAN DRAFT DEPOSIT LDP RELATING TO THE ALLOCATION OF 40 HOUSES AT THE GARDEN EMPORIUM SITE, FFERM GOCH AND THE DESIGNATION OF FFERM GOCH AS A 'MINOR RURAL SETTLEMENT':

- Summary
- 1) The Garden Emporium site at Fferm Goch is a site with extant planning permission for 12 houses. The rationale for granting this planning permission on this site was overwhelmingly because it is a previously-developed site, with derelict garden centre buildings on the site.
 - 2) However, the proposed increase in draft LDP allocation, from 12 to 40 houses, is unacceptable. The principal justification for this increase appears to be the proposed new designation of Fferm Goch as a "Minor Rural Settlement". This designation is incorrect and totally inappropriate, for reasons set out below. Higher densities of development on this site (i.e. above the 12 houses permitted) - in particular for 42 and (after revisions) 24 houses - have been considered and rejected by the Council in the past. The issues that led to those rejections in particular that the site is unsustainable and a portion of the site is needed to protect a rare plant - have not changed. If this allocation is allowed there is a very real prospect that this level of housing is built - we are aware that the owners are already in pre-application discussions with the Council for 40 houses on this site, even though such discussions are inappropriately premature.
 - 3) The extant planning permission includes conditions requiring the private houses to be livework units and a large portion of the site (approx 30%) to be set aside as a nature conservation area. If 40 houses were permitted on this site the developer would no doubt argue that neither of these conditions could be sustained. Other issues such as lack of public transport and lack of places at the local primary school cannot be satisfactorily resolved through condition or planning agreement.
 - 4) For all these reasons, which are expanded on below, the allocation of the Garden Emporium site for 40 houses should not go forward in the draft LDP. The site should be allocated for 12 houses, in line with the extant planning permission and preserving the conditions on that planning permission requiring 1) 30% affordable housing and 2) the back portion of the site (approx 30% - edged in green on the attached approved plan) to be a habitat conservation area and excluded from this site altogether 3) the 8 private houses to be live-work units.
 - 5) In addition, Fferm Goch should not be designated as a "Minor Rural Settlement". This was due to an incorrect "settlement scoring" of 9 - which included 3 points allocated for "employment opportunities within settlement" on the basis of the nearby Westwinds industrial estate. These points should not have been allocated. 3 points puts this site on a par with towns in the Vale like Barry, which is entirely inappropriate. There are only 4 light industrial buildings on this site. A survey of these employers has confirmed that no new jobs have become available in the last 9 years and that the units collectively employ fewer than 15 people with no intention to expand. Furthermore, one of the units has been empty and the development is not a popular industrial site.

Our representations in relation to each of the tests of 'soundness' are as follows:

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TEST P1 - It has not been prepared in accordance with the Delivery Agreement including the Community Involvement Scheme

The local community have not been involved in the decision to allocate this site for 40 houses. We understand that neither the school nor the LEA were consulted. We do not believe that Llangan Community Council was consulted at any previous stage in the draft LDP process.

TEST P2 - The plan and its policies have not been subjected to Sustainability Appraisal including Strategic Environmental Assessment

The Sustainability Appraisal of the Garden Emporium site is wrong in its assessment of the Garden Emporium site's ability to meet the Sustainability Appraisal's objectives because:

1. The site is incorrectly rated '++' (strongly contributes) as regards objective 1, which is "To provide the opportunity for people to meet their housing needs." Although this site falls within the Rural Vale, the Rural Vale is a very large area and there is no particular local specific need for this housing. As far as affordable housing is concerned, it is only proposed that the site provides the standard 35% affordable housing which means it is no different to better than any other site. The '++' rating should be reduced to '+' (contributes).

2. The site is incorrectly rated '+' (contributes) as regards objective 2, which is "To maintain, promote and enhance the range of local facilities". There is no suggestion that the proposed development will in any way enhance the local facilities. In fact it will place increased pressure on the following existing local facilities: the primary school, which has no spaces; the playground/open space at Fferm Goch, as we note there is no suggestion of on-site open space being provided on the Garden Emporium site (particularly given the high density of housing which 40 homes would involve - and in fact on-site provision was not offered even for the extant planning permission for 12 houses); and the community hall, which already serves a large number of houses and is of a limited capacity. This '+' rating should be changed to a '- -' (strongly detracts) rating.

3. The site is incorrectly rated '++' (strongly contributes) as regards objective 8, which is "To use land effectively and efficiently". Although part of the site is 'brownfield' and has been previously developed as a garden centre, a large section at the rear of the site (approximately 30% of the entire site) has never been developed. It was this area which was identified as a habitat management area in the extant planning permission for 12 houses. The requirement for a habitat management area was in part due to the presence of a very rare species of plant on the site (Bithynian vetch). This rating should be reduced to a '+' (contributes) rating, to acknowledge the fact that while the development would reuse the developed part of the site, it would also use a currently undeveloped, greenfield, area.

4. The site is incorrectly rated '++' (strongly contributes) as regards objective 9, which is "To protect and enhance the built environment and natural environment". This is wrong for the reasons given in point 3 above. If the site was developed for 40 houses there would be no room whatsoever for any habitat management or other effective biodiversity area as has been required by the extant planning permission. This will mean the loss of a very rare plant species which has only been found in two other locations in the whole of Wales. This rating should therefore be reduced altogether to a '- -' (strongly detracts) rating.

5. The site is incorrectly rated '0' (neutral) as regards objective 11, which is "To protect, enhance and promote the quality and character of the Vale of Glamorgan's culture and heritage." This is wrong for the same reasons as at points 3 and 4 above. The Council has resolved to protect the very rare plant species which has been added to its local biodiversity action plan. This resolution by the Council (which was made specifically in response to the survey which identified this plant on this site) indicates its recognition of the species' importance to the culture and heritage of the Vale of Glamorgan. This rating should therefore be reduced to a '- -' (strongly detracts) rating.

6. The site is incorrectly rated '+' (contributes) rating as regards objective 12, which is, "To reduce the need to travel and enable the use of more sustainable modes of transport". This rating is wrong because although it will be possible to travel by foot or bicycle to the primary school and the community hall, every other service and local amenity including employment can only be accessed by private car. The bus service to the site is so poor that it does not even merit a rating on the Council's sustainable settlements score. This rating should therefore be reduced to a '- -' (strongly detracts) rating.

TEST C2 - It does not have regard to National Policy

A) The proposed allocation of the Garden Emporium site for 40 houses fails to meet Planning Policy Wales (February 2011) ("PPW") in the following respects:

1. The Garden Emporium site is totally unsustainable. It is located in the Rural Vale, surrounded by open countryside and 7 miles from Cowbridge and 8 miles from Bridgend. Realistically anyone living in this location will rely on private cars to get to and from the site for work, shops, everything except the primary school, which, as stated below, is full.

2. The nearest corner shop is in Pencoed to which there is no public transport; otherwise it is necessary to drive to Cowbridge or Bridgend or one of the large supermarkets on the edge of Bridgend.

The current planning permission for the site is for 12 houses, of which at least 30% (i.e. 4) are to be affordable. There is a condition forming part of the planning permission (condition 10) which requires each of the 8 private units to be live-work units and requires that the business floor space of the live/work unit shall be finished ready for occupation before the residential floor space is occupied. The reason given for this condition is "In order to ensure a satisfactory and sustainable form of development which will support and enhance the local rural community and in order for the development to comply with policies ENV27, ENV29 and EMP2 of the UDP." It is apparent from reading documents associated with the planning permission that although the application originally proposed the live-work units and made much of them improving the sustainability of the site, at a later date the applicant asked the LPA not to impose this condition. However, the LPA insisted it was required.

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There is no suggestion that the 40 houses now proposed for the site would be live-work units. Even if this condition was imposed this site would still be unsustainable as the residents would need to drive for everything except work. It also seems likely that they would need to make business-related journeys and of course, depending upon their business, additional car journeys could in fact be created by these businesses (for example, a hairdressers).

This is contrary to PPW (paragraph 4.6.2) which states, 'Development plans ... should secure a sustainable settlement pattern which meets the needs of the economy, the environment and health, while respecting local diversity and protecting the character and cultural identity of communities.'

2. The Garden Emporium site is very poorly served by public transport - there is only a very limited bus service to and from Fferm Goch (5 buses per day to Bridgend; 4 per day from Bridgend which go on to Cowbridge). There is no bus service to the nearest train station at Pencoed (3 miles away, along roads with no pedestrian footway). This is contrary to PPW (paragraph 4.6.4), which states, 'Local planning authorities should assess the extent to which their development plan settlement strategies and new development are consistent with minimising the need to travel and increasing accessibility by modes other than the private car. Higher density development, including residential development, should be encouraged near public transport nodes or near corridors well served by public transport (or with the potential to be so served).'

This is added to by paragraph 4.6.7 PPW which stresses that, 'In rural areas the majority of new development should be located in those settlements which have relatively good accessibility by non-car modes.' This is emphasized again in paragraph 8.7.3 PPW which states, 'It is also expected that the proposed access to a development will reflect the likely travel patterns involved. It should ensure that people can reach the development, as far as practicable, by walking, cycling and public transport, as well as by car.'

3. The existing local infrastructure will not be able to serve a further 40 houses at the Garden Emporium site. There is very little local infrastructure available at this site, but two issues are relevant - the local primary school (Llangan primary school) and highways issues:

Llangan primary school

Llangan primary school is within walking distance of the site. However, this school is very small and is full. The Local Education Authority has told us that Llangan primary school's maximum capacity is 111 pupils, and the number on the roll as at September 2011 was 108 pupils. The admission number of new pupils each year is no more than 15. This is because several year groups are combined (i. e. two year groups being taught as a single class, in one classroom) and the LEA needs to comply with the requirement in its education plan to have no more than 30 children in each classroom. Although in some circumstances it might be appropriate to deal with this by seeking a s106 contribution from the developers to increase the capacity of the school, in this case the school has neither the space nor the land to expand to take on more pupils.

Two classes are already being taught in terrapins located in the playground and the school only has a relatively small area of grass which has already been diminished as a result of building a new school hall and two classrooms a few years ago. It is noted that in the planning officer's report for the current 12-house planning permission the education authority thought that there was enough space in local primary schools (it did not specify any in particular) to accommodate the children from 12 houses - 40 houses is very different. From speaking to the LEA, we understand that according to their formula for calculating the number of primary school places generated by new houses, 40 new houses would result in 15 primary age children needing places. There is therefore currently no possibility for the school to provide places for the primary-age children from this development who would have to be driven to other schools some distance away.

Highway safety issues

When Council considered the current planning permission the highways department was originally concerned about there being more than one exit from the site, when there were only 12 houses. The extant planning permission includes a condition (condition 20) that the site shall be served by no more than two means of access onto Ruthin Road - with the primary access to serve no more than 8 dwellings and the secondary access to serve no more than 4 dwellings. How many exits would be proposed for 40? This road is used heavily by traffic, particularly during peak times - many drivers, including a significant number of large lorries, use it as a short cut from the A48 to the M4. It is also the main pedestrian cycleway to Llangan primary school from Fferm Goch Heol Lliard/St Mary Hill and is used on a daily basis by those residents for that purpose. Currently only a few single houses have driveways onto this road. Having an additional 40 houses here will increase the traffic considerably, at increased safety risk to existing drivers and pedestrians and cyclists.

This is therefore contrary to paragraph 4.6.8 of PPW which states, 'Development in the countryside should be located within and adjoining those settlements where it can be best accommodated in terms of infrastructure, access and habitat and landscape conservation.' It is also contrary to paragraph 9.2.9 of PPW which states, 'Local planning authorities should consider the following criteria in deciding which sites to allocate for housing in their development plans:...

- the location of potential development sites and their accessibility to jobs, shops and services by modes other than the car, and the potential for improving such accessibility
- the capacity of existing and potential infrastructure including public transport... and social infrastructure (such as schools...), to absorb further development and the cost of adding further infrastructure..."

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4. The development of the Garden Emporium site cannot be described as infilling or a minor extension to Fferm Goch. It is located adjacent to Fferm Goch, but the proposed 40 houses are more than Fferm Goch and Heol Llidiard combined (which amount to 33 houses). It is totally out of scale for this area.

It also cannot be claimed to meet any "local need" for affordable housing. The Council's own background documents recognise that the need for affordable housing is greater in the larger settlements in the Vale, such as Barry. Section 3.9 of the draft LDP states that, 'The findings of the [Local Housing Market Assessment 2010] make clear that the area of greatest need is Barry followed by the coastal settlements of Rhoose, Llantwit Major and Penarth as well as the Rural and Eastern Vale.' This statement is supported by the Council's 'Affordable Housing' background paper (November 2011), in which Table 2 in paragraph 3.7 specifies an identified need of 3.5 units of affordable housing per year in the Rural Vale. This is a very low number of units to be accommodated within a large area of land and there is no need for such a high concentration of units to be accommodated on the Garden Emporium site. In fact, the existing houses at Fferm Goch are sold at considerably less than the average house price in this area (i.e. the Rural Vale). No.3 Fferm Goch was sold in June 2011 for £180,000 and No.8 has been on the market for £185,000.

Notwithstanding these prices, these houses often remain on the market for some time – at least a year. Fferm Goch is private market housing which was originally Agricultural Settlement Houses (a form of Council housing) developed by the Welsh Land Society in 1939. Why do we need more houses at affordable prices in this location? There is no identified local need to be met.

We understand from speaking to a Council officer that the main reason the Council are prepared to consider 40 houses on this site is the need for more affordable housing in the Vale. While we have no problem with the principle of 35% of new housing being affordable, we do not think that this policy should be used to 'reverse engineer' such a huge increase in the total number of houses being proposed on this site. With the original planning permission 12 houses, 30% would have resulted in an entirely sensible allocation of 4 affordable houses. To invert this reasoning and specify a total of 40 houses in the hopes of raising the number of affordable housing on the site defies logic. At a rate of 3.5% this would only give 14 affordable houses - an increase of only 10 affordable houses from the existing planning permission - at the cost of an increase of 18 private houses (from 8 to 26). The detrimental impact this development will have on the local community is a disproportionate sacrifice to make for an additional 10 affordable houses.

The proposal for 40 houses on this site is therefore contrary to paragraph 4.6.8 of PPW which states, 'Infilling or minor extensions to existing settlements may be acceptable, in particular where it meets a local need for affordable housing, but new building in the open countryside away from existing settlements or areas allocated for development in development plans must continue to be strictly controlled. All new development should respect the character of the surrounding area and should be of appropriate scale and design.'

If 40 houses are built on the Garden Emporium site this will be significant overdevelopment of this site at a density which should not be permitted in this location. The following points are relevant:

a) It is acknowledged and accepted that the site has existing planning permission for 12 houses; this is a brownfield site where there has been a number of failed garden centres and it was perhaps inevitable that it would eventually be developed for housing. The development of the site with 12 houses is accepted, although even with 12 houses there are still concerns about the impact these will have on the local school and highways.

b) However, 40 houses will make the site crowded and out of keeping with the rural area. Fferm Goch has a particular and special history - it was built by the Welsh Land Society in 1939 to promote employment in rural areas and in this case to provide social housing and a community for farm workers at the large farm across the road - and the houses at Fferm Goch form 3 sides of a square with a large grass pitch and play area in the middle. There is no suggestion that the proposal for the Garden Emporium site would be designed in a similar way. Fferm Goch should not in any event be used as an excuse to set a "precedent" for this locality, where other housing consists of isolated dwellings.

c) The previous planning history of the site is relevant - the Council previously considered proposals for 42 and 24 houses and rejected both on grounds of over-development, of this site.

This is contrary to paragraph 9.2.12 of PPW which states, 'Strong pressure for development may give rise to inappropriately high densities if not carefully controlled.' In paragraph 9.2.22 it states, 'In order to safeguard the character and appearance of the countryside, to reduce the need to travel by car and to economise on the provision of services, new houses in the countryside away from existing settlements recognised in development plans or from other areas allocated for development must be strictly controlled. Many parts of the countryside have isolated groups of dwellings. Sensitive filling-in of small gaps or minor extensions to such groups, in particular for affordable housing to meet local need, may be acceptable but much depends on the character of the surroundings, the pattern of development in the area and the accessibility to main towns and villages.' In paragraph 9.3.4 PPW states, 'In determining applications for new housing, local planning authorities should ensure that the proposed development does not damage an area's character and amenity.' The proposed development of this site with 40 houses would significantly damage the character of this area.

6. If 40 houses are built on the Garden Emporium Site, it will result in the loss of a rare plant species, Bithynian Vetch, which has been identified by the Council in its Local Biodiversity Action Plan.

The extant planning permission for the Garden Emporium site includes:

a) a condition (condition 9) that a significant proportion of the site (approx. 30% - being the whole of the back strip of the site edged green on the approved plan) shall have no buildings located on it and all properties shall be located at least 10 metres from this boundary within the development site; and

b) another condition (condition 12) that this area shall be designated as a habitat management area to be supported by a comprehensive habitat management plan. The plan is to pay particular regard to the

Representor ID and details: 3726/DP1 Mr R Mann

areas where Bithynian vetch has been found and seek to maintain and conserve this species.

These conditions were imposed in particular to preserve the species Bithynian vetch. It is apparent from the planning officer's report associated with the current planning permission that Bithynian vetch was found on the site during the course of an ecological survey being carried out, at the request of the Countryside Council for Wales. The report states that Bithynian vetch is a rare species, included as vulnerable on the UK vascular plant red data list and endangered on the Welsh list. The report says that this species was previously unknown to occur in the Vale of Glamorgan and is known to occur on only 2 other sites in the whole of Wales. As a result, the Council held a special meeting to decide to protect this plant by placing it on the Council's 2002 Local Biodiversity Action Plan.

There is no suggestion in the draft LDP that this large part of the site - which the planning officer's report recognises is open land rather than previously-developed land - would not be open to development and it would seem difficult/impossible for a planning permission for 40 houses on this site to protect the same area as a "no-build" zone. The Proposals map includes this part of the site within the area proposed to be allocated for 40 houses. The fact that this open area of land at the back of the site would not be built on under the terms of the current planning permission was a material consideration for the planning officer in recommending approval of the planning application for 12 houses (see the planning officer's report, page 12).

The allocation of 40 houses is therefore contrary to PPW paragraph 5.2.8 which states, 'Local planning authorities must address biodiversity issues, in so far as they relate to land use planning in both development plans and development control decisions. Paragraph 5.2.2 of PPW recognises that, 'The Natural Environment and Rural Communities Act 2006 places a duty on every public authority, in exercising its functions, to have regard, so far as is consistent with the proper exercise of those functions, to the purpose of conserving biodiversity.' The extant planning permission allowed for the preservation of this rare plant by allocating a significant portion of the site to be a no-build zone - a habitat conservation area. This area will not be possible if 40 houses are built.

B) The proposed designation of Fferm Goch as a "Minor Rural Settlement" also fails to meet PPW because it is plainly not a sustainable settlement and has been incorrectly assessed by the Council. This incorrect designation (which is considered in detail in Test CE2 below) infringes the following paragraphs of PPW: 4.6.2, 4.6.4, 4.6.7, 4.6.8, 8.7.3, 9.2.9, 9.2.12, 9.2.22 and 9.3.4 (all as cited above). If it were identified as a Minor Rural Settlement, Fferm Goch would be at risk of future residential development being allowed in this location through policy MG7 of the draft LDP. Fferm Goch is not a location where new development should routinely be permitted since it would infringe all the sustainability principles for development in rural locations.

TEST C3 - It does not have regard to the Wales Spatial Plan (wSP)

The Wales Spatial Plan update 2008 states at paragraph 1.4 that, 'It is a principle of the Wales Spatial Plan that development should be sustainable. Sustainable development is about improving wellbeing and quality of life by integrating social, economic and environmental objectives in the context of more efficient use of natural resources.' The Garden Emporium Site is a totally unsustainable site for reasons given above (Test C2).

TEST C4 - It does not have regard to the relevant Community Strategy

The Community Strategy for the Vale 2011-21 sets out 10 priority outcomes. The allocation of the Garden Emporium for 40 houses fails to have regard to the following of these priorities:

"2. The diverse needs of local people are met through the provision of customer focused, accessible services and information." This priority is not met because the Garden Emporium site is so far from shops, health services, local amenities and workplaces as well as having poor public transport.

"3. Vale residents and organisations respect the local environment and work together to meet the challenge of climate change." This priority is not met because the Garden Emporium site will require all its residents to travel by car to access every local service save the primary school (which does not have sufficient space for the children of 40 families, so primary school pupils will have to travel by car to other schools) "4. Older people are valued and empowered to remain independent, healthy and active.

They have equality of opportunity and receive high quality services to meet their diverse needs." This priority is not met because public transport to this site is very poor both in terms of timetabling and route, which greatly inhibits their chance of remaining independent.

Also, there are no local services available to them such as healthcare, library or other local amenities.

"5. Children and Young people in the Vale are well informed and supported to access a broad range of quality services that enable them to take full advantage of the life opportunities available in their local communities and beyond." This priority is not met because the local primary school is unable to accommodate the projected increase in pupil numbers from 40 new homes. Children will need to travel to other primary schools. Public transport from this site is very poor. Children will need to travel by car to primary school and to all other activities and services - including leisure activities.

"6. People of all ages are able to access coordinated learning opportunities and have the necessary skills to reach their full potential, helping to remove barriers to employment." This priority is not met because there are no learning opportunities present near the site nor, more importantly, are there any employment opportunities near the site either.

"7. The underlying causes of deprivation are tackled and the regeneration of the Vale continues, opportunities for individuals, and businesses are developed and the quality of the built and natural environment is

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protected and enhanced." This priority is not met because the proposed allocation of 40 houses on the Garden Emporium will not protect and enhance the natural environment of the Vale: in order to develop 40 houses the entirety of the site will have to be developed, whereas the current planning permission requires the back third of the site to be allocated as a habitat management area. A key reason for this habitat management area was to preserve a very rare plant species growing on the site.

"10. Health inequalities are reduced and residents are able to access the necessary services, information and advice to improve their wellbeing and quality of life." This priority is not met because there are no local health services near the site. Such services can only be accessed by driving to one of the nearby towns.

TEST C5 - The Plan does not set out a coherent strategy from which its policies and allocations logically flow and, where cross boundary issues are relevant, it is not compatible with the development plans prepared by neighbouring authorities.

The draft LDP Strategy is stated (page 23) to comprise four key elements - one of these is 'Other sustainable settlements to accommodate further housing and associated development'.

This element of the draft LDP strategy is based on the designation of certain towns and villages within the Vale as "sustainable settlements". However, Fferm Goch is wrongly identified in the strategy as a "Minor Rural Settlement", for reasons set out under Test CE2 below.

The draft LDP at Section 5. 10 (page 25) states that minor rural settlements are those 'considered to have sufficient population, services and facilities to assimilate growth without it having a detrimental impact on their existing character and local environment.' Also, at Section 5.16 of the draft LDP (page 27), 'The types of services and facilities typically found within the minor rural settlements include places of worship, community halls, small-scale retail uses and formal recreational facilities. A number of the smaller rural settlements also provide small-scale local employment opportunities, either within or in close proximity to the settlements.'

Neither of these descriptions fit Fferm Goch - for reasons set out under Test CE2. The strategy base for the rest of the LDP policies is therefore wrong in this respect.

The draft LDP Strategy is stated to follow on from the Vision and Objectives set out in the draft LDP. The Vision is stated to be for the Vale of Glamorgan to be "a place:

- That is safe, clean and attractive, where individuals and communities have sustainable opportunities to improve their health, learning and skills, prosperity and wellbeing ... "

The proposed allocation of the Garden Emporium site will be contrary to this Vision, being unsustainable development in an area with very poor public transport where there are no employment prospects and allieaming, health and other facilities can only be accessed using the car.

The allocation of this site will also be contrary to the following Objectives set out in the draft LDP:

"Objective 1: To sustain and further the development of sustainable communities within the Vale of Glamorgan, providing opportunities for living, learning, working and socialising for all" - The proposed Garden Emporium site is in a wholly unsustainable location, as is the adjacent Fferm Goch.

"Objective 2: To ensure that development within the Vale of Glamorgan makes a positive contribution towards reducing the impact of and mitigating the adverse effects of climate change." - The effects of climate change will be increased if a further 40 houses are built in this location where people will have to use cars to meet their daily needs.

"Objective 3: To reduce the need for Vale of Glamorgan residents to travel to meet their daily needs and enabling them greater access to sustainable forms of transport" - Public transport at this site is very poor.

"Objective 4: To protect and enhance the Vale of Glamorgan's historic, built and natural environment" - The proposed development of the Garden Emporium site represents overdevelopment of this site, which is out of keeping with the rural area. It will also fail to preserve the back third of the site as a habitat conservation area, as proposed by the extant planning permission for 12 houses on the site.

"Objective 5: To maintain, enhance and promote community facilities and services in the Vale of Glamorgan" - The proposed development at the Garden Emporium site will place increased pressure on resources - in particular Llangan primary school which is full.

"Objective 7: To provide the opportunity for people in the Vale of Glamorgan to meet their housing needs." - There is no need for this housing at this location.

"Objective 10: To ensure that development within the Vale of Glamorgan uses land effectively and efficiently and to promote the sustainable use and management of natural resources." - If 40 houses are allowed to be built at the Garden Emporium site then the rear part of the Garden Emporium site, which is greenfield and has not previously been built on, will be.

TEST 2 - The strategy, policies and allocations are not realistic and appropriate having considered the relevant alternatives and/or are not founded on a robust and credible evidence base.

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1. Incorrect classification of Fferm Goch as a Minor Rural Settlement (Section 5.11 of the draft LDP):

Fferm Goch has been wrongly classified by the Council as a "Minor Rural Settlement" for the following reasons:

a) In the Council's 'Sustainable Settlements Appraisal Review' Background paper (November 2011) - ('the SSAR') - Fferm Goch should have been classified as being one of the rural, hamlets and isolated areas of the Vale of Glamorgan with an 'Anomaly Settlement' score. In paragraph 5.15 of the SSAR, the Council recognises that there are a number of settlements with relatively high scores which have been identified with anomaly scores because, for example, the settlement is located within walking distance of a one-off, high-scoring facility. Paragraph 5.15 says anomaly settlements have been identified by 'overriding' or 'limiting' factors such as:

- (i) a general limited range of services and facilities within the settlement,
- (ii) a low population (generally below 100), and/or
- (iv) the settlement being in an otherwise isolated or sensitive location.

All of these factors apply to Fferm Goch. Fferm Goch is a classic example of an anomaly settlement since it receives a full '3' score due to its proximity to a primary school. The employment score is wrong (see below), so its overall score should have been 6. It has a population of 98 (i.e. below 100). It is in an isolated location.

b) It is the smallest of the "Minor Rural Settlements" with only 98 residents (nb Council say should have over 100) - there are several other settlements with higher populations which are not classified as Minor Rural Settlements.

c) Unlike all the other "Minor Rural Settlements" it is not recognised locally as a village – it has no place sign of its own, only a street sign.

d) It was not originally classified as a "Minor Rural Settlement" - it seems to have been reclassified during the development plan process - probably due to representations by the property developers who own the Garden Emporium (we note representations made by Winchester Properties on the draft preferred strategy in March 2009).

e) The settlement scoring criteria for Fferm Goch is wrong in the SSAR - Fferm Goch scores 3 for employment which is defined as meaning that there are employment opportunities on site. The only employment opportunity near Fferm Goch is Westwinds industrial estate.

This is a very small estate with only 4 light industrial buildings. A survey of these employers has confirmed that no new jobs have become available in the last 9 years and that the units collectively employ fewer than 15 people with no intention to expand.

Furthermore, one of the units has been empty and the development is not a popular industrial site. It cannot be right that this small industrial estate is classified as the same employment opportunity as those available in towns in the Vale, such as Barry, Penarth and Cowbridge. We believe Fferm Goch should score 0 for employment.

f) Fferm Goch rightly does not have any designation as a settlement in the current UDP – it is correctly classified along with other small hamlets as "open countryside". In the planning officer's report which considered the current planning permission it was "concluded that the development of the site for no more than 12 residential units, when taking into account the other material considerations would be sufficient to outweigh the local policy presumption against such development found in the Unitary Development Plan, subject to conditions and a Section 106 Legal Agreement requiring contributions to mitigate the impacts of the development" (page 22). The planning officer's report also noted, at page 12, that, "Categorising the site as brown field or previously developed land is a material consideration that does not, on its own, justify its suitability for residential development, however, the proposed amendments to the scheme concentrating development into the previously built up part of the site does have a bearing on the consequent policy position",

g) If the list of other Minor Rural Settlements is considered, together with those which the Council decided were Anomaly Settlements or simply Hamlets/Rural Areas, Fferm Goch stands out as an odd allocation - we would strongly suggest it cannot be considered equal to any of the other Minor Rural Settlements, including nearby Graig Penllyn and Treoes, which are both substantial villages. It is much more similar to The Herberts, which the Council considered to be an Anomaly Settlement in spite of it having a primary school like Fferm Goch, although The Herberts scores for having a bus service and being much nearer to Cowbridge, whereas Fferm Goch does not. There are also villages which again are much more substantial than Fferm Goch which are not recognised as Minor Rural Settlements, including nearby Llangan and Welsh St Donats.

h) The draft LDP at Section 5.19 (page 33) sets out the following 'common objectives' for the Minor Rural Settlements:

' Favour proposals which seek to protect and enhance the viability, accessibility or community value of existing village facilities and transport services.

- Provide for an appropriate level, range and choice of housing, including affordable rural housing to meet local need.
- Encourage the diversification of the rural economy by favouring appropriate employment and tourism related developments. '

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Further, these objects are supported by Policy MG7 which at section 7.34 (page 83) states,

'New development however must always be of an appropriate scale, form and design that is sympathetic to and respects the existing character of the village and the range of services and facilities that are available. This will generally comprise infilling or limited small scale extensions to the minor rural settlements, in particular where they meet the need for local affordable housing.' Considering these statements as a whole it is apparent that Fferm Goch does not fit comfortably as a Minor Rural Settlement.

i) If it were identified as a Minor Rural Settlement, Fferm Goch would be at risk of future residential development being allowed in this location through policy MG7 of the draft LDP. Fferm Goch is not a location where new development should routinely be permitted since it would infringe all the sustainability principles for development in rural locations. The only reason housing development has been permitted at the Garden Emporium site is because it is a brownfield site - this is an exceptional site in this location.

2. Inappropriate allocation of 40 houses at the Garden Emporium site at Fferm Goch (policy MG2):

The allocation of 40 houses at the Garden Emporium site is inappropriate for the following reasons:

a) A large part of the argument for allowing a huge increase in the number of houses proposed at the Garden Emporium site appears to be the classification of Fferm Goch as a minor rural settlement, which is incorrect for the reasons stated above.

b) The number of houses to be allocated at the Garden Emporium should reflect the extant planning permission for 12 houses. The draft LDP, Section 7.11 (page 75) states that, 'The number of units proposed for each identified site [which includes the Garden Emporium] is based on a density range between 25 and 30 units net per hectare or where they are available, planning application or pre-application details. Where site densities differ from these levels, this reflects local site circumstances or sensitivities.' In this case there is an existing planning permission for 12 units which should therefore have been the starting point for this site and there are good reasons why a higher density of units should not be permitted and has been consistently refused by the Council on planning applications considered to date (unsustainability, lack of local infrastructure and employment, very poor public transport and preservation of a rare plant).

c) Policy MG8 (page 84) states 'In Minor Rural Settlements, a net residential density of 25 net dwellings per hectare will be required.' It then continues 'Lower density levels will be permitted where it can be demonstrated that:

1. Development at the prescribed densities would have an unacceptable impact on the character of the surrounding area;

2. Reduced densities are required ... to preserve a feature that would contribute to existing or future local amenity. ' –

In relation to point 1. above, development of 40 houses would have an unacceptable impact on this area which with the exception of Fferm Goch consists of isolated and dispersed rural houses.

In relation to point 2. above, there is an identified rare plant on this site which would be preserved by the extant planning permission.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

a) Section 5.11 (page 26)- delete Fferm Goch from the list of Minor Rural Settlements

b) Policy MG2 (page 74) - amend the number of houses allocated to The Garden Emporium, Fferm Goch from 40 to 12

c) Residential allocations table (page 145) - amend number of dwellings at The Garden Emporium, Fferm Goch from 40 to 12

d) Proposals map- amend to exclude back area of site MG2(30) identified as habitat area edged green on attached plan

e) Housing Supply Background Paper (November 2011) - error in table 1 site no.30 The Garden Emporium, Fferm Goch number of units should be 12, not 220

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Paragraph 5.11 (designation of Fferm Goch as a minor rural settlement)

Policy MG2 (allocation of the Garden Emporium Site, Fferm Goch for 40 houses)

I am concerned that my representations may be dismissed by the Council and I would like the opportunity to make sure they have been understood

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3726/DP2 Mr R Mann

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Examination
20/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Yes C2 - Yes C3 - Yes C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG9. MD12. MG2. .	0.0 - All. . . .	.....	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land East of Llangan Site Reference: Site Reference MG9/ID 22 Appendix 1

3e - Please set out your representation below:
 REPRESENTATIONS APPLYING TO OBJECTIONS TO MG9, MG2 AND MD12

ABBV
 WG - Welsh Government
 G&T. Gypsy and Travellers
 VoG - Vale of Glamorgan

TEST P1
 1. That it has not been prepared in accordance with the Community Involvement Scheme:
 o The Emergency Services and local primary school and Local Education Authority (the LEA have confirmed that they were formally consulted on other sites but not this one.. why?) have all confirmed that they have NOT been consulted on the proposed site MG9.
 o Registered consultees have not been informed of the consultation stages.
 o According the WG (Travelling to a better future) there is an onus on the LA to consult with its strategic partners in delivering G&T sites. No consultation has taken place.
 o Good practice (WG Good Practice Design in designing GT sites) suggests where G&T are concerned the local community should be engaged as early as possible - we believe that the VoG has undertaken the minimum consultation in terms of the LDP and insufficient consultation with respect to the G&T site in accordance with best practice.

TEST P2
 1. That the sustainability appraisal is flawed and contradictory - proposed sites do not meet with national policy in respect of sustainability. The allocation of Llangan is not consistent with previous Planning Rejections by the VoG which considered sustainability (Bonvilston Sept 2011) and with similar determinations by the Planning Inspectorate (Pembroke Sept 2011).
 2. The allocation of MG9 is not consistent with the proposed LDP policies

TEST C1
 1. The Land Use Plan (with regards to G&T) does not relate to any strategy – The Housing Strategy is out dated and does not provide any structure for assessing G&T needs or site location.

TEST C2
 1. The Site allocation (in regards to G&T) does not have regard to National Policy:
 o Welsh Government Circular (30/2007):
 - The site is RURAL and is "UNSUSTAINABLE" as there are no local services (shops; transport; health etc); both Llangan and Fferm Goch Score 0 points in the evidence based assessment SUSTAINABLE

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SETTLEMENTS APPRAISAL for public transport, the other services are at least 8km away.

- The site would not comply with a RURAL EXCEPTION POLICY as it advocates that all pitches are accommodated on a RURAL site including transient pitches which would not comply with TAN 2.
 - As all the pitches are proposed for this site it must be assumed that business would be operated from the site in contradiction of RURAL EXCEPTION guidance.
 - The site allocation does not take into account the "SCALE "of the resident community. Llangan has a population of less than 100 with 35 homes and this proposal nearly doubles the size of the Hamlet.
 - Recent application of the Sustainability and 30/2007 was applied by the Planning inspector in Pembroke where an appeal was refused solely on this basis.
 - The VoG has refused an application in Bonvilston on the basis of Sustainability and services were closer to this site than Llangan.
 - o Designing Gypsy and Traveller Sites Good Practice Guide .The site is too small; therefore cannot meet the needs identified in the LDP.
 - The site measures 7400 m2 and could only accommodate 14 pitches without infrastructure (guidance is 500m2 per pitch plus Refuse area; office; play area; infrastructure (roads etc)
 - The site does not need the minimum requirements for emergency vehicles (3.7m - it is actually 2.5m)
 - The site access is poor and "unsafe" having extended walks (in excess of 800m to bus stop) along an unlit land with no public footpath or street lighting.
 - The proposal of 21 units on the site would restrict the ability of emergency vehicles to manoeuvre around the site.
 - New sites grants are available (and cost should not be a material planning consideration).
- The guidance requires that sites are:
- Sustainable - this proposal is not
 - are equivalent to standards that would be expected for social housing in the settled community - This would not meet the standards and this site would not have been considered appropriate for development for residential in either the current or proposed plans
 - have the effect of encouraging and developing good relations between Gypsy Travellers and the settled community – the scale of this proposal can only result in fear and tensions with the local community. The Guidance proposes a maximum number of pitches (14) and this proposal exceeds this level.

o Travelling to a Better Future

- Recommends that LA's engage with their Housing Association Partners to bring sites forward which the VOG has not done.
- "Situating transit provision on residential sites is not an option preferred by the Gypsy and Traveller community as this can lead to tensions among different family groups and make site management and maintenance very difficult." This creates a sense of "fear" within the settled community. The proposal is recommending that transient and permanent sites are co-located.

o Planning Policy Wales

- Is greenfield land in accordance with the definition of brownfield land set out in Figure 4.1 of PPW;
 - Will not reduce the need to travel due to the limited local service provision in close proximity to the site;
 - Holds very limited access to public transport facilities;
 - Is not large enough to provide ancillary facilities required to support a sustainable development as set out in paragraph 3.30 in accordance with Designing Gypsies and Travellers Sites Good Practice Guide;
 - Is located within a Special Landscape Area and in close proximity to a Conservation Area;
 - Does not meet the identified needs of Gypsies and Travellers, in the Vale of Glamorgan (Fordham evidence);
 - Does not promote sustainable access to employment, shopping, education, health, community, leisure and sports facilities;
 - Does not maximise opportunities for community development and social welfare;
 - Does not foster social inclusion due to the isolated location of the site; and
 - Does not contribute to improvements in health due to the isolation from services and facilities.
2. The draft policy MG 2 actively discriminates the Gypsy community by excluding them from the wider housing programme and potentially abuses their human rights. Policy MG 2 should be revised to allow the Vale of Glamorgan to identify appropriate sites in the same way as Affordable Housing

TEST C3

1. The policy has due regard to the Wales Spatial Plan.

o The key theme of the Wales Spatial Plan is achieving sustainable development through focusing new development in areas which have good access to key services and facilities. As there are no services surrounding the site the allocation of MG9 is not consistent with the objectives of the Wales Spatial Plan. Therefore it fails Soundness test Consistency C3 because the policy does not have due regard to the Wales Spatial Plan.

TEST C4

1. It does not have regard to the relevant Community Strategy.

- "The diverse needs of local people are met through the provision of customer focused, accessible services and information" - This cannot be achieved by the allocation of a non accessible rural allocation.
- "Vale of Glamorgan residents and organisations respect the local environment and work together to meet the challenge of climate change" -The allocation of MG9 places heavy emphasis on the use of the car to access the most basic facilities - shops, health, education etc.
- o "Older people are valued and empowered to remain independent, healthy and active. They have equality of opportunity and receive high quality services to meet their diverse needs" - All services are miles away and inaccessible to the older community. The VERY POOR public transport system is located 1050m from the site and is in excess of the maximum distances as defined in the proposed LDP and "Manual

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for Streets".

- "People of all ages are able to access coordinated learning opportunities and have the necessary skills to reach their full potential, helping to remove barriers to employment". There is no employment opportunity near to the site. The local primary school has confirmed that it is full and that its projections suggest that it doesn't have the capacity for such a large development (also consider the existing approval of 12 dwellings at Fferm Goch).

- The local industrial unit has raised concerns in relation to the scale of the proposal and the implied anti-social behaviour (evidenced by the travellers concerns themselves within the Fordham Report and the Guidance for G&T which recommends sites not larger than 14 units and not of mixed tenure permanent I transient).

TEST CE1

1. The Plan does not set out a coherent strategy which its policies and allocation logically flow:

o The Strategy makes the following statements:

- The LDP will seek to provide a policy framework which:

-Manages the housing supply effectively in order to provide a range of good quality, affordable homes in sustainable locations

-Reduces out commuting by providing opportunities for new housing, retail and employment development in accessible locations in the Vale of Glamorgan

-The allocation of this rural site in open countryside does not meet this objective

o The LDP also states its vision as being:

"Our Vision for the Vale of Glamorgan is a place: That is safe, clean and attractive, where individuals and communities have sustainable opportunities to improve their health, learning and skills, prosperity and wellbeing and Where there is a strong sense of community in which local groups and individuals have the capacity and incentive to make an effective contribution to the future sustainability of the area." The allocation of MG9 does not meet these objectives being in a Rural Location with inadequate facilities and transport links.

o The Allocation of MG9 does not comply with the following objectives:

- Objective 1: To sustain and further the development of sustainable communities within the Vale of Glamorgan, providing opportunities for living, learning, working and socialising for all. - The sites location would clearly not meet this objective.

- Objective 2: To ensure that development within the Vale of Glamorgan makes a positive contribution towards reducing the impact of and mitigating the adverse effects of climate change. - Site location prohibitive.

- Objective 3: To reduce the need for Vale of Glamorgan residents to travel to meet their daily needs and enabling them greater access to sustainable forms of transport - Site location prohibitive.

- Objective 4: To protect and enhance the Vale of Glamorgan's historic, built, and natural environment (Planning refusal on an adjacent site in May 2002 stated "It is a proposal that would adversely affect the undeveloped rural character of the area")

- Objective 5: To maintain, enhance and promote community facilities and services in the Vale of Glamorgan - The local primary school has not been consulted, had they been it would have been recognised that the school does not have capacity, nor is it projected to have the capacity.

- Objective 7: To provide the opportunity for people in the Vale of Glamorgan to meet their housing needs- States that development of housing should be in sustainable locations - This is not. Furthermore, it brings into question POLICY MDI2 which is discriminatory in that GT sites are treated differently from other housing allocations. An

inclusive policy would see GT sites being assessed on the same basis as AFFORDABLE HOUSING and considered for ALL candidate residential sites in the LDP

- Objective 10: To ensure that development within the Vale of Glamorgan uses land effectively and efficiently and to promote the sustainable use and management of natural resources. The inappropriate use of finite resources can impact on the ability of future generations to fulfil their needs. The LDP through favouring the use of previously developed land and the sustainable use of natural resources of whatever kind and wherever they are located, will contribute to preserving their availability for future generations.

- This is agricultural land in the Special Landscaped Area

TEST CE2

1. The strategies; policies and allocations are not realistic and appropriate having considered relevant alternatives and are not founded on robust evidence:

1. The allocation of Llangan is purely on the basis of site ownership by the Vale and does not meet the requirement of Policy MD12.

2. The G&T site assessment (anecdotal) conflicts with other evidence based background papers; specifically the Sustainable Settlement Appraisal. The SSA states 0 points for public transport but the G&T site assessment states that this is good.

3. The G&T site assessment states "good highway access", yet the access falls considerably short of the minimum requirement for vehicle access. At 2.5m against a minimum 3.7m plus footpath of 1.2m.

4. The G&T site assessment does not reflect the current legal obligations of the Council, yet the other site assessments highlight legal issues.

5. Several Private sites were put forward as candidate sites for G&T but were dismissed as they were not in Council ownership - what was the point of asking the private sector.

6. The key issue is that the site allocation does not reflect the identified need of the G&T community as highlighted in the Fordham report.

7. The G&T site assessment suggests that Fferm Goch is the local settlement when Llangan is recognised in this and historic documents as the local settlement being only 150m from the proposed site.

8. The assessment makes no reference that the site is in a Special Landscape Area.

9. The assessment makes no reference that the site is adjacent to a Conservation Area, within the Conservation Management Plan for this area there is a specific requirement to protect the view from the edge of the conservation area over the proposed site.

10. The allocation of Fferm Goch as a Minor Rural Settlement is questionable. The appraisal scored 9 points. 3 are for employment which puts this site on par with the major settlements such as Barry. This is

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on the basis of 4 light industrial buildings. A survey of these employers has confirmed that 0 new jobs have become available in the last 9 years and that the units employ less than 15 people with no intention to expand. Furthermore, one of the units has been empty and the development is not a popular industrial site.

11. Fferm Goch has a population of less than 100 (98) - of the 5 sites with a population of 98 only Fferm Goch is classified as a Minor Rural site (probably based on the 9 points). The remainder are classified as Hamlets and there is a presumption against development in Hamlets (or as a minimum the scale would need to be appropriate and tied to a Rural Exception policy). The guidance requires ALL sites of a population below 100 to be classified as a Hamlet.

12. The VoG has undertaken a study (Ford ham) where the message was extremely strong that the G&T community wanted smaller sites located on the fringes of larger communities. The report confirmed that isolated, rural sites restricted access to Health, Education and welfare facilities that disadvantaged them and needs to be seen in the light of the above objectives (This is a key point so should be strongly emphasised).

"Participants living on Shirenewton had three main criticisms: the site was too big, the distance from local amenities along with the lack of local transport,"

"This created many problems for the residents, especially the poorest: 'for a person like me on the bread line it's very tough. I can't afford to use the car',- 'everything is a mile away, including the bus stop. It takes a long walk on a busy road to get to the shops and schools"

"The tables demonstrate that access to services such as local shops, health centres and education facilities from both sites is difficult by foot and by local transport systems. This difficulty was eased when participants used their cars, however the level of ease was lower for Roverway due to the difficult entry onto the main road".

"Participants reported that access to local amenities, health services and education was low for both sites by foot or by public transport: 'Everything is a mile away, including the bus stop. It takes a long walk on a busy road to get to the shops and schools".

"It was thought that smaller sites would reduce the problem of onsite conflicts: 'they need smaller sites and not too many different families, otherwise when you have a row the whole site becomes a war zone"

"This affected the ability of the households interviewed to access local services such as shops, health centres and education facilities. It was reported that this problem mainly affected the women: men take the vehicles that the household own to work during the day, leaving the women without their own transport and often away from public transport routes"

"Participants did not specify where in Cardiff or the Vale of Glamorgan sites should be located. It was noted that sites should be on the outskirts of towns to enable access by foot to local services such as shops, the launderette and health centres"

"While the focus of the survey was on accommodation requirements, the questionnaire also collected information on access to services, including health and education. Research has found that poor accommodation can prevent access to services and so cannot be seen in isolation."

"Participants living on sites felt that there were site restrictions that limited their work options. These were mainly associated with the location of the sites and lack of access to public transport rather than site regulations: 'no buses, no local transport. Bad access"

"Participants living on local authority sites reported that the lack of local public transport provision in the area affected their ability to send their children to school, access health services and work opportunities, and limited their ability to attend training and education courses"

Participants were asked about where they would like future sites to be, but were not specific about locations within the County Boroughs, instead emphasising the importance of public transport to any new sites. Government draft guidance on site design stresses the importance of access to services and the promotion of 'integrated coexistence' between the site and surrounding community. 19 The precise location, design and facilities of any new sites should be drawn up in consultation with Gypsies and Travellers to ensure that the additional provision meets their needs. The health and safety implications of a new site's location should be considered in finding a balance between offering sites in good locations and the additional land costs this would entail. The settled community neighbouring the sites should also be involved in the consultation from an early stage.

13. An independent highway study recently undertaken by Capita Symonds surrounding the proposed site has concluded that:

"The 1km long lane itself is of poor horizontal alignment, with poor forward visibility and unsuitable for regular vehicular traffic. If the site is developed the lane itself would need major upgrading, which would certainly change its appearance within this rural environment.

"The village school is approximately 1 k from the village and 900metres from the proposed site. It is noted that the route does not offer any facilities for pedestrians, such that the only safe way for children to travel between the site and the school safely would be by vehicle. This route would also be potentially hazardous for cycle use for children, the elderly or infirm and could be potentially hazardous for all users other than by car.

"With regard to the appropriateness of the location for a travellers site development, in relation to transportation, it is difficult to refer to standard guidelines, as few relate to "rural highways", most highway design standards for residential development relate to urban areas.

Hence, the advice contained within this report is based on best available information, acceptable highway standards for developments of similar size and transport needs of small communities. Welsh Government guidelines state sites should be situated in close proximity to transport links. The Liang an site would not appear to meet that criteria, being situated away from the main transport infrastructure, sites should also have ready access to schools, doctors and shops, against which requirements Llangan again appears to fail."

"With regards to the existing lane, it is generally considered that where there is direct access to dwellings, the previous standard for developments, Design Bulletin 32, offers guidance where it states that a desirable minimum carriageway width of 5.5metres is appropriate, together with 2.0 metre wide footways on both sides. This will allow two way traffic at all times, and safe movement of pedestrians. However, as there is no direct access off the lane (apart from into the proposed development)"

"Thus the lane itself should be widened to this minimum standard, which will require the removal of the existing hedge line on one or both sides of the lane and probable acquisition of land from the adjoining fields. This will of course change the environmental character of the area substantially, but is considered essential to cater for increased vehicle and pedestrian traffic"

It is clear therefore that scant regard has been given to the Health and Safety of the existing residents or the proposed occupants of the site. This also brings into question the likelihood of the site securing

Representor ID and details: 3726/DP2 Mr R Mann

planning consent.

14. There is complete in consistency with the allocation of MG9 against the proposed policies.

TEST CE3

1. The VoG makes no reference as to how they are going to manage such a large site. The 21 unit site in Rover Way Cardiff, has 3 full time staff.

2. The current Housing Strategy expires Apr 2012 and makes no relevant reference as to how the

Travelling Community will be monitored in terms of growth or need. Indeed, there is no strategy that underpins the G&T community or housing at all.

TEST CE4

1. Policy MD12 (G&T) is discriminatory. It offers no flexibility for the VoG to bring forward sites that are sustainable / suitable for G&T through the policies derived within the plan.

2. MD12 should be redrafted to enable smaller, sustainable sites to be included within the Affordable Housing requirements and delivered through the RSL sector.

3. To argue that the Private Sector has been consulted to offer sites is not accepted. The private sector were hardly going to volunteer sites for such a contentious use. The LDP should set clear strategies / policies to deliver sustainable sites for all members of the community; private; social and travelling. The current allocation does not meet this and could strongly be argued breaches the Human Rights of the travelling community as it does not provide suitable, sustainable site.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I would like to see MG9 removed from the plan. Alternative, sustainable sites in the VoG are available in Sully, Pencoedre, Barry Waterfront (eastern end); St Athan etc etc in smaller pockets located closer to the services identified in national and local policy and in accordance with the wishes of the travelling community etc. In addition, Policy MD12 requires amendment (detailed under a separate objection).

I am asking for item 1 of policy MD 12 to be deleted. Policy MG 2 will be amended (7.12) to include:

"The spatial distribution of allocated sites recognises the need to ensure the provision of a range of choice of land for housing throughout the Vale of Glamorgan. Sites have been allocated in settlements which the Council considers are the most appropriate to assimilate new development. In doing so the Council recognises the role of many of the service centres and primary centres is crucial to the continued prosperity of the county borough. All allocated sites will be expected to contribute to the range and choice of housing types within the Vale of Glamorgan and contribute to the need identified for affordable housing AND GYPSY AND TRAVELLERS"

Policy MD 12 should be further amended to allow for assessments of residential candidate sites to be undertaken to provide APPROPRIATE, SUSTAINABLE, WELL MANAGED travellers sites; utilising the RSL sector with the provision being made as a component of the Affordable Housing provision.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

I wish to speak at the public enquiry as I do not trust the Vale of Glamorgan to present an objective view to the Planning Inspector. This opinion is based on the fact that the Vale of Glamorgan has paid no regard to the views of the Travelling Community (Fordham Evidence) or the national policy and best practice in presenting MG9 as a suitable candidate site. Furthermoe, it would appear that the VoG has been disingenuous, behaving in a covert manner when consulting on this site. This is clearly a political decision.

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by Representation ID No.)

Representor ID and details: 3727/DP1 Mr T Sczesny

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
16/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
.....	.....	..... Yes - new site	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

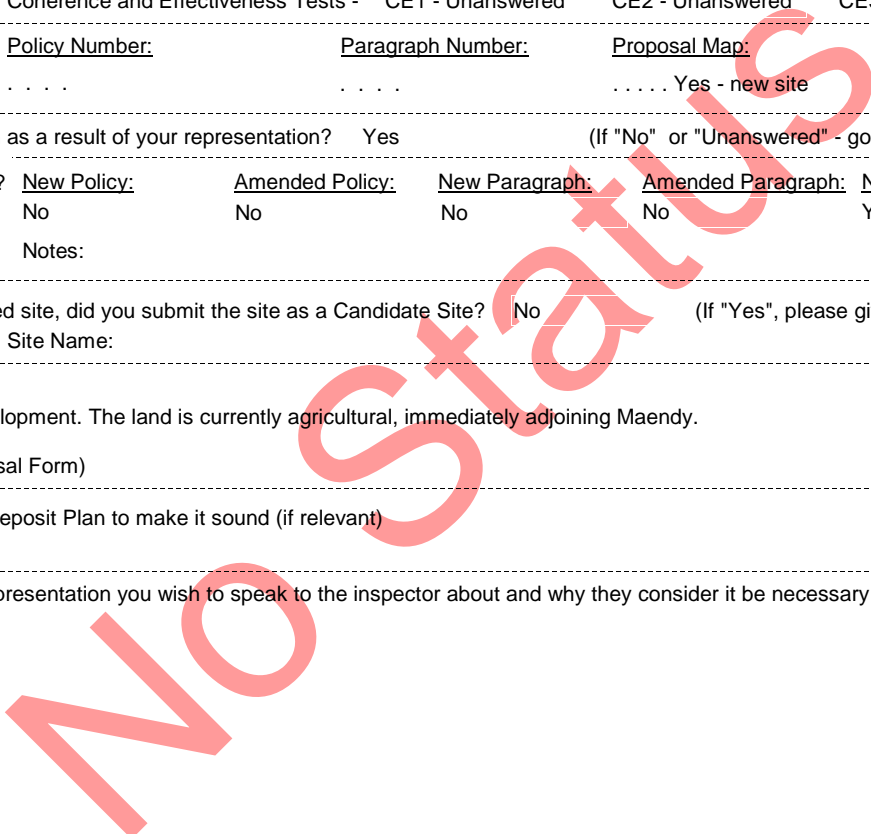
I wish to submit a new Candidate Site for residential development. The land is currently agricultural, immediately adjoining Maendy.

(see attached documents- New or Alternative Site Appraisal Form)

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Location plan attached to 3f (see additional information).

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3728/DP1 Mr D Roberts

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <input type="checkbox"/> Written
20/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land at Waycock Cross Site Reference:

3e - Please set out your representation below:
The A4050 cannot cope with the current level of traffic. Development on this site would significantly increase the amount of traffic on this road.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

NO

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3729/DP1 Mr C C Dodd

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
20/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

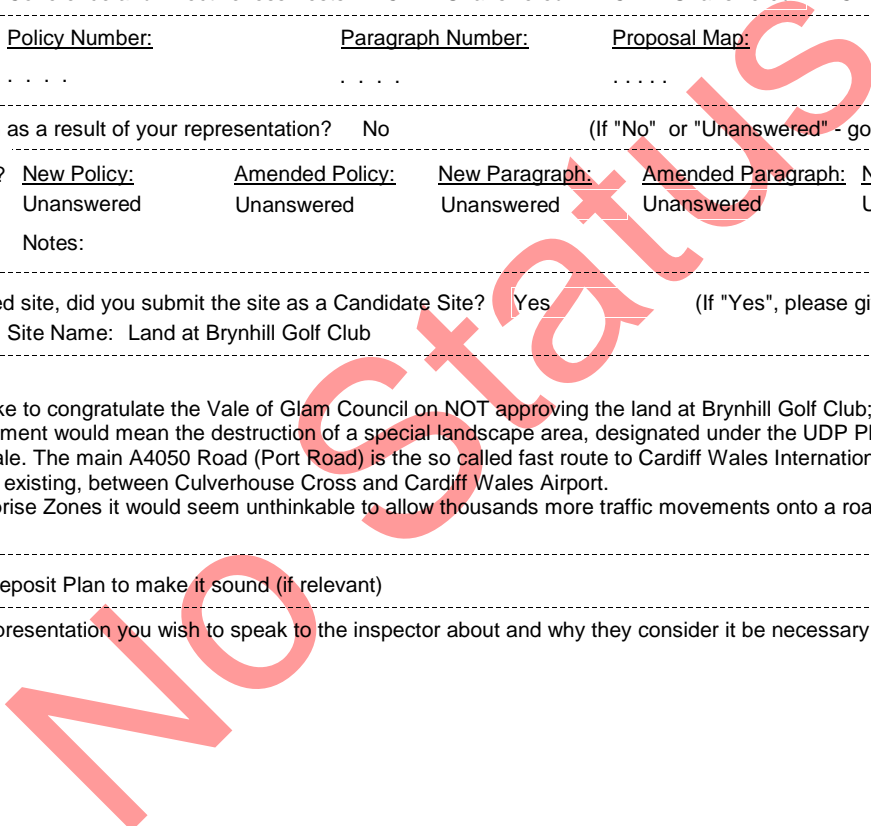
Site Name: Land at Brynhill Golf Club Site Reference: 2407/CS1

3e - Please set out your representation below:

I can't say if this plan is sound or not. However I should like to congratulate the Vale of Glam Council on NOT approving the land at Brynhill Golf Club; candidate site ref:- 2407/CS1, which is outside the settlement boundary of the Vale. To allow such a development would mean the destruction of a special landscape area, designated under the UDP Plan. Any building on greenfield sites should be discouraged, there are massive brown field sites available within the Vale. The main A4050 Road (Port Road) is the so called fast route to Cardiff Wales International Airport; (Ieuan Wynn Jones, Welsh Government 2009). There are 12 roundabouts and seven sets of traffic lights, existing, between Culverhouse Cross and Cardiff Wales Airport. With Cardiff Wales Airport and St Athan becoming Enterprise Zones it would seem unthinkable to allow thousands more traffic movements onto a road which has difficulty coping with existing traffic flow, without improvement to the infrastructure.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3731/DP1 Mrs A E Dodd

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
20/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

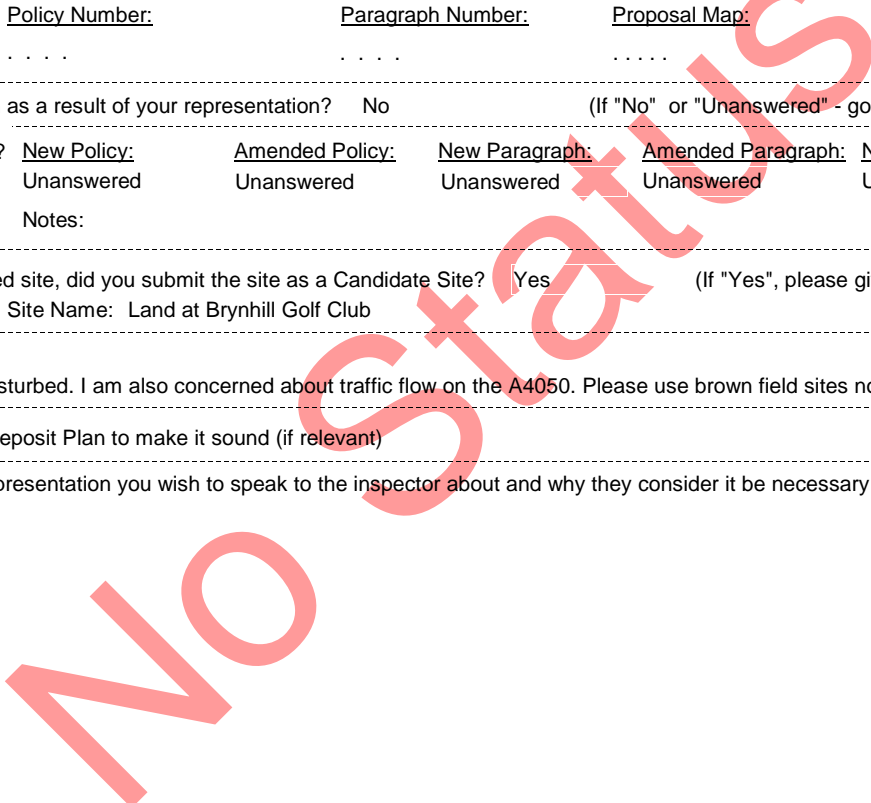
3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land at Brynhill Golf Club Site Reference: 2407/CS1

3e - Please set out your representation below:
 Not building on this site will protect the bats from being disturbed. I am also concerned about traffic flow on the A4050. Please use brown field sites not green field sites.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3732/DP1 C Moggridge

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <input type="checkbox"/> Written
20/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Brynhill Golf Club and Highlight Farm Site Reference: 2407/CS1 and 2405/CS1

3e - Please set out your representation below:
Use brownfield sites not greenbelt. Traffic flows on A4050 are already very busy, any time M4 is closed Barry becomes gridlocked.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3733/DP1 Mr P R Moggridge

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
20/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Unanswered

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Highlight Farm/Brynhill Golf Club Course (sites not included) Site Reference: 2405/CS1 and 2407/CS1

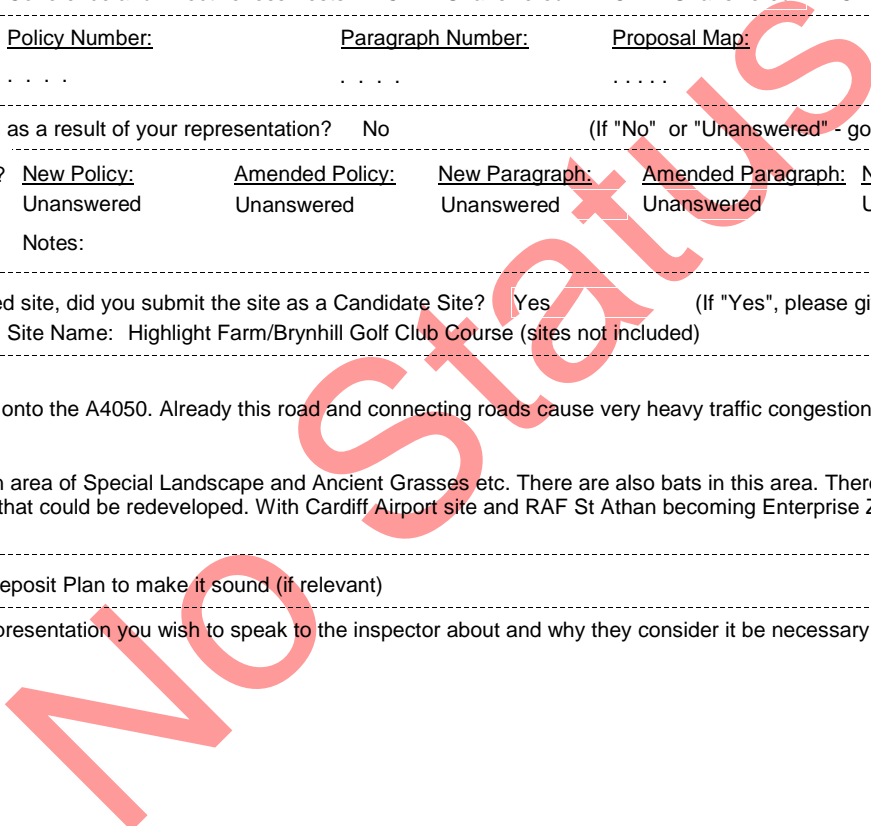
3e - Please set out your representation below:

There is not enough infrastructure to take anymore traffic onto the A4050. Already this road and connecting roads cause very heavy traffic congestion in and out of Barry at peak times. Where will the already inadequate sewage system cope with anymore sewage.

The Dyffryn Basin Area which Brynhill Golf Club lies, is an area of Special Landscape and Ancient Grasses etc. There are also bats in this area. There are enough brownfield sites already put aside for development. Also many empty and run down properties that could be redeveloped. With Cardiff Airport site and RAF St Athan becoming Enterprise Zones, there has already been land put aside for development at Llandow for some 6000 houses plus.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3734/DP1 L Roberts

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <input type="checkbox"/> Written
20/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

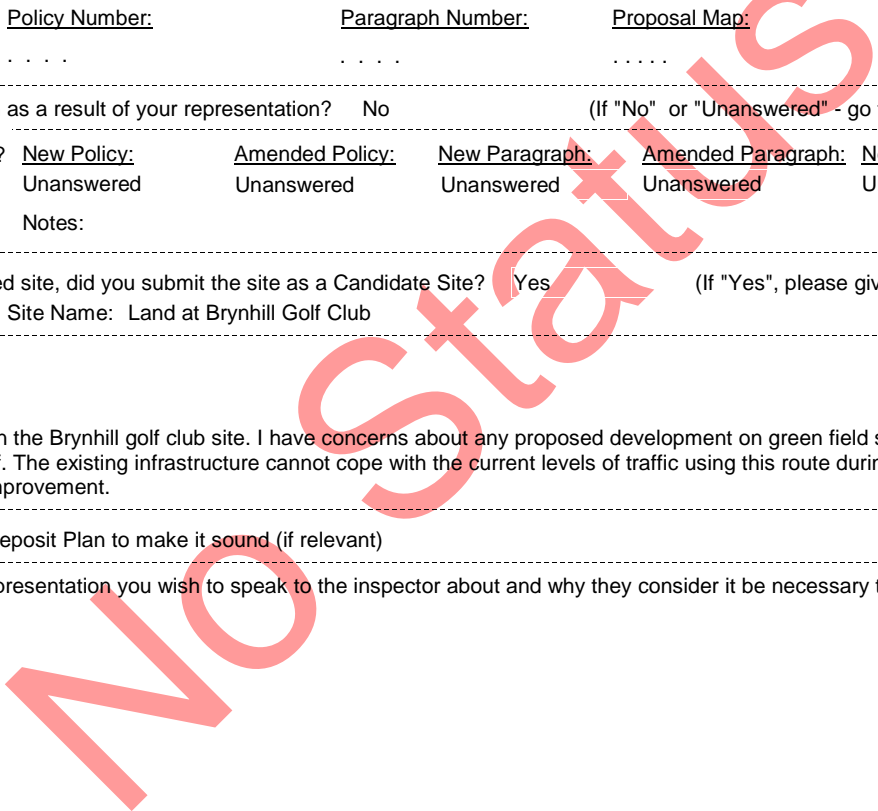
Site Name: Land at Brynhill Golf Club Site Reference: 2407/CS1

3e - Please set out your representation below:
Land at Brynhill Golf Club (2407/CS1)

I would strongly support any opposition to development on the Brynhill golf club site. I have concerns about any proposed development on green field sites where protected wildlife would be significantly at risk. The A4050 is one of the main routes from Barry to Cardiff. The existing infrastructure cannot cope with the current levels of traffic using this route during rush hour periods. Any further developments in this area would be irresponsible without significant infrastructure improvement.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3735/DP1 Ms. Tracey Scott

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
19/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Email	Unanswered

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(21).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

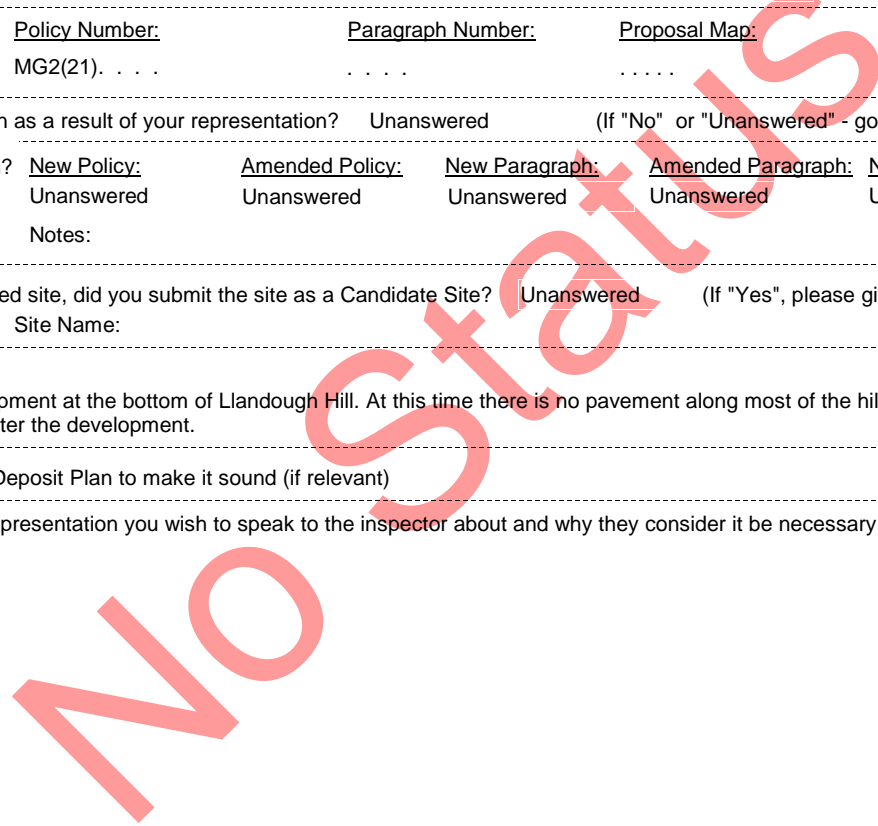
Site Name: Site Reference:

3e - Please set out your representation below:

I am very concerned about the proposed housing development at the bottom of Llandough Hill. At this time there is no pavement along most of the hill. Pedestrians find this a problem and this will only be exacerbated by the increased flow of traffic during and after the development.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3736/DP1 D S & I Ashby

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
19/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(21). . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

<u>Site Name:</u>	<u>Site Reference:</u>
-------------------	------------------------

3e - Please set out your representation below:

The proposed building of 150 houses on Llandough Hill/Penarth Road makes no sense as Llandough Hill is already a very narrow road used as a rat run morning and evening. The idea of directing all the traffic onto an Estate with 150 properties (the high majority having cars of their own) will add to the congestion. A roundabout on the Penarth Road would greatly increase the congestion towards Cardiff. The 89 bus creates a madhouse on its once an hour run. Is the road to be one way? The ground on the field area is always running with water and I would have thought this to be unsuitable for the heavy development proposed.

I hope the big trees on Llandough Hill will be retained as we have enjoyed the view since 1975. I would like to think that common sense will prevail and if the development goes ahead it would be scaled down accordingly.

You already have a letter on your file objecting with the points made above.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by Representation ID No.)

Representor ID and details: 3737/DP1 N G Broekstra

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
16/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Email	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - Yes

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(10). MG2(11). MG2(12). MG2(13). MG2(27)

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Having looked at the proposed plans for housing developments in Cowbridge and Aberthin, I would like to register must strongly my objections.

I am concerend at the effects these plans will have on the infrastructure and facilities in Cowbridge.

The schools are full. The sewerage system already cannot cope and the flood plan will also be badly affected.

As our Conservative Councillor at the Vale I expect you to fight these proposals or betterstill, let your views be known to the constituents, bearing in mind the next Council elections? Young Labour candidates "are champing at the bids" !!!!!!

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3737/DP2 N G Broekstra

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <input type="checkbox"/> Written
19/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Yes C2 - Unanswered C3 - Unanswered C4 - Yes

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

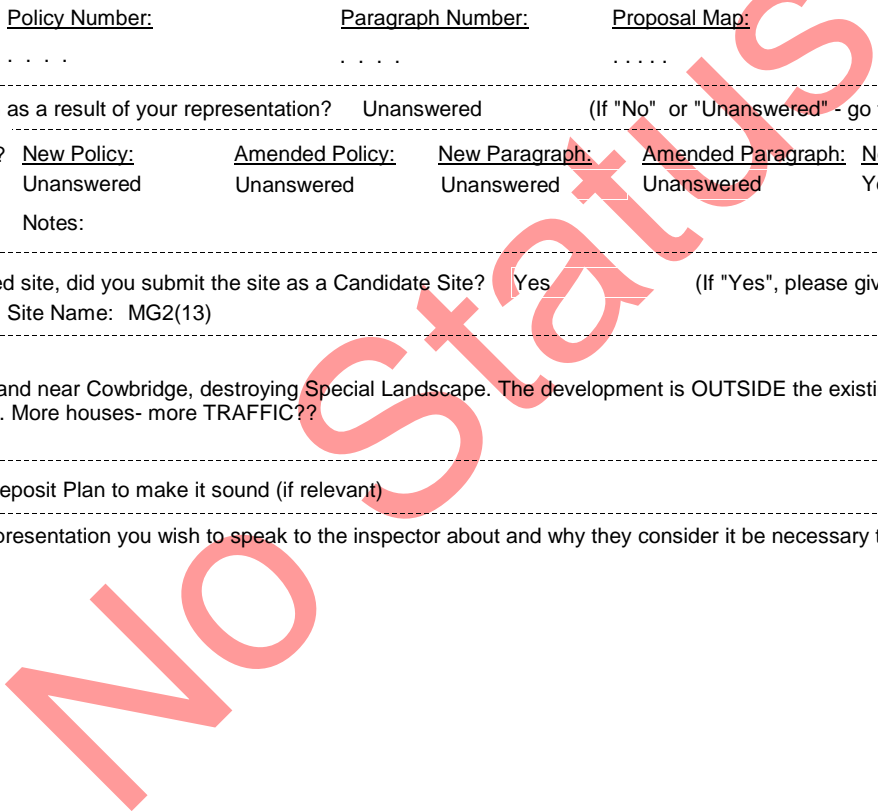
Site Name: MG2(13) Site Reference:

3e - Please set out your representation below:

It is unacceptable to build 130 new dwellings (houses) in and near Cowbridge, destroying Special Landscape. The development is OUTSIDE the existing settlement boundary of Cowbridge. NO KIND of housing should be allowed in greenfield sites. More houses- more TRAFFIC?? WHAT ABOUT THE FLOOD PLAIN??

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3738/DP1 Ms Marion E Thomas

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
19/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(28). . . .	. . . .	. . . . Land rear of School Colwinston	. . . .	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered
<u>Notes:</u>					

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

<u>Site Name:</u> Land to the rear of Colwinston School	<u>Site Reference:</u> 2513/CS1
---------------------------------------------------------	---------------------------------

3e - Please set out your representation below:

I do not think that the development of the land to the rear of St Davids C/W School is sound because:-

Will have to provide infrastructure for Roads and highway improvements will have to be made.

Water and Sewerage systems will have to be upgraded - very often discharges seen recently (sewerage) in Tydraw Road and happens very frequently. Its in a flood plain- flooded quite recently, Beech Park etc In the greenfield wedge- open countryside and flowermeadows from Hendre to Forge Cottage- therefore intrusion into the countryside therefore loss of greenfield site in a location not consistent with settlement plan- therefore an adverse impact on environment.

That amount (60 houses) would not promote facilities, no shop etc here.

Planning for 2 houses refused in recent years (between 1 Maes y Bryn and St Davids School).

If access is through St Davids School a new site for playing fields will have to be provided. Not a lot of sense to this!

Has the Council an interest in this site?

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

It should be relooked at with regard to as per 3E. Contravenes all current policies and could alternative sites be considered?

It is not sound - open country development will have an impact on Environment etc and as per 2b.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3738/DP2 Ms Marion E Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Yes C2 - Yes C3 - Yes C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

MG7. Other - Not Listed.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

Unanswered Unanswered Unanswered Unanswered Yes Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land opp. School Colwinston Site Reference: 2076/CS1 (p14 Findings Report)

3e - Please set out your representation below:

Land opposite St David's Church in Wales School Colwinston 2076/CS1 be included in LDP and accepted as a site for development for residential houses; possibly consent given here and not on 2513/CS1 behind St David's School. See 3F.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I should like planning consent be given to 2076/CS1 because:-

The land is within the boundary settlement of Colwinston. Not in a special landscape area or conservation area. Does not have an unacceptable impact on Green Wedge. It is located on strategic highway and has ample access to the highway (does not have to go through other property- e.g. through St David's School as in 2513/CS1). Access to all amenities - water, sewerage, telephone, electricity etc. No undue impact on residential amenities all within walking distance! It is not in a Flood Zone St David's C/W School could be improved (enlarged) if necessary if part of fields were not used for access for 2513/CS1 development also no need to provide new playing fields. It would have no adverse impact on the character and setting of Colwinston Village. (In fill) between Rose Cottage and Col. Village Hall.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3738/DP3 Ms Marion E Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
09/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Unanswered	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Unanswered	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
49. . . .	7.11. 7.12. . . .	. . . . .	. . . . .	. . . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Chapel Road, Broughton Site Reference: 2690/CS.1

3e - Please set out your representation below:

Land at Chapel Road, Broughton Wick - 0.2 hectares of agricultural land. Proposed use - residential. It is in a suitable site and within the settlement of Broughton - easily accessible and within walking distances of facilities etc.

It would provide the opportunity for people to meet their housing needs but would not lead to a loss of community facilities.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I should wish if it was included in the LDP as the land is bounded by Chapel Road to the South - West Street to the East and Linden House to the West and a natural boundary to the North. It is not considered open countryside and there are a variation of houses, size and styles on Chapel Road. It is not in a flood zone and has all facilities within walking distance.

I do believe that planning was actually granted some years ago, but was not kept up. 1977?

I do not think that the LDP plan for houses is evenly distributed e.g. 150 in Wick? It would be a natural progression and rounding off of the location.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3739/DP1 W Wilson

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
19/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Yes

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(21).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

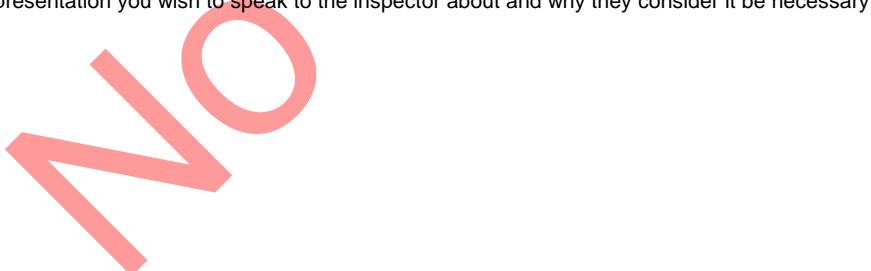
Site Name: Site Reference:

3e - Please set out your representation below:

Llandough Hill is a narrow road which has enough problems with traffic and buses. To build a site of 150 dwellings will cause chaos and indeed accidents. I am one of 5 householders at the bottom of Llandough Hill right opposite the proposed site, but have not been informed about any of this by the Vale of Glamorgan Council (disgusting). We should have priority in anything that effects us directly, not as I had to find out, by a notice on a post.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3740/DP1 Mr A Fawcett

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
20/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	Unanswered

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(27).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

The proposed access to the site is from Welsh St Donats Lane (Whitefields Farm Lane), alongside the Hare and Hounds, through Court Close. I am extremely concerned about the safety of the access to this development.

The junction of Whitefields Farm Road with the A4222 is extremely dangerous. Two members of my family have been involved in accidents that were not their fault, due to speeding traffic through the village of Aberthin on the A4222. Less than 9 months ago a highway inspector deemed that section of the A4222 too dangerous for the provision of a pedestrian crossing near the bus stop by Maes Lloi. This access is already inadequate for current traffic, and the resulting increase in traffic along that road will only exacerbate the situation.

There will also be an increase in traffic through the village caused by the development, on the A422 created by 90 new houses in Ystradowen. It is likely that the number of vehicles using Pen-y-Lan Hill will also increase. Causing this road to be made more dangerous that it already is.

This whole situation needs review even now, and the introduction of extra traffic due to the proposed development would make the situation critical. As a minimum there should be a 20 mph speed limit in the village, and traffic lights access to Whitefields Farm Lane.

Additionally, Whitefields Farm Road is less than the minimum of 5.5m for most of the route with at least three non-passing places. Therefore the road would have to be widened over most of the route to make it safe for vehicles and pedestrians.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by Representation ID No.)

Representor ID and details: 3741/DP1 Mrs P Bailey

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
19/03/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
49. . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
See attached document.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
See attached document.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Stairs

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3742/DP1 Mr I Ross

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
21/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Yes C2 - Unanswered C3 - Unanswered C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

..... MG2(13)

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Yes	Unanswered	Yes	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

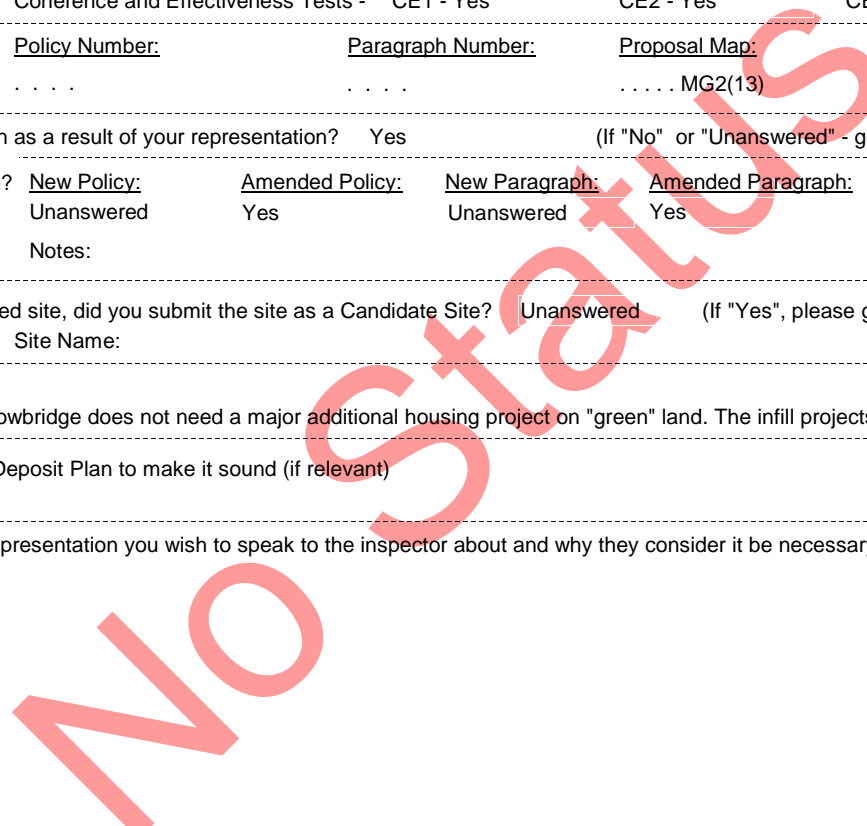
3e - Please set out your representation below:

Proposal MG2 (13) is inappropriate and ill considered. Cowbridge does not need a major additional housing project on "green" land. The infill projects for the old school buildings are fine.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Remove proposals MG2 (13) from the LDP.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3743/DP1 Mrs M Roach

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
21/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Yes C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
..... Don't know - I object to proposed development at Lower Cosmeston Farm Penarth on a greenfield site	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

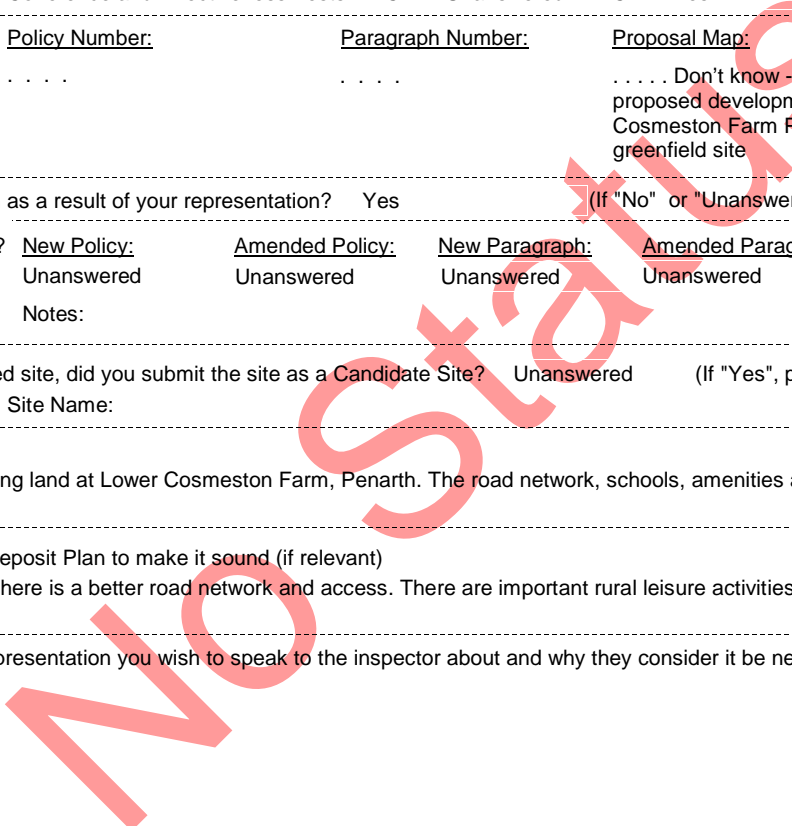
3e - Please set out your representation below:

I object to the proposed plan to build 500 houses on grazing land at Lower Cosmeston Farm, Penarth. The road network, schools, amenities and leisure facilities cannot accommodate this. It will ruin the feel of this Victorian town.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

If more housing is needed in the Vale it should be where there is a better road network and access. There are important rural leisure activities here, it is close to a bridle way and wildlife park which would be affected with loss of grazing much needed.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3744/DP1 Mrs I Davies

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
21/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
75. MG2(26)	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land at the West of Port Road, Wenvoe Site Reference: 2568/CS1

3e - Please set out your representation below:
I would like to object to the proposed development to increase the number of residential homes to 400 for the following reasons:

- This residential development will result in additional overcrowding on Port Road and the main village road.
 - I travel on the road at peak times any time between 6.30am and 9.00am and the road is already full of traffic and slow moving. The additional 400 homes which the development proposes will directly access on to this already busy road. The increase in traffic will leave Port Road at a standstill during rush hour. This would also result in increased carbon emissions.
 - There are no employment opportunities in Wenvoe, so all new residents will commute by car to the busy city centre and surrounding location.
 - There are few safe crossing points over this busy road. Increasing this facilities would further impede traffic flow.
 - The development would increase the traffic flow through Clos Llanfair. This particular residential area was planned with a narrow winding road to decrease speed and give a sense of arrival to a quiet place. It is not designed for such an increase in dwellings.
 - The traffic flow through the village will be unwanted on the narrow Walston Road. Horses travel through the village and pedestrians have to use the road space due to lack of space for footpaths.
- The settlement of Wenvoe would be affected by this development.
 - The Council have stated that the development must be 'sustainable' and should reduce the need for residents to travel to amenities. The village of Wenvoe has a small shop. It is not practical to suggest that this facility would serve the doubling of residential housing. The increase in use of the church and pub would only increase traffic flow down a very small and narrow village road.
 - The development of this site is not in keeping with the scale of the 'village' concept. It is out of scale and proportion with other residential areas such as Clos Llanfair and Rectory Close.
 - The proposed development is on too dense a scale.
 - With over 2000 units agreed for the Barry Waterfront scheme and a further 240 at the HTV site, there does not seem to be a pressing need to enlarge Wenvoe on the southern side.
- The site of the development exists beyond the village boundary and results in urban sprawl.
 - The site of the development exists beyond the village boundary and results in urban sprawl
 - The Vale of Glamorgan's own LDP policy objective states that previously developed land will be favoured. Why has this site been put forward for such a large amount of dwellings on a prominent green field site?
 - The countryside is vitally important to maintain the habitat species living there. I remain unconvinced that there has been significant assessment of the importance of the area in terms of flora and fauna. There are populations of dormice in the Wenvoe area and also sightings of rare orchids. We require thorough conservation investigation into this area before going ahead, top protect these rare species.
 - The proposals for 400 houses would destroy the concept of Wenvoe as a village
 - The area to be developed is agricultural (which is currently farmed) and meadow land. I am lead to believe that green space would be protected for future generations. Once built the land cannot be reclaimed.

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by
Representation ID No.)

Representor ID and details: 3744/DP1 Mrs I Davies

The balance for residential need has to be weighed against the requirement to maintain such quality green field sites. This site is not a good choice for our future farming and leisure requirements.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3745/DP1 Ms Rebecca Hemmings

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
30/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Yes C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(15). . . .	7.1. . . .	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to rear of Heol-y-Felin Estate, Llantwit Major (reserve site) Site Reference: MG2 (15)

3e - Please set out your representation below:
Land to the rear of Heol-Felin estate, Llantwit Major (reserve site) Site reference MG2 (15)

Housing requirement

Policy MG1 states that the housing requirement is for 9950 dwellings in the plan period, with priority being given to brownfield and committed sites. Proposing reserve site MG2 (15) is of great concern, as it is a Greenfield site and its proposed allocation as a potential reserve housing site is clearly inconsistent with the Council's strategy. The additional potential dwellings (345) are not required to meet the housing requirement figure based on the Welsh Government population projections for the Vale of Glamorgan during the plan period.

Any contingencies or reserve housing sites should be based on brownfield sites, sites with extant planning permission, small sites, windfall sites, allocations within the adopted UDP, rather than on Greenfield sites which is also contrary to national policy.

Settlement Boundary

The existing settlement boundary along Heol-y-Felin/Nant-yr-Adar, Llantwit Major, as defined in the adopted UDP (refer to proposals map) should not be amended and should be retained. Para 4.1.5 of the adopted UDP recognises that "Llantwit Major "has accommodated a great deal of new housing development and therefore the UDP does not allocate any further land for residential use as it is considered that this would adversely affect the setting and character and would be contrary to the aims and objections of Planning Policy Wales".

Amending the settlement boundary to allow for reserve housing development to the south of Llantwit Major will allow for an unacceptable intrusion into the rural landscape which is contrary to para. 4.4.65 of the adopted UDP which states, "New housing outside defined settlement boundary often creates unacceptable intrusions into the rural landscape. New dwellings in the countryside also can place an unacceptable burden on existing local services". Any new housing in this location MG2(15) would place unacceptable burden on existing local services.

For the countryside to remain undeveloped and its attractive appearance protected, new residential development outside the current defined UDP settlement boundary must not be permitted as a precedent will be set for future residential development which will have adverse impact on the character and environment of the area adjacent to Hodnant Brook.

Glamorgan Heritage Coast:

The proposed reserve housing site forms part of the Glamorgan Heritage Coast as defined in the adopted UDP. The site should be retained as heritage coast to be preserved and enhanced. It should be allocated under policy MG27 in the Draft Local Plan. Paragraph 7.104 states "the designation of the Glamorgan Heritage Coast recognises its national importance as an area of attractive undeveloped coastline.

Representor ID and details: 3745/DP1 Ms Rebecca Hemmings

The objective of the designation is to ensure that the special character and natural beauty of the coastline are protected and improved while enabling and enhancing its enjoyment and facilitating its continued use for agriculture and other established and appropriate economic activities".

The adopted UDP states "the special environmental qualities of the Glamorgan Heritage Coast will be conserved and enhanced"... "The area will be treated as a remote zone with priority being given to agriculture, landscape and nature conservation". (Policy ENV5) Para 3.4.15 says the "designation of the Glamorgan Heritage Coast recognises its national importance as an area of attractive undeveloped coastline". The objective of the designation is to ensure that the undeveloped character of the coastline is conserved and to enable the provision of appropriate recreational facilities" The proposed allocation of site MG2 (15) is therefore contrary to adopted policy ENV5.

Planning Policy Wales 2002 requires the LPA to consider the environment in the widest sense in plan preparation and to assess the likely environmental impact of the proposal on the natural environment (para.5.1.1)

The proposal is also contrary to Para 3.4.16 of the adopted UDP which states "strong pressure for new development, especially residential development exists"... However, the undeveloped unspoilt nature of the coastline is fundamental to the Glamorgan Heritage Coast. If the sense of isolation and natural scenery is to be retained it is considered important to strictly control new development".

The Council recognises that the site is elevated and any potential development would be "inland looking in parts". The proposed allocation MG2 (15) is agricultural land and any proposal to develop would have an unacceptable adverse visual impact on the landscape quality of the Glamorgan Heritage Coast. PPW similarly places emphasis on the importance of retaining agricultural land. Proposed site MG2 (15) should therefore be deleted from the emerging local plan.

Open Space and Nature Conservation

Open spaces with significant amenity value should be protected from development. The area adjacent to Hodnant Brook is rich in nature conservation and there is evidence of protected species, including badgers and bats, which are frequently seen by residents of Heol-y-Felin. The site has been used informally for recreational purposes by the existing local community since the Heol-y-Felin estate was built in the 1970s. A full biodiversity assessment is required in order to appreciate the rich diversity of the existing landscape and habitat of the area. Proposed allocation of this site would encroach upon the habitat of protected species.

National Policy:

National Planning Policy set out in Planning Policy Wales 2002 emphasises the importance of re-using brownfield sites in order to minimise the take up of Greenfield sites. Also that any proposed residential development has access to arrange of services. The degree of impact on the environmental character and appearance of the area, biodiversity and other environmental assets/resources need to be fully assessed. The Council accepts that this is still require and therefore the site MG2(15) has been proposed prematurely. The extent of any physical constraints and impact on existing infrastructure such as water supply, drainage and sewer capacities need more detailed assessment and should be deleted from the emerging Local Plan.

Emphasis for future residential development should be allocated on brownfield sites and within established settlement boundaries and should not be allocated on sites outside adopted UDP settlement boundaries, or on Greenfield sites, in advance of further consideration being given to sites likely to be identified as having potential for future allocation.

Candidate Site:

The site has been put forward as a result of the Candidate Site consultation exercise undertaken between 4 December 2006 and 31 January 2007. The willingness of the owner to release the site for development has taken precedence over the views of existing local Heol-y-Felin/Nant-yr-Adar community.

The role of planning has changed since the candidate site exercised was undertaken and the current government now places greater emphasis on the important role of the community in planning. The Localism Act 2011 encourages local Planning Authorities to work more closely with local communities. This Act passes significant new rights direct to communities and individuals, making it easier for them to get things done and achieve their ambitions for the place where they live.

The candidate site consultation exercise was undertaken at a time when "planning did not give members of the public enough influence over decisions that make a big difference to their lives"... Power was exercised by people who were not directly affected by the decisions they were taking. This meant, understandably, that local people often resented what they saw as decisions and plans being foisted on them". (Localism Act 2011)

The Localism Act contains provision to make the planning system clearer, more democratic, and more effective. As site MG2 (15) was put as a result of the candidate site consultation it should not be included within the Deposit Local Plan, as the current Government thinks that local communities should have genuine opportunities to influence the future of the places where they live, rather than leaving people feeling "done to" and imposed upon, which is the very opposite of the sense of participation and involvement.

Representor ID and details: 3745/DP1 Ms Rebecca Hemmings

Deletion of proposed allocation MG2 (15)

The Constraints Map shows part of the site to lie within Flood Zone C2. The settlement boundary to the south of Llantwit Major has been amended to allow for the proposed allocation of this reserve housing site prematurely. There are too many unknown factors and the existing local established community of Heol-y-Felin/Nant-yr-Adar would experience a worsening of their environment and quality of life.

The potential implications of the proposed development on nature conservation, biodiversity, loss of amenity and open space, adverse affect on the amenity and character of the existing environment of the residential area of Heol-y-Felin and Nant-yr-Adar by virtue of noise, additional traffic and visual intrusion. The likely impact on community facilities; utility services; C2 flood zone; potential archaeology; local highway network and landscape are all unknown.

There is little doubt that the proposal would place pressure on the existing residential development as part of the current consultation on the Deposit Local Plan.

Supporting Background Documents

Site MG2 (15) lies within a Landscape Character Area (LCA 7) which is one of the key background documents to support the deposit Local Plan. There is key policy and management issues relating to the site as defined in the document. The proposed allocation of MG2 (15) as a reserve housing site is therefore contrary to the Deposit Local Plan Supporting Documents Background Paper, in which the site is designated Heritage Coast Hinterland (Landscape Character Area 7), as defined by the Vale of Glamorgan Designation of Special Landscape Areas, Final Report August 2008. This LCA designation also reflects the site's designation within the adopted UDP.

Open Space Background Paper, November 2011 states typology of open spaces included in TAN16 details that costal land should be considered as a component of the natural and semi-natural green space available within the area and the CCW guide makes reference to the contribution that the coast and in particular urban coast can make to quality of life and natural experience. The proposed allocation of site MG2 (15) is contrary to this policy.

Llantwit Major is deficient in provision of opens apace (refer to Table 6, p26)

-155.55 ha (provision including common land)

-16.51 ha (provision excluding common land)

Natural and semi-natural green space provides a number of benefits to an area in which they are located. They make an important contribution to the quality of the environment and to quality of life in urban areas and are valued by the existing local community and provide important refuges for wildlife. This reflects the Council's strategic context (Para 10.2.4 page 23). Allocation of MG2 (15) is contrary to this.

The visual contribution of the open space and the natural conservation of the area adjacent to Hodnant Brook, in addition to the area's amenity value must be taken into account in ensuring the area remains outside of the settlement boundary and is protected from inappropriate development, especially residential, which would have an adverse visual affect on the well established views from the existing properties Heol-y-Felin/Nant-yr-Adar.

Local road network, specifically the Heol-y-Felin estate but also Ham Lane East and existing community facilities.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Delete site MG 2 (15)- Land to the rear of Heol -y-Felin Estate, Llantwit Major

Allocate site MG 2 (15) as Heritage Coast (policy MG 27)

Amend settlement boundary to the south of Llantwit Major to follow Heol-y-Felin/Nant-yr-Adar which continues to reflect the settlement boundary as defined in the adopted UDP.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3746/DP1 I & L Symmonds

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
21/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Yes C4 - Yes

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(15).	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Yes	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

With reference to the LDP in the Llantwit Major area referenced to MG2 (15) impacting on the Ham Lane East and Heol Y Felin, Nant Yr Adr locations and the proposed building of 345 house units on adjacent green field site.

- We believe that the building of this estate will have a detrimental impact for road safety with the volumes of vehicles that predictably will come with these dwellings.
- Access to the estate has to pass 3 schools a church and the leisure centre.
- Even if a secondary access is built (over green field land and crossing a flood plain area and river) via Shakespeare Drive the vehicles will still have to access the main roads on already over loaded carriage ways with dangerous corners and narrowings no matter which route is taken in or out of LM.
- The infrastructure surrounding the estate is not suitable for the extra burden, if the figures gathered by the Vale are realised on travel patterns by individuals. Should the 'typical figure' of 46% of the estate population require travelling out of the Vale to work daily, (as there are no major employers in the Llantwit area) then out of the 345 houses at least 159 will require using the roads, rail or buses to make this commute? On an already insufficient infrastructure.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

All reference to housing development should be suspended until alternatives are suggested and addressed.

- MG2 (15) should be not allowed to go ahead as it will have a negative impact on the local area and Llantwit Major as a whole, as should other developments in the Llantwit Major area.
- Vale planners should pursue the brown field industrial area of Llandow particularly on the southern area near Gluepot Bridge where a train halt could be developed from the old existing infrastructure. In the last couple of years, plans were in place to build a new village on that estate, a fair portion of housing currently being planned in the Vale could easily fit on to the former airfield site as was intended in the early planning stages of Llandow Newydd 2007 & 08.

http://www.valeofglamorgan.gov.uk/our_council/council/minutes,_agendas_and_reports/reports/cabinet/2008/08-12-03/ldp_plan.aspx

- Upgrading of the road infrastructure to the west of Llandow, namely the Llysworney village to A48 to accommodate the Llandow Newydd.
- Upgrading of road infrastructure feeding into Cardiff Airport also needs to be acted upon.
- The Vale has failed to address the care of the retired and pensioners who want to down size but don't want to leave the local area, away from family and friends, but are left with little affordable housing or

Representor ID and details: 3746/DP1 I & L Symmonds

warden controlled facilities.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3747/DP1 J Brown

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
23/03/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(13). . . .	. . . .	. . . . MG2(13) - All the paragraphs concerning the land adjoining St Athan Road, Cowbridge (100 houses)	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land off Windmill Lane, Cowbridge Site Reference: 2545/CS1, 2446/CS1, 2446/CS2

3e - Please set out your representation below:

MG2 (13) - Land between Windmill Lane & St Athan Road, Cowbridge

1 . MG2 (13) (Land between Windmill Lane & St Athan Road, Cowbridge) - the fields should be considered as important open space and should therefore be safeguarded (i.e. not used for Residential Development)

Deposit Plan-written Statement LDP 2011-2026 Page 31 point 2 states

"Safeguard and enhance important open spaces within and adjoining the Cowbridge & Llanblethian Conservation Areas"

2. The extra 100 houses will increased demand on:

A) The local schools-some are already oversubscribed.

B) Doctors- It is difficult now to get an appointment with a doctor it will be even harder when more houses are built.

C) The limited parking spaces-already a problem in Cowbridge, more houses will mean many more cars.

D) Drains and sewage. The current drains & sewage will need a considerable upgrade if these 100 are built.

3. Deposit Plan- Written Statement LDP 2011-2026, page 81 Paragraphs 3, 4 & 5 appear to be ignored in this case.

4. Once houses are built in this field (adjoining Windmill Lane) the other fields and open spaces to the south and towards Llanblethian will also be built on.

5. Windmill Lane is a narrow private lane. Additional traffic along this lane would not be safe.

6. Many residents of Cowbridge and Llanblethian use the larger of the two fields to walk & exercise their dogs. With houses in the field they will be restricted to walking their dogs along a narrow concrete/tarmac

Representor ID and details: 3747/DP1 J Brown

public footpath between houses. The open space of this field will be lost forever.

7. Deposit Plan Written Statement LDP 2011-2026, Page 82, Point 7.31. This clause states "Where proposals involve the loss of open space, community or tourist facilities the Council will require robust evidence that demonstrates the facilities are no longer required" This clause is being ignored- the open space is required.

8. The field adjoining Windmill Lane is part of a special landscape area. The proposed development of 100 houses on it, is outside the existing settlement boundary of Cowbridge and Llanblethian. What is the point in having settlement boundaries if they are ignored?

Quote from LDP, Policy MD1 - " New development should not have an unacceptable impact on special landscape areas"

9. Wildlife will be affected as this is open countryside i.e. a greenfield site not a brownfield site.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Remove/deletion of MG2 (13)- Land adjoining St Athan Road, Cowbridge (and Windmill Lane) from the LDP.

I am objecting to a site that has been allocated (MG2 (13)) and propose the deletion of the site from the LDP and would like its inclusion as an open space to prevent any development of this site.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3749/DP1 Mr J Evans

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
21/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Yes

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Yes

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
All. . . .	0.0 - All. . . .	All.	All - Constraints.	All - Appendices.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Yes	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

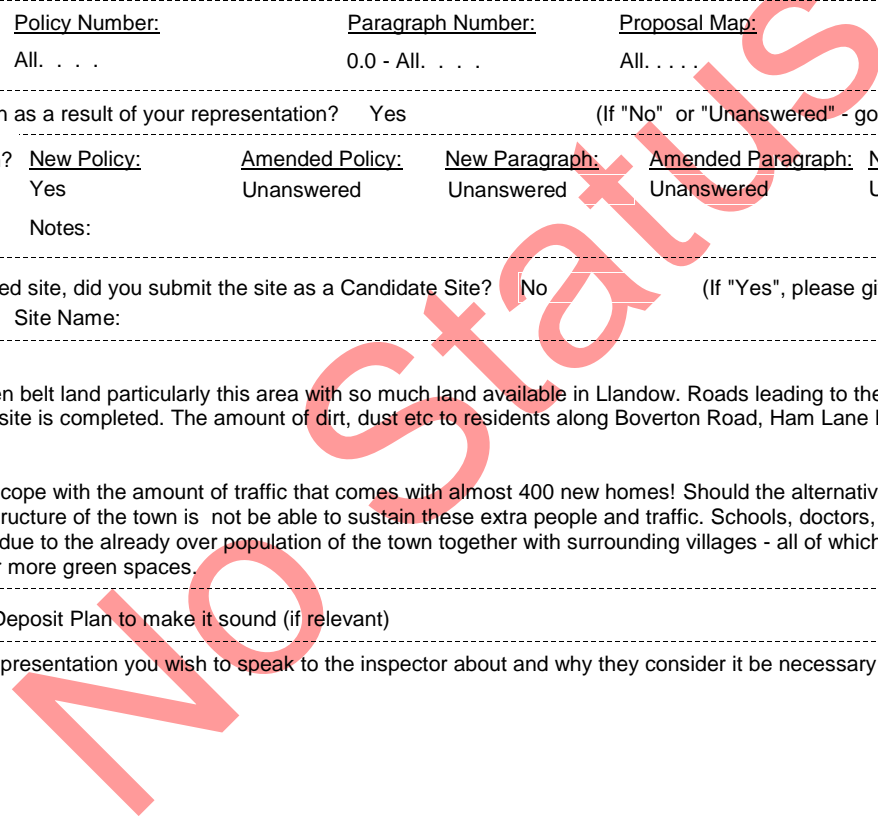
3e - Please set out your representation below:

New build should be on brown field sites rather than green belt land particularly this area with so much land available in Llandow. Roads leading to the new build site at Nant-yr-Adar are unsuitable for the amount of traffic that will result both during and after the site is completed. The amount of dirt, dust etc to residents along Boverton Road, Ham Lane East plus the "Welsh estate" is totally unacceptable, people's lives will be completely disrupted.

On completion of the site I do not see how the roads will cope with the amount of traffic that comes with almost 400 new homes! Should the alternative access be used via Tennyson Close, all residents of Bouvier Farm estate will be similarly affected. The infrastructure of the town is not be able to sustain these extra people and traffic. Schools, doctors, shops etc are all at capacity now. Parking in Llantwit Major is virtually impossible throughout the day at the moment due to the already over population of the town together with surrounding villages - all of which have been infilled to the point of bursting. Green areas are disappearing rapidly and this plan is intent on taking ever more green spaces.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3751/DP1 Mr G Cooksey

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
21/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	Unanswered

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(19). MG2(20).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
Re: Local Development Plan 2011/2026

It has recently been brought to my attention that the Vale of Glamorgan Council is considering building new homes in the Dinas Powys Area of the vale. I feel that I must stress that the proposed plans for these developments are being planned without any thought to the residents of the Castle Drive area and surrounding district. I am appalled, to think that you would agree to build 340 houses on the redundant St Cyres school site, and a further 60 houses near the railway line near Caerleon Road. Without first planning a new road structure to service these 300 houses, and thereby alleviate road congestion on existing roads.

Firstly, I don't think you have considered the increased volume of traffic that will be using the Castle Drive and the Murch Road. These two roads are already extremely busy with the two schools nearby and with the parking of parent's cars whilst delivering and collecting their children from these schools. On Murch Road cars are parked from the school at the junction of Cardiff Road right back to the junction of Castle Drive, thereby, making it extremely difficult for buses and cars passing these parked cars. So with the proposed increased volume of cars from these proposed developments it would be very dangerous for drivers and especially school children using these roads.

Secondly, I don't think you have consider the impact of any increase in traffic on these roads, which are already suffering from the new Tesco Store at the junction of Castle drive and Murch Road. I have already noticed the increase of vans and Lorries delivering goods into this store, and the parking for customers using the said store, making it at time very difficult for people in cars being able to pass at this busy junction and drive out onto the Murch Road. Also you have the dentist of the opposite corner with their customers parking in the Castle Drive opposite the Tesco Store.

Thirdly, all the residents in the area of Castle Drive and the numerous side roads only have one entry road and the same road namely, Castle Drive for getting out and into the area, Back in the 1960's and 70's when this estate was build the road onto the estate would have been quite adequate, but now with this increase in cars per household from probably one to two or three cars these roads are already congested beyond the accepted level for such small roads. The Vale County Council have never bothered since this estate was built ever monitored the increased volume, or planned to improve the access onto this estate in the last 30/40 years.

Fourthly, should you decide to go ahead with this ill-conceived proposal? I trust that you will introduce a different road structure for cars and Lorries getting on and off this estate, as I feel you will be causing a bottle neck at the junction of Castle Drive/ Murch Road and Murch Road/Cardiff Road. With a further complicated problem at the Murch Road and Cardiff Road junction, just in case you are not aware but this is also a main bus route which has to negotiate its way through the parked cars.

Finally, I must stress that before you can consider such a impracticable building project YOU need to put in a proper infrastructure to cope with the increase volume of personal and commercial traffic onto an already over congested area. This would be needed to take the traffic from castle Drive and the Murch Road. It would be important to put in a secondary road structure to take traffic away from an already over used area, to enable a safe and satisfactory traffic flow throughout the area.

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by
Representation ID No.)

Representor ID and details: 3751/DP1 Mr G Cooksey

I would be extremely interested to hear the views of the Council on this matter and attend an open debate on the subject in the near future.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3752/DP1 B J W Martin

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
30/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Examination

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Yes C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Yes	Unanswered	Unanswered	Unanswered	Unanswered	Yes

Notes: Please see my letters of objection dated 20/03/2012

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Comments from section 3a
I consider that measures to overcome the existing traffic problems in Dinas Powys should be agreed and finance availability confirmed before the LDP is accepted.

Comments in 3e
Please see my letters of 20/03/2012 which identify two objections to the present proposals and the way the staff of the planning department have acted. (see also letter attached to representation form).

20/03/12 Letter (1)
I have two objections to the proposed Plan. The first concerns procedures adopted by the Council's Planning Staff who have verbally advised members of the Public, Community Councillors and the Community Council that any objection based on the current traffic grounds will not be considered at this time. You may consider that a Public statement to correct this, followed by an extension of the time for objection and comment is necessary.

My second objection concerns present day traffic problems in Dinas Powys. Traffic flow figures given by Members of the Highways Department to Community and County Councillors show that 25000 v.p.d. have been recorded for Cardiff Road between the Railway Bridge and the start of the Bus Lane. Figures for Pen-y-Turnpike are 3000 v.p.d. in each direction. Additionally the Merry Harrier junction is at full capacity. I consider that measures to overcome these problems should be in place before any further development in Dinas Powys and elsewhere in the Vale which would add to these traffic problems should be allowed.

I am copying this letter to the Community Council and the local Press.

20/02/12 Letter (2)
The LDP asks for advice from the Public on how to improve matters. I suggest that the first thing to do is to formally advise that the Bypass line protected by the Glamorgan County Council since the Second World War is no longer feasible due to development to Llandough Hospital, the Merry Harrier Junction and developments in Cardiff Bay. A much improved and extended (towards Barry) Pen-y-Turnpike appears to be the only feasible way forward.

I am copying this letter to the Community Council.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
Identify proposals to overcome existing traffic problems in Dinas Powys which would become worse if housing and other development which would generate increased traffic.

Representor ID and details: 3752/DP1 B J W Martin

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by Representation ID No.)

Representor ID and details: 3753/DP1 Mr R Selley

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
22/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
LDP Strategy. Other Don't know	Other - Please specify. . . . Don't know	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes

(If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No

(If "Yes", please give the Candidate Site Name and reference if known)

Site Name:

Site Reference:

3e - Please set out your representation below:

Dear VoG, I have spent hours and hours trying to represent my views using the internet - I am unable to visit your offices and am unwilling to pay for hard copies of the documents.

I am reading the large (both in size and numbers) PDFs on line and it is a mammoth task!

I have now failed to obtain an electronic form for commenting on the 'Sustainability Appraisal Report' - a PDF sheet is available to print, complete by hand and then, scan in order to send by E-mail?

Can you help?

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I am trying to disagree with the presumption represented in the documents that Penarth has "good levels of transportation" and, that the large numbers of workers travelling to Cardiff are "balanced" by the workers travelling from Cardiff (they are actually "aggravated").

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3754/DP1 Mr D Manning

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Examination
22/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG9. MD12. . .	7.41. . . .	MG9. . . .	. . . . Feb 2012	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
No	Yes	No	No	Yes	No
Notes:					

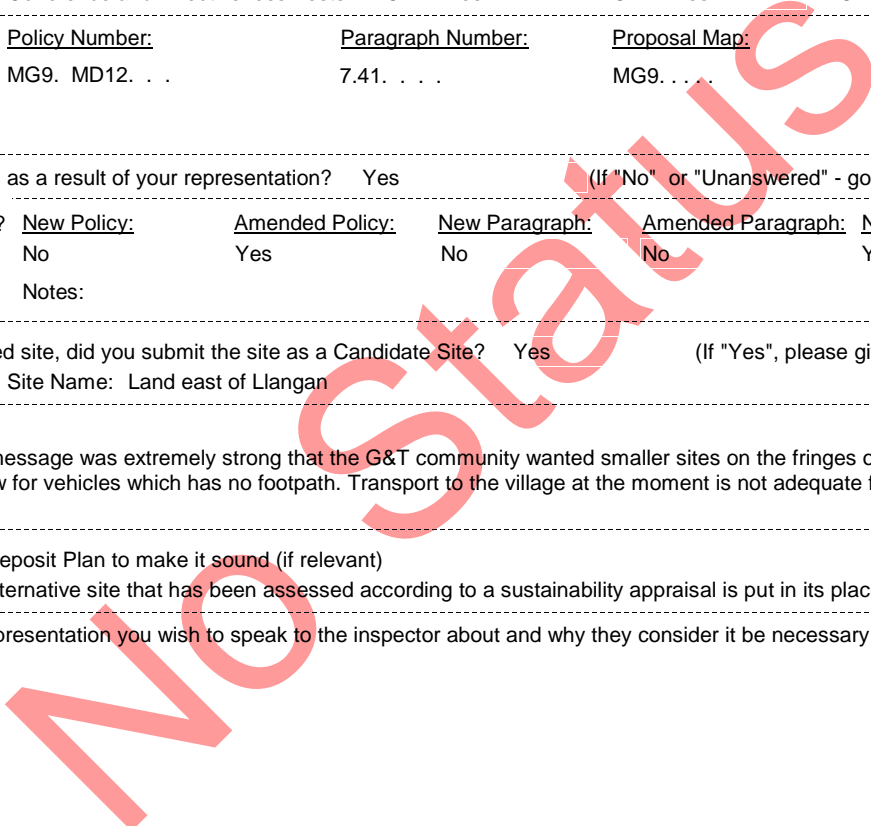
3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land east of Llangan Site Reference: MG9 / ID 22

3e - Please set out your representation below:
 The VOG has undertaken a study (Fordham) where the message was extremely strong that the G&T community wanted smaller sites on the fringes of larger communities. Ffern Goch has only 98 No. population which I classify as a hamlet. The site access is too narrow for vehicles which has no footpath. Transport to the village at the moment is not adequate for locals without more people in the area. Local schools cannot take any more pupils.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
 The site MG9 should be removed from the Plan and an alternative site that has been assessed according to a sustainability appraisal is put in its place.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -
 Llangan Action Spokesperson.



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3755/DP1 D Lloyd

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
22/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(11).	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Yes	No	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

The proposal to designate the present Cattle Market site for housing development is unsound. Whilst it would ostensibly chime with Objective 7 of the LDP Objectives (meeting housing needs), it conflicts with a wide range of the Authority's other objectives, particularly LDP objective 4 (protecting and enhancing the historic, built and natural environment); Objective 5 (to ensure that housing development does not impose undue pressure on community facilities and contribute to the health and wellbeing of the community); objective 6 (to reinforce the vitality, viability and attractiveness of district, local and neighbourhood shopping centres); objective 8 (fostering a diverse and sustainable local economy); objective 9 (fostering of tourism and sustainable development); and objective 10 (sustainability).

The site is currently an important and well-used parking area for the west end of the town centre. Losing it to housing will both add to the pressure on infrastructure services particularly sewerage and water supply, and force visiting shoppers and diners to town to park almost exclusively in the Town Hall and Bird's Garden Centre sites.

Whilst the Bird's site is stated in the LDP documentation as offering 138 parking spaces, these are likely to be kept filled by visitors to the proposed (Waitrose) retail establishment there, and will not compensate for the loss of amenity at the Cattle market site. Furthermore, those parking areas are not convenient to the businesses and resources (including the library and community centre) at the west end of the town centre. The loss of the Cattle market site as a parking centre therefore threatens sustainability of the community and commercial resource of that end of the town.

Whilst it is appreciated that inclusion in the LDP is merely approval in principle, such a move in this instance is likely to blight already troubled businesses struggling to survive in the current economic difficulties.

I would urge the Authority not to proceed with the designation of the site for housing development.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I would urge the Authority not to proceed with the designation of the site for housing development.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3756/DP1 Mr N Thornton

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
22/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No No No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
My comments relate to Cowbridge and Ystradowen.

Cowbridge is a very successful retail destination but this success has resulted in the demand for car parking outstripping the available supply. In addition the local English / Welsh primary/junior schools are oversubscribed. The proposals for an additional 100 houses south of the town on the St Athan road appear to completely ignore the existing town boundary and will be too far from the town centre for many residents to walk into town. Thus there will be a further increase in parking demand. The redevelopment of the redundant middle school site will provide further new family housing and the combination of the two proposed developments will put further strain on the two primary schools. The proposed redevelopment of the Cattle Market will deprive the town of a significant number of informal parking spaces that are in constant use. The arrival of Waitrose in the town can only increase demand for car parking in the town centre for residents as well as visitors from further afield. After the garden centre had closed the site was until recently used for car parking and was regularly 'full up'. This suggests to me that the number of spaces to be provided as part of the redevelopment will be insufficient to meet the demand from Waitrose customers and thus the remaining spaces in the town will be put under even greater pressure. This threatens the future success of Cowbridge as a destination retail location.

Ystradowen has recently had to absorb a significant number of new family houses and the proposals for a further 90 appear to ignore the fact that existing amenities are already under real pressure as well as ignoring the existing village boundary. All local primary/junior schools are already oversubscribed.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Either put in place robust measures to match demand for car parking in Cowbridge with future supply or scale back the proposed number of new houses in the town and adjacent settlements (such as Ystradowen). Similarly either put in place robust proposals to increase the provision of English and Welsh primary/junior education facilities to meet increasing demand or scale back the number of new family houses to be built.

In Ystradowen either put in place robust proposals to improve existing amenities, including primary/junior education facilities to meet future demand or scale back the number of new family houses to be built.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3757/DP1 Mrs Crandon

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Unanswered
22/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

<u>Site Name:</u>	<u>Site Reference:</u>

3e - Please set out your representation below:

Local Development Plan, I am opposed to the plans to build 450 houses in Lavernock. As this will cause problems will traffic, access in and out Penarth in rush hour. Social houses, land for grazing for my horse and lack of countryside.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

NO

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3758/DP1 Mrs Debra Cleland

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
02/04/2012	M	<input checked="" type="checkbox"/> 113	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(7). MG2(4). MG12.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
Dear Sir/Madam

I am writing to express my concerns and objections regarding the following sites which are being considered for inclusion into the LDP. I am also enclosing a petition signed by residents and those who will be affected by increased traffic if the current proposals go ahead.

MG2(7) - 210 HOUSES ON GREENFIELD LAND SOUTH WEST OF WEYCOCK CROSS

The report provides for 210 houses to be built on agriculture land behind the Cwm Ciddi/Pontypridd Road/St. James Crescent/Nant Talwg Way area. This land has been in constant use providing grazing for cattle and the growing of crops for animal feed.

Taking an average of two cars per household will put an extra 410 cars on an already overstretched A40, the main arterial road through Barry. The Weycock Cross roundabout is already a busy junction and this will impact on Pontypridd Road Traffic accidents already occur on a regular basis outside the Cwm Ciddi when traffic trying to get on to the A40 have to be aware of fast flowing traffic. At peak periods it is impossible to turn right onto Pontypridd Road from Nant Talwg Way as traffic is held up at the traffic lights at the junction of the Woodland Rise and Cwm Talwg developments. Every day traffic on the A40 is banked up from Culverhouse Cross all the way past the Cwm Ciddi. Altering this junction to include traffic lights will only add to the problem as traffic is forced to wait until then lights change.

The Green Wedge status would be lost and this is in breach and contrary to the current UDP which states "Land on the urban fringe, which for the purposes of this policy is defined as the area of countryside immediately adjoining urban areas, is vulnerable to speculative development. The spread of development into the countryside which can result in urban sprawl, incremental loss of open land and lead ultimately to the coalescence of settlements can have a detrimental effect upon agriculture, the landscape and amenity value of the land and can unacceptable erode community identity ... (3.4.9) What has changed to undesignate it. If the reasons/or designating it in the first place have changed then what are they? I would appreciate a response.

Is it the councils intention to build on farm land all the way down to Rhoose and include it into Barry?

MG2(4) - 500 HOUSES ON GREENFIELD LAND NORTH OF WEYCOCK CROSS (PORT ROAD)

The report provides for 500 houses to be built on agriculture land along the A40 up to the Five Mile Lane entrance. Taking an average of two cars per household will put an extra 1000 cars on to an already

Representor ID and details: 3758/DP1 Mrs Debra Cleland

overstretched A40, this being the main arterial route through Barry. This coupled with the other sites that have been identified for housing along the A40 corridor (as far down as Llantwit Major, with pockets at Cowbridge,) will put even more pressure on the A40 and its junctions and roads leading off it.

Two large comprehensive schools are situated along the A40 and another off Colcot Road where nearly 3000 pupils are registered. An increase in traffic will result in more accidents and an increase in traffic and noise pollution putting the health of the children and nearby residents at risk.

ALTERNATIVE SITES

Once again Barry is being asked to bear the brunt of the majority of large scale housing developments. I note that other towns within the Vale have not been affected with the same amount of urbanisation that Barry has. It is about time that other towns and villages within the Vale take their fair share of large scale housing developments such as the ones we have seen in Barry over the years and not to simply "dump them in Barry". Why is it OK to consider agricultural land on the edge of Barry into the LDP but not at Cowbridge? Brownfield sites should be sought and extended, not just in Barry but throughout the Vale and these are:

Llandow Trading Estate
Atlantic Trading Estate
The Hayes Trading Estate
Penarth
The Bendricks
Cardiff Road
Barry Waterfront
Land surrounding Cardiff Airport
HTV Studio land at Culverhouse Cross (could become residential or retail)

MG12

10 Hectares have been identified for B1 use, namely office blocks. Whilst I welcome a move to bring employment into the area this site is totally unsuitable for the following reasons:

- It is in a residential area
- Will have a detrimental effect on residents with regard to noise and car pollution
- There are already major traffic problems on the A40 and the Five Mile Lane Pontypridd Road junction which have previously been discussed in this letter.
- Ancient woodland would be lost
- It is on a greenfield site
- There will be no buffer zone between the edge of Barry and the surrounding countryside
- It is in a dangerous location as traffic would have to negotiate on to a busy A40 at its junction with the Five Mile Lane/Pontypridd Road
- The existing Five Mile Lane is still dangerous and too narrow to take an increase in traffic therefore will have to be upgraded and with the current state of the economy is highly unlikely.

ALTERNATIVE SITES

Brown field sites should be sought as you cannot get back green fields. I have identified a number of alternative sites and these are as follows:

- The ex-caravan showroom on Cardiff Road has plenty of land and has the added bonus of already having a building which can be converted to offices and plenty of land for car parking. It is in a commercial area, having businesses such as garages, car wash etc.
- There are a number of Trading Estates in Barry and the Vale which have been identified previously in this letter.
- Holton Road has a number of boarded up premises and this would make an ideal location as there is also a good bus and train route.
- The former Focus DIY site located at Barry Waterfront would make an ideal location as it is already in a commercial area and has good bus and rail links.
- Land at HTV Studios, Culverhouse Cross
- An office block was built next to the Copthorne Hotel approximately 20 years ago and some still remain empty.

Representor ID and details: 3758/DP1 Mrs Debra Cleland

- Culverhouse Cross - next to Allied Carpets two empty units still have to be let, some 20 years since they were built.
- Cardiff Airport has spare land, could some form of compulsory purchase and/or lease be arranged to build offices.

LACK OF INFRASTRUCTURE

The possibility of a further 750 houses being built in the MG2(7) and MG2(4) areas raises concerns about the pressure it would put on services. Barry's main Fire Station is situated on Port Road and with the increased traffic as a result of new housing estates being built will only lead to delays. This would have serious consequences as there is a potential for a fire engine/ambulance to be stuck in traffic. Also do we get an increase in Police officers/ambulance crews for an ever growing town. The local schools are already full and cannot cope with the extra children that these houses will surely bring, therefore where will they go to school, or will that be part of the deal with the developers? Do the local Doctors surgeries/Dentists have spare capacity and what about extra resources for our hospitals?

Whilst I support any incentive to bring extra employment into the area the report gives the impression that the 40% of local residents who currently travel into Cardiff and its surrounding area will stay and find employment locally, reducing the traffic into Cardiff and its surrounding area will stay and find employment locally, reducing the traffic on Port Road and its surrounding area. I think that this is a rather naïve and silly assumption. People take jobs outside their immediate area for a variety of reasons. People will not give up their car.

Recently we have seen a Crematorium and new housing estate built along Port Road, putting yet more strain on the surrounding roads.

I am totally against agricultural land being used for housing development and do not believe that more suitable green field sites cannot be found.

Cardiff Airport- although passengers figures are down, hopefully in the future this could improve but once again Port Road (A40) will not be able to take increased traffic.

Barry needs a by-pass not extra traffic.

Port Road (A40) is the preferred route for motorists living in the St Athan and Llantwit Major areas and as these towns are included in the LDP they will add to the ongoing traffic problems.

To build an areas 2000 plus homes on an already gridlocked road will be detrimental to the area.

Residents will have to live with the consequences of this for the rest of their lives is this goes ahead. Tourism and day trippers could stay away from the area as they are put off by the amount of traffic travelling along a totally unsuitable road that was never designed to carry the number of traffic that currently exists. This will have a detrimental effect on local businesses and the area as revenue is lost.

I understand that the Welsh Assembly Government in Cardiff Bay forced the vast majority of these houses in and around Barry. I wonder how many of you live in Barry and the surrounding area? I urge the Labour and Plaid Cymru led Welsh Assembly Government to seriously take into consideration the comments contained in this letter and to listen to what local residents have to say. Remember it is the public that put you into power in the first place and they can easily put you out.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by Representation ID No.)

Representor ID and details: 3760/DP1 C Ravenscroft

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
23/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

MG2(28).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No Yes No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

I am objecting to the proposal to build 60 homes to the rear of St Davids School, Colwinston for the following reasons:

The proposed scheme is too large and will significantly and detrimentally change the character of the village and the Conservation Area. The pressure on infrastructure will be unacceptable, particularly around the access routes for the school. The necessary infrastructure improvements will significantly and detrimentally impact on the character of the village community.

The site has a history of poor drainage and no proper study has been carried out to assess the impact of this additional housing.

The increase in traffic resulting from this proposal will increase the road safety risk, particularly for children attending school and those using the adjacent playing field, village hall and playground.

The nature of this infill is not in keeping with the linear, single road structure of the village and will detrimentally change its character.

There has been no recent housing needs survey in the community. The assumption is that many of the houses built will be higher end executive homes and will make little contribution to local housing pressures and will only cater for more commuters worsening the dormitory feel of this village.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I would welcome the provision of affordable homes. The provision of these homes should;

Be based on clear evidence of local housing need so that they can be targeted at those with a close family, living or work connection.

Be a more modest scheme that will not harm the character of the village and conservation area (based on need but no more than 15 dwellings in one location).

Be achieved through the rural exceptions policy that allows development on selected off plan sites thus reducing land value and ensuring that the homes remain affordable at minimum cost to the public purse through subsidy.

Be delivered by a registered housing association who can demonstrate a strong local track record and a commitment to effective management.

Include opportunities for low cost home ownership or co-operative ownership.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3763/DP1 Ms T Benfield

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(15).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

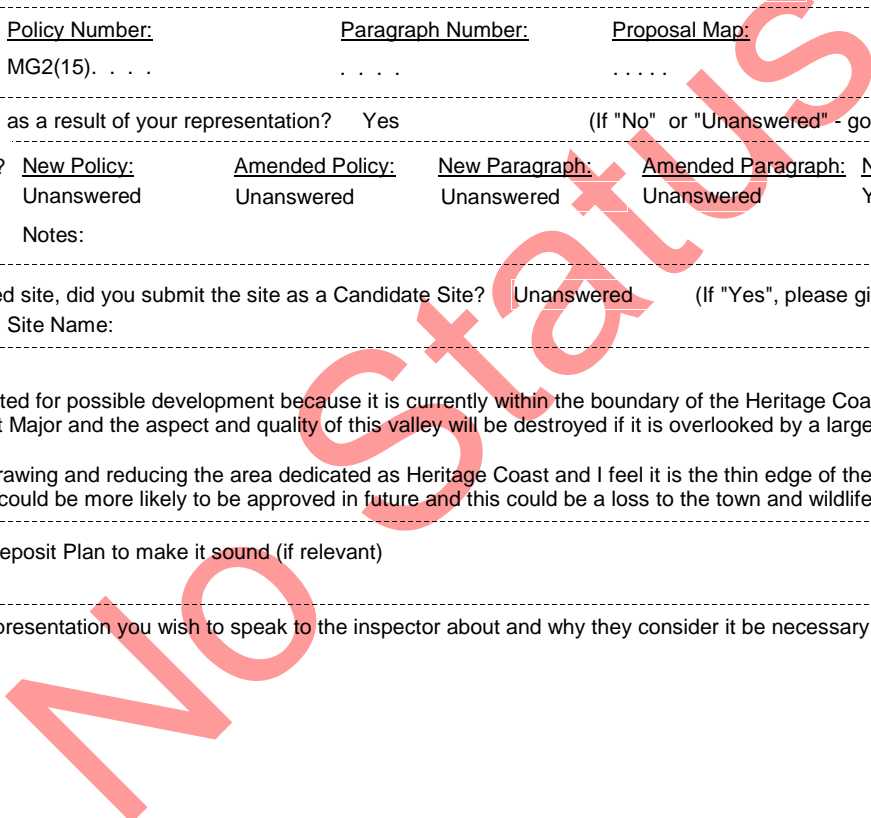
I object to the land to the rear of Heol-y-Felin being allocated for possible development because it is currently within the boundary of the Heritage Coast and is at the head of a beautiful wild valley. This valley is a great asset and attraction to the historic town of Llantwit Major and the aspect and quality of this valley will be destroyed if it is overlooked by a large housing estate.

I also object because the LDP for this estate involves redrawing and reducing the area dedicated as Heritage Coast and I feel it is the thin edge of the wedge and sets a bad precedent. If this area is approved then other areas of the Heritage Coast or adjacent areas could be more likely to be approved in future and this could be a loss to the town and wildlife.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

See above.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3765/DP1 C Richmond

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
24/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - Yes

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

..... MG2.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No Yes No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

With regard to the proposals to build on the site in Cowbridge currently used as a cattle Market and Parking when not used by Cattle Market

The Council's determination to stop the weekly livestock market despite it being wanted/needed and bringing much (needed) trade into the town, is something that I cannot understand. The town needs trade and the farmers and their families coming to the town, bring this. Why would we want to send this trade to Abergavenny, the next nearest livestock market?

The cattle market is only once a week and for the rest of the time the site is used as parking. It is often the only place cars can be parked legally in the town after 10am. If visitors cannot park, they will not stop in the town. Again driving away trade. To put housing on the site would create even more cars and exacerbate the problem even more.

I think the proposal will turn the town from the prosperous market town it is, to a struggling town that no-one visits.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I would like the site removed from the plan and the site to continue in its current use

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3766/DP1 Mr J Watt

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
24/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(2). . . .	2.19 - Policy Context. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:

My objection to paragraphs 19 and 20 of policy MG 2, housing development in the Murch area of Dinas Powys, is based on consistency and coherence. The proposal runs counter to the main strategic thrusts of the Plan, namely the the development of Barry as a hub settlement and regeneration area (SP 2.8 and SP 3.6) and the sustenance and development of infrastructure and features attractive to business and employment (SP 2.10), always in the light of the Vale's key asset, namely its proximity to Cardiff.

A key transport link between Barry and Cardiff runs through Dinas Powys. The Transport Proposals (MG 20 [7.84]) specify no new road, bus or rail services, merely bus priority measures. Traffic from the "at least 400 new houses [360 + 40]" joining the Barry-Cardiff road at its junction with Murch Road, where no bus priority measures can possibly be instituted, creates the possibility of gridlock and traffic paralysis. The proposed housing developments, whose transport link to the rest of the world would predominantly be through that junction, will do little to advance the overall housing target in the Plan, but have a massive negative effect on its strategic aims, identified above.

In addition, the likely congestion on Murch Road, Murch Crescent and its 'feeders' will have a significant adverse impact on the environment in the whole Murch area.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Either:

a major reduction in the number of houses proposed for each of these two sites, in order to reduce adverse transport and environmental impacts

Or:

a new policy for alternative use of the sites. (In the case of the land adjoining St. Cyres School one alternative might be the transfer of the primary school currently located in the far from ideal location on the Cardiff-Barry road to this site.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3767/DP1 Mr K Lambert

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
25/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No No No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

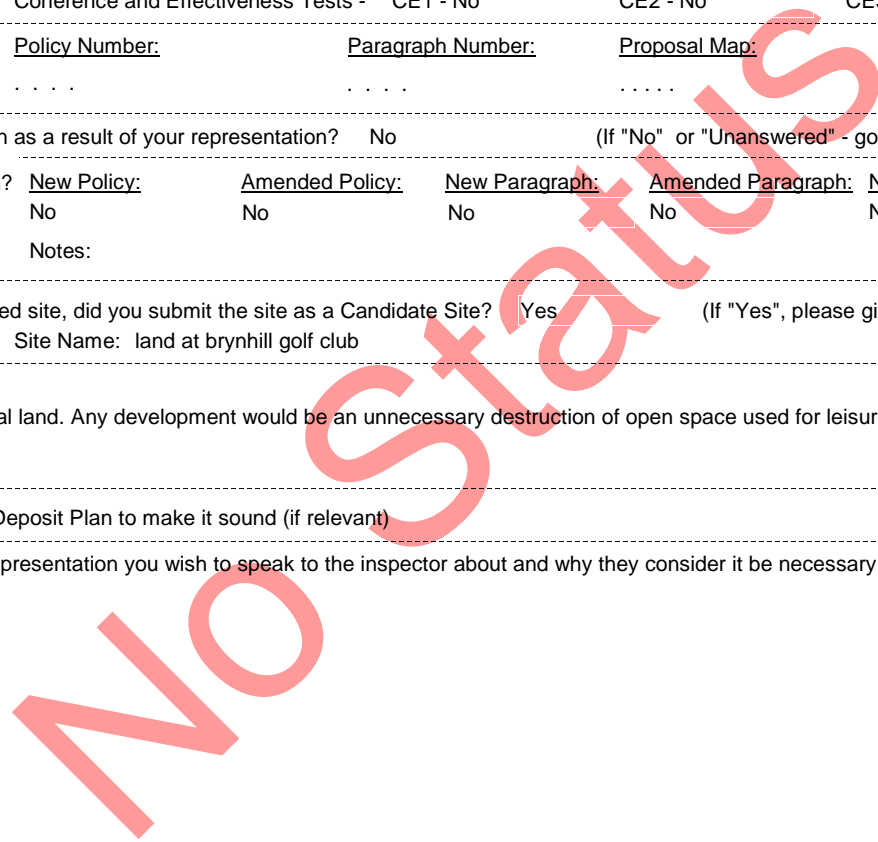
Site Name: land at brynhill golf club Site Reference: 2407/cs1

3e - Please set out your representation below:

I fully support the plan as to keep this area as recreational land. Any development would be an unnecessary destruction of open space used for leisure activities. There would be a hugely negative impact on ecological and environmental issues. There would be an inadequate road infrastructure.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3767/DP2 Mr K Lambert

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
25/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....	MG23(288).....	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: land at port road east (rear of number 22) Site Reference: 2597/cs. 1

3e - Please set out your representation below:

I totally agree with this land being named as "Site of Importance for Nature Conservation".

I feel that allowing any development on this land would have a severe negative impact on special landscape area that would have sever knock on to ecological, wildlife and environmental issues.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

NO

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3768/DP1 Mr J Marchant

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
24/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(4).	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

I believe that the plans for building houses on MG2(4) and MG2(7) are unsound for the following reasons:

Building 210 houses in MG2(4) and 500 in MG2(7) equates to nearly 1000 extra vehicles that will be passing through Weycock Cross roundabout and it's surrounding roads. These roads are already working beyond their maximum capacity for a number of hours each day. Current road layout dictates that at present there is only one main road from Barry (Waycock Cross roundabout) to Rhose, Llantwit Major, St. Athan. All of these villages mentioned use this road as transport links to Cardiff and in my opinion building the proposed extra properties will only continue to put strain on an already overloaded road. In addition to this, with the proposed extra 1000 cars that will pass through the area brings damage to the environment in relation to car emissions and noise pollution.

The proposed sites are planned to be built on green belt land. The purpose of maintaining green belt areas is to avoid urban sprawl and to protect the countryside and rural areas of the Vale and to maintain the identity of each village throughout the Vale.

In my opinion there is no demand for these extra properties to be built within this area. If these properties are built consideration will need to be given to extra infrastructure relating to schooling, doctor's surgeries and emergency services. As there is already a high proportion of unemployment in the area I also have concerns towards job opportunities, or the lack of. With extra properties being developed there is going to be a need for extra jobs and I cannot see where these are coming from and whether thought has even be given to this factor. I am also concerned regarding the properties as a whole and who is actually going to be purchasing them.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

N/A

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3769/DP1 Mr I Holder

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
24/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(27).	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Despite the Vale of Glamorgan Council's best efforts the parents of children in the village of Aberthin have excepted that a safe crossing point cannot be found.

Quote from Cowbridge Gem when villagers campaigned for a safe crossing.

Paul Gay, the Vale Councils operational manager engineering design and procurement, said:" It is acknowledged that the opportunities to cross the road at Aberthin are limited. However, due to the proximity of private property to the highway and the physical characteristics of the road alignment through the village, there are no highway engineering solutions available to adequately address this problem."

As a father of three children who cross the A4222 road daily whilst walking to Cowbridge Comprehensive School can I please ask you not to allow this proposed development in Aberthin to go ahead. Children's safety is paramount. Any increase in traffic will put our children at greater risk. I used to cross this road when my children were small to catch the school bus and it is a nightmare. Limited visibility in both directions and no kerb to kerb crossing.

The same goes for the whole length of Welsh St, Donat's Lane leading to Court Close where cars are always parked on the curbs. Please see attached photographs.

In summer months the whole junction is used as an over flow car park for the Hare and Hounds Public House. Cars are parked all along Welsh St.Donats Lane and along side the pub right up to the junction of the A4222. Also around the junction up to the downs (Around the tree).

I understand previous planning on this site has been looked at before and rejected by the Vale of Glamorgan and subsequent appeal by the Welsh Office on the grounds of a dangerous road junction. The only thing that has changed since the previous application is the road is even more dangerous due to the increased traffic from Ystradowen who use Pen-y-lan Hill as a short cut (up the downs).

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I understand an Aberthin by pass was proposed many years ago and this should go ahead before any development in Aberthin.

The safest place to build more houses in Aberthin is the field between Cowbridge Comprehensive School and Aberthin where the access is very good. I believe this has been proposed in the past.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3769/DP2 Mr I Holder

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
01/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(27).	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

With ref. to the proposed development adjacent to Court Close can I please bring your attention to previous planning applications which have been rejected by the Vale of Glamorgan Council and also by the the Welsh Office in Feb 1887. When you look down into the village of Aberthin from the downs you will see a well defined boundary and any expansion would look out of place.

Quote from the Welsh Office Appeal.

expansion of the village into the countryside (i.e. field next to Court Close) would be harmful to the rural setting of the village, Welsh Office Inspector P. Rosser considered the proposal to be an unacceptable intrusion into the countryside contrary to the planning policies.

I can only agree with his findings and since 1987 nothing has changed. Please do not spoil our village with this development.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Please remove this proposal from the LDP. The best place in the Vale for development is Llandow, an obvious place where the increased population can share both Cowbridge's and Llantwit Major's facilities.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3770/DP1 J Downing

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
25/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....	MG2. ....	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to west of St Athan Rd & land to east of St A Site Reference: 2446/CS.1 2446/CS.2

3e - Please set out your representation below:

- Landscape impact - This is a greenfield site outside the boundary of Cowbridge. A development of 100 houses will not fit in with the landscape and will be clearly seen from St Athan Road as one approaches Cowbridge from the south, from around Cowbridge and most particularly from the Thaw Valley.
- Access issues - There are access issues, in particular if a second emergency access is required as Windmill Lane is too narrow. St Athan Road is also too narrow and even if realigned, other sections of the road are clearly too narrow to cope with an increased volume of traffic.
- Sewerage works - there is a lack of capacity at these works and currently we suffer periodically from noxious smells. This will only get worse if more houses are built.
- Special Landscape Area - This site is part of a Special Landscape Area and in the Council's own words in policy MD1, "new development should not have an unacceptable impact on Special Landscape Areas"
- Impact on Cowbridge - more houses mean more cars which will increase the pressure on local services including schools, parking and congestion - including at key entry points to the town such as the traffic lights from St Athan Road.
- Cowbridge is unique and attractive - an extension of the town boundary and more houses will ruin it.
- Public right-of-way footpath - this footpath is used and valued by many people of all ages. If building went ahead the character and route of this public footpath would undoubtedly change.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include site as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3771/DP1 P Tucker

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
25/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No No No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

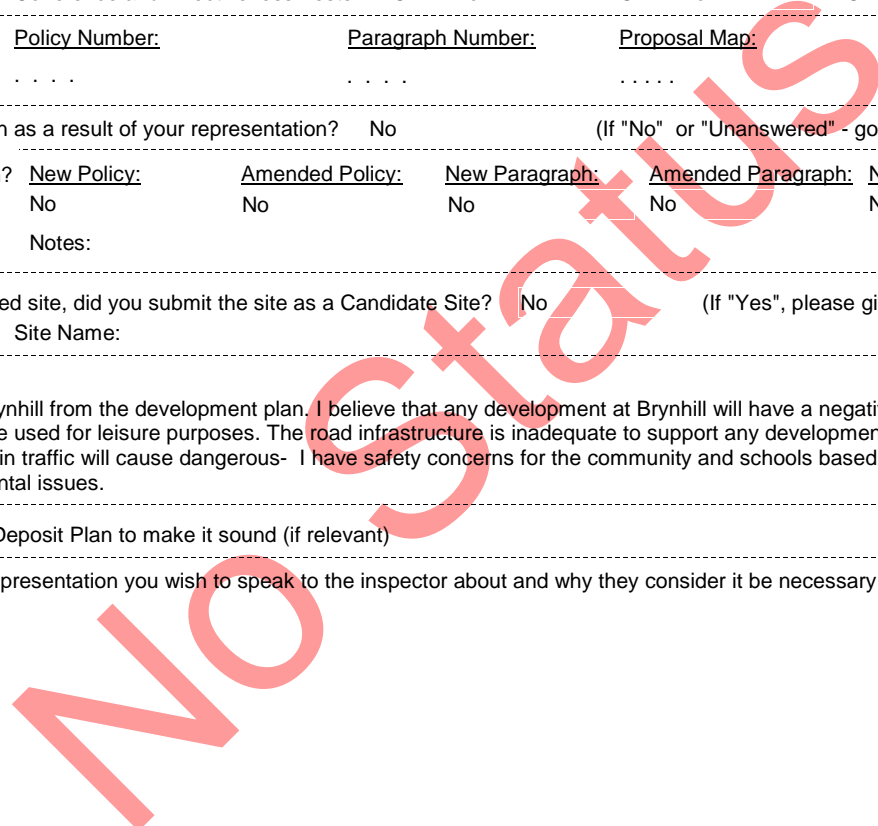
Site Name: Site Reference:

3e - Please set out your representation below:

I support the current LDP and the decision to exclude Brynhill from the development plan. I believe that any development at Brynhill will have a negative impact on this designated special landscape area. Development would lead to the destruction of open space used for leisure purposes. The road infrastructure is inadequate to support any development. The already heavily congested Port Road will not cope with further development and I believe that any increase in traffic will cause dangerous- I have safety concerns for the community and schools based along this busy road. Finally, any development at Brynhill will have a negative impact on ecological and environmental issues.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3772/DP1 Cowbridge and District Local History Society, Richard John Buswell, Cha

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Speak at hearing
25/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG15. . . .	7.56 - Employment Allocation. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Yes	No	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

The historic town of Cowbridge owes its existence to the market and other charters granted to it in 1254 by Richard de Clare, Earl of Gloucester. To remove its livestock market to an out-of-town location would undermine the historical defining characteristic of the town.

By removing the market you would under policy MG2/MG5 replace the market with some form of sheltered housing. At a stroke that would remove from the site a large and very necessary number of car parking spaces. The loss of these spaces would seriously undermine the economic vitality of Cowbridge. The town is now an important centre in the Rural Vale for employment, retailing and a range of service industries including financial and legal services and a number of leisure services including restaurants, cafes, bars and hotels that support a growing visitor and tourist populations. Car parking is required by businesses, employees, shoppers and visitors. Cowbridge performs an important central place for the 16-odd villages that surround it and use these services regularly and frequently. It still supports a number of functions that in many market towns of similar size have long disappeared to be replaced by vacant and boarded up premises and charity shops. The LDP has little or no analysis of the important economic activities of the town.

In addition Cowbridge has a remarkable range of social and educational activities including a Farmers Market, a community cinema (Big Screen), a community college (Old Hall) and many social organizations and clubs ranging from the Rotarians to the Womens Institute and from Rugby and Cricket Clubs to Squash and Tennis. All these activities need access to Cowbridge by car, and hence carparking capacity must be at least sustained.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Retain and refurbish the livestock market including its surface

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

I wish to speak on behalf of the Cowbridge and District History Society about MG15 and MG2

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3773/DP1 J Robinson

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(25). . . .	8.13. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

There is too large a concentration of housing allocation in Barry and the Penarth/Sully area (approximately 5402 dwellings or 70% of the allocations) where there are existing highway capacity problems. The Transport Assessment (TA) submitted in support of the Barry Waterfront development and endorsed by the Vale Of Glamorgan Council identified that predicted traffic growth (without additional development) will exceed the capacity of 15 important highway junctions on the primary highway network in Barry and the Penarth/Sully area within the next 8 years.

The TA also confirmed that some of the junctions were already at or near capacity and this is clearly evidenced by existing traffic congestion problems. It is important to note that the LDP acknowledges there is no realistic prospect of securing funding for the Dinas Powys Bypass within the plan period. This means the existing traffic congestion problems on the A4055 in Dinas Powys will inevitably intensify. If the highway network and the junctions referred to above are examined in detail it is evident that the scope to engineer additional capacity is extremely limited.

This fact appears to be passively accepted in the LDP by the lack of proposals to address existing and predicted future traffic congestion issues. It is therefore quite clear that even with substantial improvements to public transport the effect of allocating over 5400 dwellings in Barry and the Penarth/Sully area will cause a dramatic escalation in traffic congestion. The highway network is either at or rapidly approaching capacity and is unable to accommodate the significant additional levels of traffic that would be generated by the LDP proposals for residential allocation in Barry and the Penarth/Sully area.

The strategy for allocating residential development in Barry and the Penarth/Sully area is not realistic and conflicts with Policy MG6. The development of a large area of housing in Sully in the late 70's early 80's had a detrimental effect on Cog Road - developers provided no benefits to the residents who lived in the area and the road became a building site for many years.

The development of a large area tagged onto the East of Sully will change what can just about still be called a village to a small town, with none of the facilities that a town has. This is a semi rural area and should stay that way - greenfield sites should only be used as a last resort. I note this is a reserve site but the large amount of housing that is suggested is not within the capacity of this village or its road network to sustain. I note that recently planning permission for a dentist and a pharmacy were refused planning permission in Sully. These would have least provided facilities for Sully which at the moment it is sorely lacking. If 650 houses were built in this area - presumably there would be families with children - where are all the extra children going to go to school. Sully school is already at capacity.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

A reduction of the suggestion of houses in the South East of the Vale area - for the reasons outlined above.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3773/DP2 J Robinson

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(2). . . .	8.13. . . .	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	Yes	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

There is too large a concentration of housing allocation in Barry and the Penarth/Sully area (approximately 5402 dwellings or 70% of the allocations) where there are existing highway capacity problems. The Transport Assessment (TA) submitted in support of the Barry Waterfront development and endorsed by the Vale Of Glamorgan Council identified that predicted traffic growth (without additional development) will exceed the capacity of 15 important highway junctions on the primary highway network in Barry and the Penarth/Sully area within the next 8 years.

The TA also confirmed that some of the junctions were already at or near capacity and this is clearly evidenced by existing traffic congestion problems. It is important to note that the LDP acknowledges there is no realistic prospect of securing funding for the Dinas Powys Bypass within the plan period. This means the existing traffic congestion problems on the A4055 in Dinas Powys will inevitably intensify. If the highway network and the junctions referred to above are examined in detail it is evident that the scope to engineer additional capacity is extremely limited. This fact appears to be passively accepted in the LDP by the lack of proposals to address existing and predicted future traffic congestion issues. It is therefore quite clear that even with substantial improvements to public transport the effect of allocating over 5400 dwellings in Barry and the Penarth/Sully area will cause a dramatic escalation in traffic congestion.

The highway network is either at or rapidly approaching capacity and is unable to accommodate the significant additional levels of traffic that would be generated by the LDP proposals for residential allocation in Barry and the Penarth/Sully area. The strategy for allocating residential development in Barry and the Penarth/Sully area is not realistic and conflicts with Policy MG6. The schools are at, or near, capacity with Evenlode having had to increase its reception classes for 2012 to three. There are waiting lists for those living in the catchment areas of schools already. I see no proposals for another primary or secondary school which this increase in population would require.

Services and facilities are being reduced in the area with most buildings that once had multi functional uses having been developed for housing purposes. There are queues out of Penarth not only at rush hour, but queues on Windsor Road were noted from Cogan Spur up to the roundabout at the bottom of Plassey Street at 12pm on a Wednesday. The effects of the new housing development at Penarth Heights has not been felt yet so this will further compound the high volume of traffic in this area. The infrastructure cannot support the proposal of a further 450 houses on the western border of Penarth and the development of this site would severely impact on the semi rural nature of this area, leaving a small zone between Penarth and Sully and making it more of an urban sprawl.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Alternative sites need to be found preferably on brownfield sites which will not impact on the quality of life for many of the Vale of Glamorgan's residents.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3774/DP1 Mr R Beer

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Speak at hearing
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - No	P2 - No				
Consistency Tests -	C1 - No	C2 - No	C3 - No	C4 - No		
Coherence and Effectiveness Tests -	CE1 - No	CE2 - Yes	CE3 - Yes	CE4 - No		

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....	MG2. ....	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Yes	Yes	No	No	Yes	No
Notes:					

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:
 V ALE OF GLAMORGAN LOCAL DEVELOPMENT PLAN 2011 – 2026 REPRESENTATIONS ON PROPOSALS AFFECTING DINAS POWYS (REF MG2 (19))

Introduction

Richard and Mary Beer make the following representations on the above proposals , in support of our argument that site MG2 (19) for 340 houses should be deleted from the plan.

We do not consider that the consultation with local residents has been anything like adequate or in accordance with the standards that the Council has set for itself.

If there is a need for more houses (or for low cost housing) specifically in Dinas Powys (no evidence has been given to support this) we do not believe that the land adjoining St Cyres school site is an appropriate location for the major residential development proposed. This proposal will place serious strains on the existing infrastructure, including, in particular, schools and other services. We were unable to find any evidence that these issues have received adequate (or any) consideration.

The importance of consultation with the community is underlined in the Welsh Government’s booklet that states : “You and your community are vital in the plan preparation as you hold local knowledge”.

The Council’s Representations Form is not written in a way which satisfies the criteria set out above. It refers to documents totalling many thousands of pages. These include the Local Development Plan, the Local Development Plan Statement, the Delivery Agreement, the Community Involvement Scheme, the Sustainability Appraisal, the Strategic Environmental Assessment, the Community Strategy and the Wales Spatial Plan.

These documents of course relate to the whole of the Vale of Glamorgan. To locate and digest in such a short period information specifically relating to the Dinas Powys site, and the evidence and data which led the Council to their decision to allocate it for a large housing development, and then put together representations in conformity with the requirements of the Representations Form, is very difficult, if not impossible, for the majority of people who have no planning expertise. No summary of the issues relating to the Dinas Powys site is made available, or even a guide to help residents find their way through the mass of documents. Our neighbours that we have spoken to have struggled to make sense of the form and the documents on the Council’s website. Their concerns centre on the problems of congestion, strains on schools and local services etc, but they could not see how these concerns could be made known to the Council if they had to use the Council’s form. Most have given up the idea of making representations, and, rightly or wrongly, suspected that this is a deliberate ploy to discourage representations from being made by the community.

Traffic Congestion

This LDP will create almost 5,000 new houses including Barry 3,052; Penarth 600; Sully 650; Dinas Powys 400; Llandough 170. The traffic pressures on the A4055 at Dinas Powys and the Penarth road

Representor ID and details: 3774/DP1 Mr R Beer

junctions at the Merrie Harrier and Baron's Court will be intense, and have an adverse impact on a road system that is already working at maximum capacity for an increasing period of the day. Congestion, pollution, quality of life, road safety will deteriorate even further. The Deposit Plan states that "local highway and junction improvements" will be sufficient to deal with the extra traffic. No evidence is given to show what this will entail or to what degree that this is achievable. The South East Wales Transport Alliance (Sewta) Highway Strategy Study (2008) identifies the A4055 through Dinas Powys as a key problem area of the regional road network as a consequence of the scale of traffic and associated congestion.

The LDP acknowledges this problem and states.

The Barry Waterfront to Cardiff Link Road (Dinas Powys By-Pass) was viewed as having dual benefits. The scheme would help to alleviate traffic congestion and improve road safety on the A4055 through Dinas Powys. It would also have the potential to improve access to the wider road network, although the Cogan Spur and Merrie Harrier Junctions would be difficult to overcome. The Regional Transport Plan (RTP) (2010) states that the scheme offers positive outcomes and should be subject to further development and evaluation within the investment programme. Whilst the Council supports this scheme in principle, it is considered unlikely that it will come to fruition during the Plan period.

The previously "Adopted Unitary Development Plan of 1996 - 2011" clearly refers to these issues when it states that:

6.4.3. The purpose of the Barry Waterfront to Cardiff Link Road is twofold: firstly to provide a link between the major development at Barry Docks and the trunk road motorway network via the A4231 and also to Cardiff and Cardiff Bay via the A4055; and secondly to alleviate traffic congestion and improve road safety on the A4055 through Dinas Powys.

6.4.4. These major road schemes will significantly improve the "market accessibility" of Barry and the Waterfront Strip. It is envisaged that with the construction of both of these schemes the potential for Barry to grow as a location for economic activity will be improved. Both these road schemes serve to facilitate development of the Barry Waterfront. That this matter has not received any significant attention in so far as highway improvements are concerned since at least 1996, is extraordinary considering the large increase in housing in the following sixteen years.

Irrespective of this whilst the Council clearly acknowledges the present congestion and resulting safety issues of the A4055, it intends to press ahead regardless, with additional housing schemes in Dinas Powys, Sully and Barry that will add potentially many thousands more vehicles to the already overloaded road network. It needs to be recognised that this problem will grow for at least the fifteen year period of the LDP. If the design and construction period of a future Barry Waterfront to Cardiff Link Road is added to this LDP plan period it would seem likely that the present traffic congestion and safety issues will continue for twenty years or more.

This is totally unacceptable and contrary to the Council's statement that....."Development proposals will be favoured where they would have safe access to the highway network and would not cause or exacerbate existing traffic congestion".

We are firmly of the view that measures to overcome these problems should be in place before any further development in Dinas Powys and elsewhere in the Vale which would add to these traffic problems should be allowed.

In so far as Windyridge is concerned this proposal if permitted in its current form will totally change the environment for the people who live there. It has been since its inception a cul-de-sac with boundaries on two sides of green belt fields. This will become a thoroughfare if used as a secondary access to the intended development of 340 houses. Whilst this might appear possible from the map view, in reality Windyridge is accessed by a series of winding uphill bends that can barely handle resident traffic flow let alone that which would result from its conversion into a thoroughfare for the proposed development. The resultant reduction in quality of life due to traffic noise and pollution is totally unacceptable and probably will infringe upon the quality of life for those who live in Windyridge and have Human Rights implications.

Environment

DINAS POWYS (REF MG2 (19) also raises environmental concerns in that greenbelt land will form part of the housing development, despite the Council's claim that brownfield sites will be given priority over greenbelt.

Increased levels of air pollution will undoubtedly result from the increased traffic flows especially when for large parts of the day the A4055 is either gridlocked or at best has very slow moving traffic. We can find no reference to detailed environmental and social impact assessments having been made prior to selection of the Dinas Powys site MG2 (19) which are surely necessary before a site is selected and recommended for large new housing developments.

Conclusion

We strongly oppose the inclusion of the Dinas Powys site MG2 (19) for the reasons listed above and therefore request that it is removed from the LDP.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Proposed changes.

MG2(19) site area for the creation of 340 new houses comprises the existing site of the St Cyres School Annex and adjoining greenbelt fields. When it was announced that the school would be closed and the site sold for development it was assumed that only the school site would be redeveloped. The LDP MG2(19) site area has not only sought to use the school site but also the fields that bound it. This is contrary to

Representor ID and details: 3774/DP1 Mr R Beer

the Councils stated policy that priority will be given to brownfield sites. If the development was solely on the present school site then the resulting increase in traffic flows, noise and pollution would probably be at an acceptable level. The traffic flows could also be reduced considerably if the council re-opened the road adjoining the St Cyres school site and made it a one way only exit route from the site. I therefore propose that the housing development be restricted to solely the area currently occupied by the school.

- 4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it necessary to speak at the hearing -
I wish to speak about the development of the MG2(19) site that will use green belt land for housing development and its consequent impact on traffic issues and the environment. Richard Beer

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3775/DP1 Mr JR & Mrs JL Jenkins

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....	MG2. ....	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to the west and east of the St Athan road, Llanblethian Site Reference: 2446.CS.1 2446/CS.2

3e - Please set out your representation below:

- Landscape impact-This is a greenfield site outside the boundaries of Cowbridge. A development of 100 houses will not fit in with the landscape and will clearly be seen from St Athan road as you approach Cowbridge from the south, from around Cowbridge and in particular from the Thaw valley.
- Access issues- There are access issues, in particular if a secondary emergency access is required as Windmill Lane is too narrow and even if the road is realigned other sections of the road are too narrow to cope around St Mary Church. The state of the road surface is very bad and it cannot cope with the present volume of traffic. The traffic lights at Cowbridge will become a major bottleneck.
- Special landscape area-The site is part of a Special Landscape Area which in the Councils own words in policy MD1, "new development should not have an unacceptable impact on special landscape areas"
- Public right of way footpath-the footpath is used by many people of all ages every day as shown by the tracks on the field. If building went ahead the character and route of the path would change and this valuable amenity would be lost forever.
- Sewage works-there is a lack of capacity at the works and there are frequent smells which will only get worse if more houses are built.
- Impact on Cowbridge-more houses will mean more cars. This will increase the pressure on parking within the town and also increase congestion at the schools during the start and finishing times.
- Tourism-Cowbridge is one of the few places in the Vale where people want to visit. Waitrose will also bring in more visitors. The lack of parking and an increase in congestion will have a detrimental effect and the unique experience of visiting the town will be lost forever and this would be sheer madness.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I wish to see the candidate site MG2(13) removed and included as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3776/DP1 E Black-Gerrard

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(34).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:

I am writing to you with regard to the LDP for Wick. I have sent in the form – representation form which was supposed to allow one objection. Also the forms were difficult to understand (a deliberate ploy) and difficult to obtain. About 30 left at the local post office for 600 people.

My point in writing is to say whoever decided to double the size of which had not taken into consideration the lanes and the transport. One tractor can hold up a line of cars – 140 houses could easily have 100 extra cars on the roads- some roads still have untreated holes from the damage caused by two cold winters. St Brides already complaining about car chaos before another vehicle passes through their village.

As with many new developments – new houses in pleasant areas are snapped up as second homes-are purchased and rented out. As for affordable homes - the price is never mentioned- what is affordable and for whom?

Will the new occupants be made aware of the difficulties - and realize at least a 10/12 miles round trip will be necessary to visit a doctor, when an appointment can be made (it already can take a week to see a doctor) to visit a dentist, optician, buy fruit, veg-salad, meat, fish and petrol- not to mention congestion- parking spaces and what about pollution!!

We already experience problems with sewerage- what a thought for the future.

The school is already full- so is the playgroup.

There are no amenities for teenagers- and in view of the well known fact that teenagers hanging about can cause problems often needig the police! What police- I haven't seen a policeman or police car in Wick for years.

There is no employment for miles, hence pollution and road chaos enlarged.

Whoever recommended doubling the size of Wick obviously knows nothing about the situation, and serious thought to the ensuing consequences should be given.

P.S. Any thought given the wild life and the destruction of their habitat?

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3776/DP2 E Black-Gerrard

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
23/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Unanswered

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(34).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

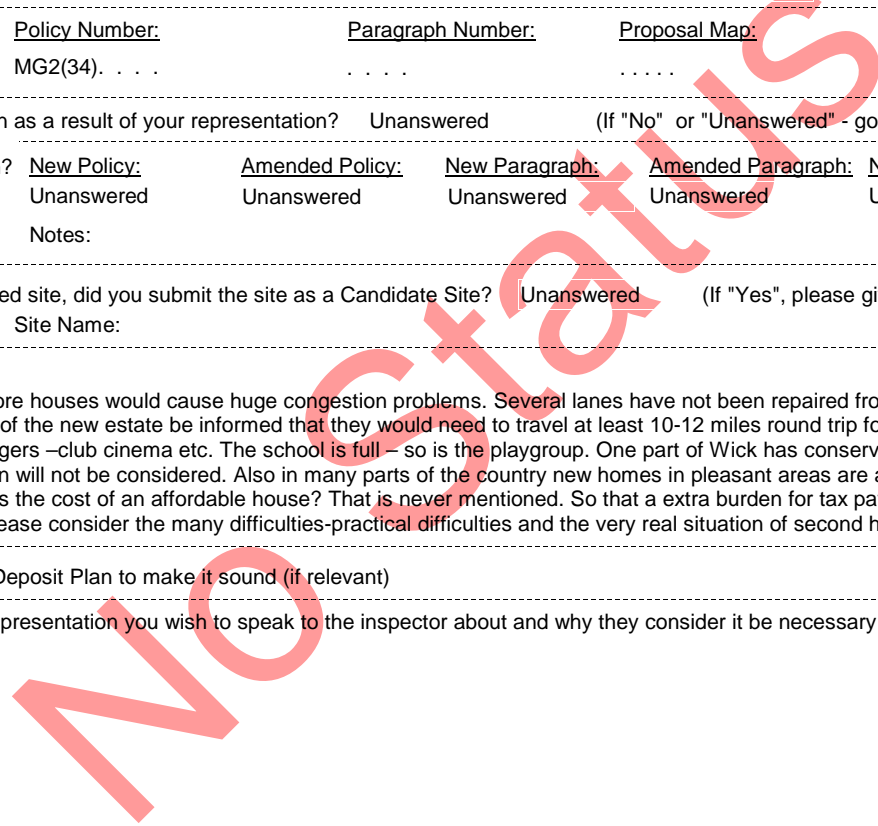
Site Name: Site Reference:

3e - Please set out your representation below:

One tractor in the lanes causes great delays- building more houses would cause huge congestion problems. Several lanes have not been repaired from damage caused two winters ago. St Brides already despairs of traffic congestion now. Would the occupants of the new estate be informed that they would need to travel at least 10-12 miles round trip for a visit to a doctor, dentist, clinic, optician - to get petrol, meat, fish-veg-salad etc. There are no facilities for teenagers –club cinema etc. The school is full – so is the playgroup. One part of Wick has conservation rights- will this be ignored? So the wild life loss is of no concern, the many extra cars causing chaos and pollution will not be considered. Also in many parts of the country new homes in pleasant areas are always snapped up as second homes or purchased to rent out. Affordable housing is always mentioned, BUT what is the cost of an affordable house? That is never mentioned. So that a extra burden for tax payers, a hand out? As there is no employment at Wick or nearby, who will be the occupants of the new homes? Please consider the many difficulties-practical difficulties and the very real situation of second homes being purchased.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3778/DP1 K Upham

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
SP7(1). . . .	5.55 - Transport. . . .	. . . . SP7(1) - Cardiff Airport Rail Link	Ancient and Semi Natural Woodland. . . .	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	Yes

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Model Farm, Port Road, Rhoose Site Reference: 2501/CS.1

3e - Please set out your representation below:

I am a local resident and do NOT wish for the another "White Elephant" of a project. Remember "Red Dragon", what a huge waste of money (that we didn't have), and the loss of income for numerous skilled people. Did they think of the endangered crested newt when that was built, NO, and this new proposed link will not damage the environment? Leave the countryside alone, it's been made a mess of, for far too long.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

In terms of the operation of the Airport there is not a strong case for the proposal in economic terms,as passengers using rail links to access the Airport are very much in a minority. On the face of it the link would be economically unviable,and on its own would do little to boost usage of the Airport. Indeed a recently published report concluded that it is the destinations/routes offered that are the main determinants of Airport usage.

Further, at a more practical level there are capacity problems with attempting to target a provision of four trains per hour to the Airport, as this may potentially clash/interfere with further improvements to services on the Vale of Glamorgan line which is already constrained by the freight trains which service Aberthaw Power Station.The route does not follow the contours, and as such would necessitate making substantial cuttings, two tunnels (one under Port Road and one under the Airport terminal road) and then building a bridge 340m long and approximately 23m high at its highest point where it crosses the existing Whitelands Brook. Clearly, such provision is a major engineering work and would be extremely expensive to construct but it is not a proposal contained within any national or regional transport plan.

The works would obviously have an adverse visual impact on this rural and coastal location, and given its elevated nature it would be extremely difficult to mitigate its effect. Such impact is all the more concerning as the immediately adjacent area is identified as an extension to Porthkerry Country Park. There appears to be no supporting evidence referred to in the Vale of Glamorgan council's Supporting Documents to explain on what basis the alignment of the proposed rail link was selected. In addition, the construction and operation of the railway would be at the expense of a large carbon footprint.

The route proposed would have an adverse visual impact on this rural area which is currently identified in the Council's own Unitary Development Plan as a 'Green Wedge'.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3779/DP1 L O'Shea

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - Yes

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(35).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Yes	Yes	Yes	Yes	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

This relates to MG2 35 and 36

1. The roads to and from the site past highgrove is narrow and additional traffic will make this very congested. The roads beyond to the M4 and A48 will also struggle to cope with additional traffic.
2. The road from the site to the Cowbridge-Llantrisant Road is effectively one lane due to residents using it for parking, more vehicles will increase congestion.
3. There is only one shop in Ystradowen, no nursery or primary school, more services are required if there are going to be 90 more households.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

1. Improvements to Sandy Lane and roads running from Ystradowen to M4 and A48 including widening of roads.
2. Improvements to road from site to Cowbridge - Llantrisant Road including public footpath.
3. Provisions for commercial units, details of schools and other service improvements.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3780/DP1 J Dyke

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - Yes

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG16(2).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

I, like many residents in the Vale of Glamorgan feel that the Local Development Plan places too great a strain on the south east of the county. I am very concerned in particular, about the proposal to allow for a development of 450 homes to be built on land off Lavernock Road opposite Cosmeston Country Park, site MG16(2) in the plan. This site is of significant importance to the area because of its proximity to Cosmeston Country Park, the National Coastal Path at Lavernock and the Severn Estuary. The green spaces around Penarth are being eroded and will soon be non-existent. We also have huge concerns about the lack of infrastructure in the area to cope with another 450 families. It is already difficult to commute from Penarth to Cardiff at peak times of the day, the traffic queues on every available access road adding to journey times and air pollution in the area. There is no opportunity to develop the road infrastructure due to a lack of room so more houses must result in more congestion. A lack of schools and shops also exists to support 450 new families with additional building further eroding the green spaces. Standards will begin to fall in the very successful local schools due to overcrowding and lack of facilities to accommodate for the significant number of extra pupils. There must be brown field sites in the Vale of Glamorgan which are suitable for development with less impact on the local community.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I would like you to reconsider the proposal to build 450 new homes on land at Fort Road, Lavernock.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3781/DP1 Mr S Bowden

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No No No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Brynhill Golf Course Site Reference: 2407/CSI

3e - Please set out your representation below:

I support the current LDP and the Vale of Glamorgan CountyCouncils decision to exclude Brynhill from the current development plan.

I believe that its inclusion as an area for development would have a negative impact on a designated special landsape area and would have a negative impact on the ecology of the area and a site of scientific interest. The proposal would have a negative effect on the biodiversity of the area; affecting populations of the great crested newt and bats.

It would lead to the destruction of this open space which is currently desiganted for leisure purposes and lead to a further loss of recreational land. The current LDP recognises the need to regenerate brown field sites and this area is clearly a green field site.

The current road infrastructure would not be able to accomodate the increased volume of traffic from any further housing developments off Port Road which is currently subject to frequent traffic flow problems. There would be safety concerns in the local community regarding access to current services.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3782/DP1 J Merrett

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MD12. . . .	6.49 - Residential Requirement. . . .	MG9. . . .	Other - Please specify. . . . February 2012	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land East of Llangan Site Reference: MG9/ID22, Appendix 1

3e - Please set out your representation below:

Test P1. The Plan has not been prepared in accordance with the 'Community Involvement Scheme'. The emergency services and local primary schools have not been consulted.

Test P2. The sustainability appraisal is flawed and contradictory. The proposed site does not meet with National Policy. The allocation of MG9 is not consistent with Local Development Plan Policies.

Test C1. The Land Use Plan (with regard to Gypsies and Travellers) does not relate to any strategy. The Housing Strategy is outdated and does not provide any structure for assessing and evaluating the Gypsy and Travellers' needs or site location.

Test C2. The site is rural and unsustainable as there are limited bus services, no shops, doctors etc. in the immediate vicinity. The local school is over- subscribed to the extent that newcomers to the village have to transport their children to the next nearest village schools.

The increase in population would virtually double the size of the village and increase the volume of traffic on the single track lanes.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

- I suggest that site MG9 is removed from the plan and that an alternative site that has been assessed accordingly to a relative sustainability appraisal is included in its place.
- Policy MD12 should be amended so that it does not discriminate against the gypsy and travellers community.
- All sites in the plan should be assessed on a similar basis as affordable housing.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3783/DP1 J Hamlin

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
22/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Yes C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
..... MG2(16)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Yes	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

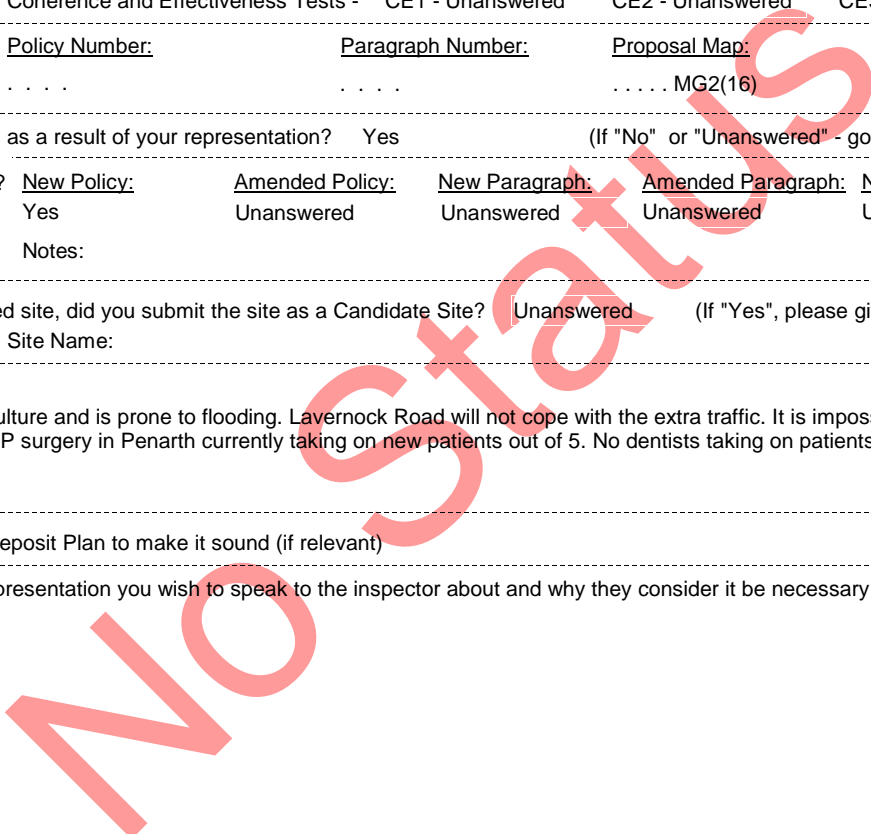
3e - Please set out your representation below:

The land proposed is currently used as grazing and agriculture and is prone to flooding. Lavernock Road will not cope with the extra traffic. It is impossible to get out of Penarth in the morning without the extra traffic already. Schools are full to bursting already. One GP surgery in Penarth currently taking on new patients out of 5. No dentists taking on patients.

Falcons nesting on cliffs and this is their hunting ground.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3784/DP1 Mrs E W Jones

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
23/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(33).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
Proposed development of Residential land at St Nicholas

I wish to inform you of my strong objection to the above proposed development. St Nicholas is a rural village with a strong community spirit - it would be impossible to absorb 50 extra dwellings within the existing community - village life as we know it would be no more. How can the Vale of Glamorgan Council justify a development of this size in a village that forms a gateway to the Vale. This development would be nothing more than urbanisation of the area? We already have a major problem with traffic especially during peak periods - crossing the road at this end of the village is almost impossible - an increase in traffic would be almost intolerable. Why has St Nicholas been chosen for this proposed development? Many properties in urban areas of the Vale lie empty. Why has a greenfield site been chosen? Are there no brownfield sites in the Vale? Surely the Vale of Glamorgan Council should be a custodian of villages like St Nicholas.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3785/DP1 RD & AM Card

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
22/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(15).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
 VALE OF GLAMORGAN LOCAL DEVELOPMENT PLAN - LAND TO THE REAR OF NANT-YR-ADAR LLANTWIT MAJOR HOUSING PROPOSAL MG2(15)

We confirm that we have viewed the plans and documents relating to your Council's Local Development Plan proposals, and the following are our specific preliminary objections and protests relating to the suggested residential development of 345 houses on land to the rear of Nant-yr-Adar, Ham Lane East Llantwit Major.

1. A development of this size will cause a great deal of disruption during its construction over many years. This will have a direct impact on the residents in Nant-yr-Adar and Heol-Y-Felin with regards to access to homes as well as high levels of pollution and noise during this period. Added to which once completed there will be a greater level of pollution and noise with regards to the increased number of residents and traffic levels in the area.
2. To provide a development of this size with just one restricted sub standard means of access is very questionable with regards to safety as well as totally inadequate for the required scale of traffic. The potential number of vehicles in the new development area could be in the region of 690 vehicles. Despite not being listed in the plan it has been confirmed that another secondary proposed access to the development would be through Bouvier Farm estate. This would not only be inadequate to meet the traffic levels but also cause traffic safety issues as well as disruption for the residents of the area.
3. Traffic volumes in Llantwit Major specifically by Ham Lane East and Boverton Road would be particularly difficult during school times as well as during commuting times for both morning and evenings. Further congestion can be seen with the leisure centre as well as the Catholic Church which are located in close proximity to the proposed development area. This could also create difficulties with regards to increased numbers of vehicles parking in the road and would greatly impede emergency vehicle access if required.
4. The size of the proposed project does give us concerns with regards to the local services offered being able to meet the increased demand that will inevitably arise from the development. Specifically this relates to the levels of health care i.e. doctors surgery, dentists, opticians etc as well as the required places for additional pupils in the local schools. At present we suspect that this is not meeting the current requirements and that a more detailed review of this should be carried out prior to any proposed project going forward.
5. Looking at the current level of facilities and amenities which are utilised by the people of the local community it can be seen that they are not meeting the current level required. Shops and parking are just not able to meet the requirements of local shoppers and in many of my experiences of shopping in Llantwit parking has become a more and more difficult task. The increased development and increased traffic would mean more difficulties in parking as well as being able to navigate around Llantwit.
6. Certain parts of the land to be used for this proposed housing development we have learned have been classed as a flood zone. This does raise serious concerns of the potential issues that could arise and the effects it could have not only on the proposed development site but also on neighbouring areas such as Ham Manor.

Representor ID and details: 3785/DP1 RD & AM Card

7. We are also curious to note where the employment is likely to be coming from to assist in funding people to live in the area. The plans at the MOD St Athan for a college are not currently going ahead and if they do come to fruition will be in a much more reduced capacity than at first stated. No other immediate employer in the area is likely to offer the quality and suitability of employment necessary to provide for the scale of development proposed.

8. The plan is being developed on land which is part of the Glamorgan Coastal Heritage designated area of natural and outstanding beauty as well as of archaeological value which we feel destroys more nature and pleasant scenery. The documents published describe the land as adjoining the Heritage area which we feel is misleading.

9. The plan is not clear in exactly what type of houses that will be built on housing plan MG2(15), but this is very likely to increase the number of property stock in the area and to have a negative impact on their current values. Currently there is no clarification of the plans for exactly what the site would look like or the type of housing to be present.

10. Having examined the issues raised we feel unconvinced of the value and benefit of this development to the local area and community. Having spoken with various people in the locality not just in Nant-Yr-Adar a lot of public concerns are raised over the suitability of the project. As a reserve site MG2(15) would mean that residents would suffer from concern and uncertainty for the duration of the planning period. Therefore as Llantwit residents we would like to propose that housing plan MG2(15) be removed at the earliest convenience to alleviate these concerns.

Would you please confirm receipt of these representations and also confirm that our objections will be reported in full to your Council Cabinet when it considers the matter further before the Local Development Plan proposals are forwarded to the Welsh Government Planning Inspectorate.

We look forward to an early response.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Statutory

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3786/DP1 Mrs C Mallett

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
23/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	Unanswered

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(15).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
 VALE OF GLAMORGAN LOCAL DEVELOPMENT PLAN- LAND TO THE REAR OF NANT-YR-ADAR LLANTWIT MAJOR. HOUSING PROPOSALS MG2 (15)

I confirm that I have viewed the plans and documents relating to the development the problem with the traffic congestion when schools are open, the road is so busy at all times of day and night. The entrance to our estate is always busy and cars parking all over the roads, which makes the roads narrower. The road cannot take any more traffic from 345 houses, which will have at least 2 cars a house hold.

The area has not enough work in the area at this present time, the schools are over flowing and the Doctor are all over stretched, so where are all the people going to go.

If the Vale keeps building in all the lovely open fields, there will be no open spaces to enjoy. This land forms natural beauty and is on the boundaries of the Glamorgan Heritage Coast. Which is this development goes ahead this will all be lost?

If this development goes ahead the disruption to our area will be awful.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3787/DP1 F & L Hartles

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
24/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Email	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(27).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:
Re. Local Development Plan: The Court Close site MG2 (27) Aberthyn

We wish to object to the inclusion of the Aberthyn Court Close site in the Local Development Plan on the following grounds;

1) Safety - The Village of Aberthyn sits on a very dangerous bend on the A4222, a road that is already a nightmare to cross for the young and the elderly alike. Any additional accommodation built within the village of Aberthyn is bound to cause an increase in traffic on this road. Most children from the village have to cross the road to get to the Comprehensive school and again when returning home. Despite repeated requests through our local councillors over many years, nothing has been done to make this crossing of this road by pedestrians safe. Less than 9 months ago a highways inspector deemed that that section of the A4222 was too dangerous for the provision of a pedestrian crossing near the bus stop by Maes Lloi.

All traffic, construction and residential, from this site will have to join the A4222 via Welsh St. Donats Lane at the point between the Hare and Hounds and the cottage Hendy. The lane is very narrow at this point and indeed the lane is also very narrow alongside Downs View and the Orchard. Visibility is poor at the A4222 junction and traffic turning right out of Welsh St. Donats Lane has to make a very quick exit to avoid the traffic speeding from the Cowbridge direction. A similar problem also exists for residents travelling from the Cowbridge direction and wanting to turn right into Welsh St. Donats Lane. Whilst waiting for a break in traffic from the north, you are in constant danger of some idiot speeding round the bend from the Cowbridge direction and driving into your back. My wife and I have personal experienced of these idiots who have to either break sharply or drive up onto what little footpath there is on the west side of the A4222 to avoid collision.

The increase in traffic on the A4222 caused by the proposed Court Close development along with the increased traffic created by 90 new houses in Ystradowen will result in an increase in the number of vehicles using Pen-y-Lan Hill. Indeed Pen-Y-Lan Hill has already seen an increase in traffic caused by the bottle-necks and queues at the Cowbridge traffic lights; traffic from the school choose to use the hill rather than suffer the long queues at the lights.

2) Planning Guidelines - The Council would appear to be disregarding its own planning guidelines as the proposed development will be on a greenfield site that is outside the natural boundary of the village and furthermore, a development of 20 dwellings will not fit in with existing developments. Additionally, the site will be clearly seen from both the A4222 near the school and particularly from the Downs and Pen-y-Lan.

3) Aberthyn Conservation Area - The site is alongside the Aberthyn Conservation Area and in very close proximity to The Great House, a Grade II+ listed building. Once more, the Council's own guidelines regarding development within and adjacent to Conservation Areas and Listed Buildings are broken.

4) Previous Planning Applications - This site has been subject to two previous planning applications, both of which were turned down by The Vale of Glamorgan Council and also subsequently after appeal by the Welsh Office. The grounds for rejection were the dangerous road junction at the A4222 (at a time when traffic density was significantly lower than it is today), unacceptable intrusion into the open countryside, and damaging the setting of The Great House and the Aberthyn Conservation Area. What has changed? Road traffic certainly hasn't and indeed pedestrian traffic along this dangerous road has increased with

Representor ID and details: 3787/DP1 F & L Hartles

the new school.

5) Water supply - My corner of the village suffers from low water pressure and Whitefields Farm have complained about low water pressure. Any additional housing developments will only make matters worse.

6) Surface water - There will be an increased risk of flooding from surface water. During periods of very heavy rain fall a stream runs along Welsh St. Donats Lane to the Hare and Hounds and the inadequate drain often results in a large 'lake' just at the junction of the A4222. I understand that rain water runs through the two properties on Court Close and if the field is built on there is every chance of the surface water running through Court Close and along the lane will cause flooding to properties lower down. The Hare and Hounds has known flooding from rainwater.

7) Local Services (or lack of) -

Transport - The Village of Aberthin does not have any adequate or reliable public transport. Although a bus service is available in Cowbridge, it means a long walk for village residents - a long walk along the dangerous A4222.

Schools - The newly built Cowbridge comprehensive school may well have been built on time and within budget (if we are to believe all we are told!) but the school is already oversubscribed and lacks many facilities. Any further residential developments, whether in Cowbridge, Ystradowen or Aberthin will create severe pressure on the school to the detriment of its pupils.

Please ensure that you place this email and its contents before the independent planning inspector and we would appreciate his/her comments on our points.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3788/DP1 Dr Griffiths

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
22/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MD12. MG9. . .	0.0 - All. . . .	.....	..... Feb 2012	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land East of Llangan Site Reference: MG 9 / ID 22 Appendix 1

3e - Please set out your representation below:

- It has not been prepared in accordance with the community involvement scheme - the emergency services and local primary school have not been consulted on the proposed MG9 site.
 - registered consultees have not been informed at the consultation stages
 - The Welsh Assembly (Travelling to a better Future) there's an onus to consult with strategic partners in delivering G&T sites, no consultation has taken place.
 - Good practice suggests where G&T are concerned the local community should be engaged as early as possible. Minimum consultation in terms of LDP and insufficient consultation with respect to the G&T sites has been undertaken in accordance with best practice.

NB Please see the additional pages for full representation. 5 typed pages for ease of reading:

TEST P1

- That it has not been prepared in accordance with the Community Involvement Scheme:
 - The Emergency Services and Local Primary school have all confirmed that they have NOT been consulted on the proposed site MG9.
 - Registered consultees have not been informed of the consultation stages.
 - According the WG (Travelling to a better future) there is an onus on the LA to consult with its strategic partners in delivering G&T sites. No consultation has taken place.
 - Good practice (WG Good Practice Design in designing GT sites) suggests where G&T are concerned the local community should be engaged as early as possible – we believe that the VoG has undertaken the minimum consultation in terms of the LDP and insufficient consultation with respect to the G&T site in accordance with best practice.

TEST P2

- That the sustainability appraisal is flawed and contradictory – proposed sites do not meet with national policy in respect of sustainability. The allocation of Llangan is not consistent with previous Planning Rejections by the VoG which considered sustainability (Bonvilston Sept 2011) and with similar determinations by the Planning Inspectorate (Pembroke Sept 2011).

Representor ID and details: 3788/DP1 Dr Griffiths

2. The allocation of MG9 is not consistent with the proposed LDP policies

TEST C1

1. The Land Use Plan (with regards to G&T) does not relate to any strategy – The Housing Strategy is out dated and does not provide any structure for assessing G&T needs or site location.

TEST C2

1. The Site allocation (in regards to G&T) does not have regard to National Policy:

o Welsh Government Circular (30/2007)

The site is RURAL and is "UNSUSTAINABLE" as there are no local services (shops; transport; health etc); both Llangan and Fferm Goch Score 0 points in the evidence based assessment SUSTAINABLE SETTLEMENTS APPRAISAL

The site would not comply with a RURAL EXCEPTION POLICY as it advocates that all pitches are accommodated on a RURAL site including transient pitches which would not comply with TAN 2.

Business would be operated from the site in contradiction of RURAL EXCEPTION guidance.

The site allocation does not take into account the "SCALE " of the resident community. Llangan has a population of less than 100 with 35 homes and this proposal nearly doubles the size of the Hamlet.

Recent application of the Sustainability issue was applied by the Planning inspector in Pembroke where an appeal was refused solely on this basis.

The VoG has refused an application in Bonvilston on the basis of Sustainability and services were closer to this site.

O Designing Gypsy and Traveller Sites Good Practice Guide – The site is too small; therefore cannot meet the needs identified in the LDP.

The site measures 7400 m2 and could only accommodate 14 pitches without infrastructure (guidance is 500m2 per pitch plus Refuse area; office; play area; infrastructure (roads etc)

The site does not need the minimum requirements for emergency vehicles (3.7m – it is actually 2.5m)

The site access is poor and "unsafe" having extended walks (in excess of 800m to bus stop) along an unlit land with no public footpath or street lighting.

The proposal of 21 units on the site would restrict the ability of emergency vehicles to manoeuvre around the site.

New sites grants are available (and cost should not be a material planning consideration).

The guidance requires that sites are:

- Sustainable – this proposal is not
- are equivalent to standards that would be expected for social housing in the settled community – This would not meet the standards and this site would not have been considered appropriate for development for residential in either the current or proposed plans
- have the effect of encouraging and developing good relations between Gypsy Travellers and the settled community – the scale of this proposal can only result in fear and tensions with the local community.

o Travelling to a Better Future

Recommends that LA's engage with their Housing Association Partners to bring sites forward which the VoG has not done.

"Situating transit provision on residential sites is not an option preferred by the Gypsy and Traveller community as this can lead to tensions among different family groups and make site management and maintenance very difficult." This creates a sense of "fear" within the settled community. The proposal is recommending that transient and permanent sites are co-located.

o Planning Policy Wales

Representor ID and details: 3788/DP1 Dr Griffiths

Is greenfield land in accordance with the definition of brownfield land set out in Figure 4.1 of PPW;

Will not reduce the need to travel due to the limited local service provision in close proximity to the site;

Holds very limited access to public transport facilities;

Is not large enough to provide ancillary facilities required to support a sustainable development as set out in paragraph 3.30 in accordance with Designing Gypsy and Travellers Sites Good Practice Guide;

Is located within a Special Landscape Area and in close proximity to a Conservation Area;

Does not meet the identified needs of Gypsies and Travellers, in the Vale of Glamorgan (Fordham evidence);

Does not promote sustainable access to employment, shopping, education, health, community, leisure and sports facilities;

Does not maximise opportunities for community development and social welfare;

Does not foster social inclusion due to the isolated location of the site; and

Does not contribute to improvements in health due to the isolation from services and facilities.

TEST C3

1. The policy has due regard to the Wales Spatial Plan.

oThe key theme of the Wales Spatial Plan is achieving sustainable development through focusing new development in areas which have good access to key services and facilities. As there are no services surrounding the site the allocation of MG9 is not consistent with the objectives of the Wales Spatial Plan. Therefore it fails Soundness test Consistency C3 because the policy does not have due regard to the Wales Spatial Plan

TEST C4

1. It does not have regard to the relevant Community Strategy.

O "The diverse needs of local people are met through the provision of customer focused, accessible services and information" - This cannot be achieved by the allocation of a non-accessible rural allocation.

"Vale of Glamorgan residents and organisations respect the local environment and work together to meet the challenge of climate change" – The allocation of MG9 places heavy emphasis on the use of the car to access the most basic facilities – shops, health, education etc.

O"Older people are valued and empowered to remain independent, healthy and active. They have equality of opportunity and receive high quality services to meet their diverse needs" – All services are miles away and inaccessible to the older community. The VERY POOR public transport system is located 1050m from the site and is in excess of the maximum distances as defined in the proposed LDP and "Manual for Streets".

O"People of all ages are able to access coordinated learning opportunities and have the necessary skills to reach their full potential, helping to remove barriers to employment" – There is no employment opportunity near to the site. The local primary school has confirmed that it is full and that its projections suggest that it doesn't have the capacity for such a large development (also consider the existing approval of 12 dwellings at Fferm Goch).

oThe local industrial unit has raised concerns in relation to the scale of the proposal and the implied anti-social behaviour (evidenced by the travellers concerns themselves within the Fordham Report and the Guidance for G&T which recommends sites not larger than 14 units and not of mixed tenure permanent / transient).

TEST CE1

1. The Plan does not set out a coherent strategy which its policies and allocation logically flow:

oThe Strategy makes the following statements:

The LDP will seek to provide a policy framework which:

Manages the housing supply effectively in order to provide a range of good quality, affordable homes in sustainable locations

Reduces out commuting by providing opportunities for new housing, retail and employment development in accessible locations in the Vale of Glamorgan

The allocation of this rural site in open countryside does not meet this objective

o The LDP also states its vision as being:

"Our Vision for the Vale of Glamorgan is a place: That is safe, clean and attractive, where individuals and communities have sustainable opportunities to improve their health, learning and skills, prosperity and

Representor ID and details: 3788/DP1 Dr Griffiths

wellbeing and

Where there is a strong sense of community in which local groups and individuals have the capacity and incentive to make an effective contribution to the future sustainability of the area.”

The allocation of MG9 does not meet these objectives being in a Rural Location with inadequate facilities and transport links.

O The Allocation of MG9 does not comply with the following objectives:

Objective 1: To sustain and further the development of sustainable communities within the Vale of Glamorgan, providing opportunities for living, learning, working and socialising for all. – The sites location would clearly not meet this objective.

Objective 2: To ensure that development within the Vale of Glamorgan makes a positive contribution towards reducing the impact of and mitigating the adverse effects of climate change. – Site location prohibitive.

Objective 3: To reduce the need for Vale of Glamorgan residents to travel to meet their daily needs and enabling them greater access to sustainable forms of transport – Site location prohibitive.

Objective 4: To protect and enhance the Vale of Glamorgan’s historic, built, and natural environment (Planning refusal on an adjacent site in May 2002 stated “It is a proposal that would adversely affect the undeveloped rural character of the area”)

Objective 5: To maintain, enhance and promote community facilities and services in the Vale of Glamorgan – The local primary school has not been consulted, had they been it would have been recognised that the school does not have capacity, nor is it projected to have the capacity.

Objective 7: To provide the opportunity for people in the Vale of Glamorgan to meet their housing needs- States that development of housing should be in sustainable locations – This is not. Furthermore, it brings into question POLICY MD12 which is discriminatory in that GT sites are treated differently from other housing allocations. An inclusive policy would see GT sites being assessed on the same basis as AFFORDABLE HOUSING and considered for ALL candidate residential sites in the LDP

Objective 10: To ensure that development within the Vale of Glamorgan uses land effectively and efficiently and to promote the sustainable use and management of natural resources.

•The inappropriate use of finite resources can impact on the ability of future generations to fulfil their needs. The LDP through favouring the use of previously developed land and the sustainable use of natural resources of whatever kind and wherever they are located, will contribute to preserving their availability for future generations.

This is agricultural land in the Special Landscaped Area

TEST CE2

1.The strategies; policies and allocations are not realistic and appropriate having considered relevant alternatives and are not founded on robust evidence:

1.The allocation of Llangan is purely on the basis of site ownership by the Vale and does not meet the requirement of Policy MD12.

2.The G&T site assessment (anecdotal) conflicts with other evidence based background papers; specifically the Sustainable Settlement Appraisal. The SSA states 0 points for public transport but the G&T site assessment states that this is good.

3.The G&T site assessment states “good highway access”, yet the access falls considerably short of the minimum requirement for vehicle access. At 2.5m against a minimum 3.7m plus footpath of 1.2m.

4.The G&T site assessment does not reflect the current legal obligations of the Council, yet the other site assessments highlight legal issues.

5.Several Private sites were put forward as candidate sites for G&T but were dismissed as they were not in Council ownership – what was the point of asking the private sector.

6.The key issue is that the site allocation does not reflect the identified need of the G&T community as highlighted in the Fordham report.

7.The G&T site assessment suggests that Fferm Goch is the local settlement when Llangan is recognised in this and historic documents as the local settlement being only 150m from the proposed site.

8.The assessment makes no reference that the site is in a Special Landscape Area.

9.The assessment makes no reference that the site is adjacent to a Conservation Area, within the Conservation Management Plan for this area there is a specific requirement to protect the view from the edge of the conservation area over the proposed site.

10. The allocation of Fferm Goch as a Minor Rural Settlement is questionable. The appraisal scored 9 points. 3 are for employment which puts this site on par with the major settlements such as Barry. This is on the basis of 4 light industrial buildings. A survey of these employers has confirmed that 0 new jobs have become available in the last 9 years and that the units employ less than 15 people with no intention to expand. Furthermore, one of the units has been empty and the development is not a popular industrial site.

11. Fferm Goch has a population of less than 100 (98) – of the 5 sites with a population of 98 only Fferm Goch is classified as a Minor Rural site (probably based on the 9 points). The remainder are classified as Hamlets and there is a presumption against development in Hamlets (or as a minimum the scale would need to be appropriate and tied to a Rural Exception policy). The guidance requires ALL sites of a

Representor ID and details: 3788/DP1 Dr Griffiths

population below 100 to be classified as a Hamlet.

12. The VoG has undertaken a study (Fordham) where the message was extremely strong that the G&T community wanted smaller sites located on the fringes of larger communities. The report confirmed that isolated, rural sites restricted access to Health, Education and welfare facilities that disadvantaged them and needs to be seen in the light of the above objectives (This is a key point so should be strongly emphasised).

"Participants living on Shirenewton had three main criticisms: the site was too big, the distance from local amenities along with the lack of local transport,"

"This created many problems for the residents, especially the poorest: 'for a person like me on the bread line it's very tough. I can't afford to use the car'; 'everything is a mile away, including the bus stop. It takes a long walk on a busy road to get to the shops and schools'"

"The tables demonstrate that access to services such as local shops, health centres and education facilities from both sites is difficult by foot and by local transport systems. This difficulty was eased when participants used their cars, however the level of ease was lower for Roverway due to the difficult entry onto the main road".

"Participants reported that access to local amenities, health services and education was low for both sites by foot or by public transport: 'Everything is a mile away, including the bus stop. It takes a long walk on a busy road to get to the shops and schools'".

"It was thought that smaller sites would reduce the problem of onsite conflicts: 'they need smaller sites and not too many different families, otherwise when you have a row the whole site becomes a war zone'"

"This affected the ability of the households interviewed to access local services such as shops, health centres and education facilities. It was reported that this problem mainly affected the women: men take the vehicles that the household own to work during the day, leaving the women without their own transport and often away from public transport routes"

"Participants did not specify where in Cardiff or the Vale of Glamorgan sites should be located. It was noted that sites should be on the outskirts of towns to enable access by foot to local services such as shops, the launderette and health centres"

"While the focus of the survey was on accommodation requirements, the questionnaire also collected information on access to services, including health and education. Research has found that poor accommodation can prevent access to services and so cannot be seen in isolation."

"participants living on sites felt that there were site restrictions that limited their work options. These were mainly associated with the location of the sites and lack of access to public transport rather than site regulations: 'no buses, no local transport. Bad access'"

"Participants living on local authority sites reported that the lack of local public transport provision in the area affected their ability to send their children to school, access health services and work opportunities, and limited their ability to attend training and education courses"

Participants were asked about where they would like future sites to be, but were not specific about locations within the County Boroughs, instead emphasising the importance of public transport to any new sites. Government draft guidance on site design stresses the importance of access to services and the promotion of 'integrated co-existence' between the site and surrounding community.¹⁹ The precise location, design and facilities of any new sites should be drawn up in consultation with Gypsies and Travellers to ensure that the additional provision meets their needs. The health and safety implications of a new site's location should be considered in finding a balance between offering sites in good locations and the additional land costs this would entail. The settled community neighbouring the sites should also be involved in the consultation from an early stage.

13. An independent highway study surrounding the proposed site has concluded that:

"The 1km long lane itself is of poor horizontal alignment, with poor forward visibility and unsuitable for regular vehicular traffic. If the site is developed the lane itself would need major upgrading, which would certainly change its appearance within this rural environment. "

"The village school is approximately 1km from the village and 900metres from the proposed site. It is noted that the route does not offer any facilities for pedestrians, such that the only safe way for children to travel between the site and the school safely would be by vehicle. This route would also be potentially hazardous for cycle use for children, the elderly or infirm and could be potentially hazardous for all users other than by car. "

"With regard to the appropriateness of the location for a travellers site development, in relation to transportation, it is difficult to refer to standard guidelines, as few relate to "rural highways", most highway design standards for residential development relate to urban areas. Hence, the advice contained within this report is based on best available information, acceptable highway standards for developments of similar size

Representor ID and details: 3788/DP1 Dr Griffiths

and transport needs of small communities. Welsh Government guidelines state sites should be situated in close proximity to transport links. The Llangan site would not appear to meet that criteria, being situated away from the main transport infrastructure, sites should also have ready access to schools, doctors and shops, against which requirements Llangan again appears to fail.”

“With regards to the existing lane, it is generally considered that where there is direct access to dwellings, the previous standard for developments, Design Bulletin 32, offers guidance where it states that a desirable minimum carriageway width of 5.5metres is appropriate, together with 2.0 metre wide footways on both sides. This will allow two way traffic at all times, and safe movement of pedestrians. However, as there is no direct access off the lane (apart from into the proposed development)”

“Thus the lane itself should be widened to this minimum standard, which will require the removal of the existing hedge line on one or both sides of the lane and probable acquisition of land from the adjoining fields. This will of course change the environmental character of the area substantially, but is considered essential to cater for increased vehicle and pedestrian traffic”

14. There is complete consistency with the allocation of MG9 against the proposed policies.

TEST CE3

1. The VoG make no reference as to how they are going to manage such a large site. The 21 unit site in Rover Way Cardiff, has 3 full time staff.
2. The current Housing Strategy expires Apr 2012 and makes no relevant reference as to how the Travelling Community will be monitored in terms of growth or need. Indeed, there is no strategy that underpins the G&T community or housing at all.

TEST CE4

1. Policy MD12 (G&T) is discriminatory. It offers no flexibility for the VoG to bring forward sites that are sustainable / suitable for G&T through the policies derived within the plan.
2. MD12 should be redrafted to enable smaller, sustainable sites to be included within the Affordable Housing requirements and delivered through the RSL sector

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I would like to see the site MG 9 removed from the Plan and an alternative site that has been assessed according to a relative sustainability appraisal put in its place.

I would suggest that the MD12 Policy is amended so it doesn't discriminate against the gypsy and traveller community. All sites on the plan should be assessed on a similar basis as affordable housing.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3789/DP1 Mrs P Bartley

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Yes C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(17).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes: Alternative Access

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

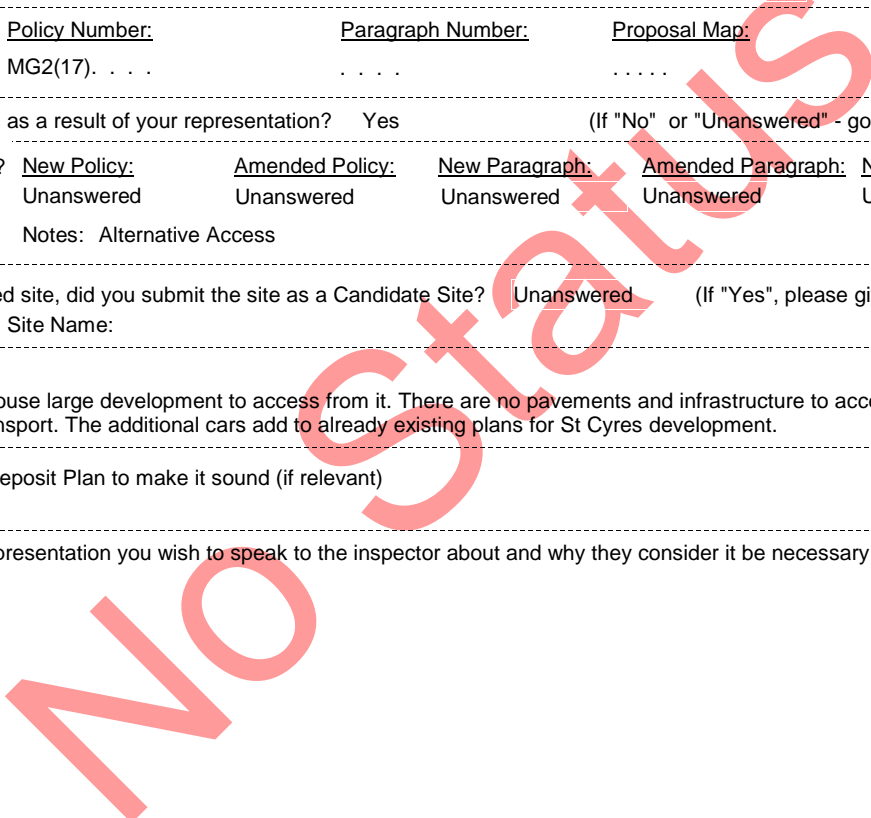
3e - Please set out your representation below:

Sully Road is a narrow country road unsuitable for a 70 house large development to access from it. There are no pavements and infrastructure to access the site. This access will be just past bends in this narrow road. Hazardous. There is no access to public transport. The additional cars add to already existing plans for St Cyres development.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Alternative road access.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3790/DP1 P G Kidd

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
22/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - Yes

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
83.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

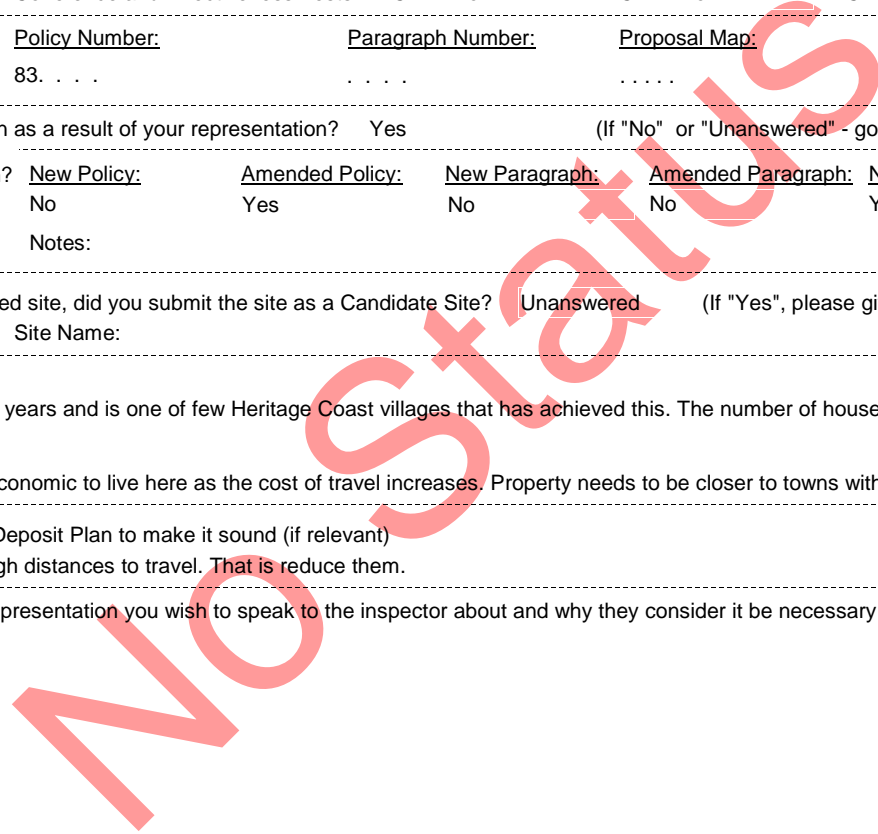
3e - Please set out your representation below:

1. Wick is a village that has kept its character over many years and is one of few Heritage Coast villages that has achieved this. The number of houses is far too large for the size of the village. 20-25 more appropriate.
2. There is very little work in the village. It will never be economic to live here as the cost of travel increases. Property needs to be closer to towns with employment in the future.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Adjust the numbers of properties in small villages with high distances to travel. That is reduce them.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3791/DP1 Mrs M M Ranger

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
23/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(13). . . .	. . . .	. . . . MG2(13)	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Yes	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

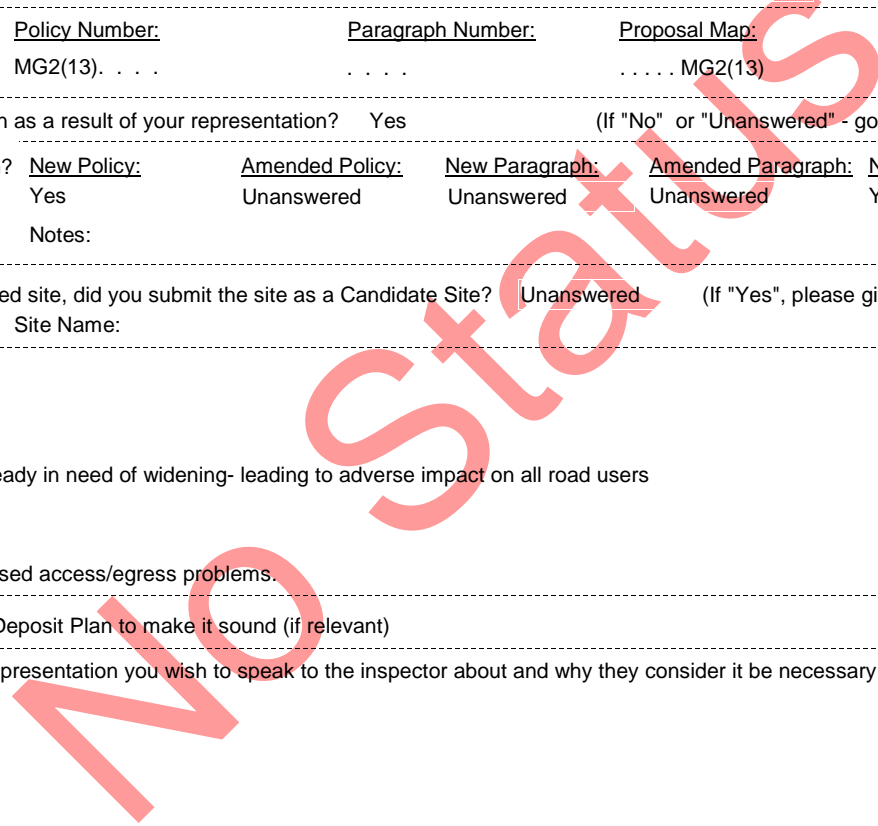
3e - Please set out your representation below:

My objections are as follows:

- No suitable site access
- Increased traffic volume on St Athan Road which is already in need of widening- leading to adverse impact on all road users
- Increased noise levels
- Invasion of privacy
- Potential impact on my right to light
- Adverse impact on town infrastructure leading to increased access/egress problems.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3792/DP1 E Brown

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
23/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(13)	0.0 - All	MG2(13)		

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land adjoining St Athan Rd- 2 fields known as MG2(13) Site Reference: 2446/CS1 and 2446/CS2

3e - Please set out your representation below:

MG2 (13) - Land between Windmill Lane & St Athan , Cowbridge)

- The proposed development of 100 houses will involve the loss of open space and affect the Special Landscape Area as designated by the Vale of Glamorgan Council.
- Such development will have a huge visual impact on the existing houses in Windmill Lane, Brookfield Park & the Hillside Drive area. The rural view enjoyed by many houses at present would be lost, their view would be of new houses and not of the green fields.
- That value of houses overlooking the open space would be devalued once they became part of this large development. The houses in Windmill Lane and Brookfield Park would be part of one large housing development.
- The unadopted private single track lane, Windmill Lane, was recently re-surfaced at the residents expense. No additional traffic should be allowed along this lane.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Removal/deletion of MG2 (13) land adjoining St Athan Rd, Cowbridge from the LDP.

I am objecting to the development of site MG2 (13) - 100 houses and propose the deletion of this site from the LDP.
I would like it to be kept as an open space to prevent any future development.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3793/DP1 B M Alden

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
23/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG16. MD10. . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
No	Yes	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

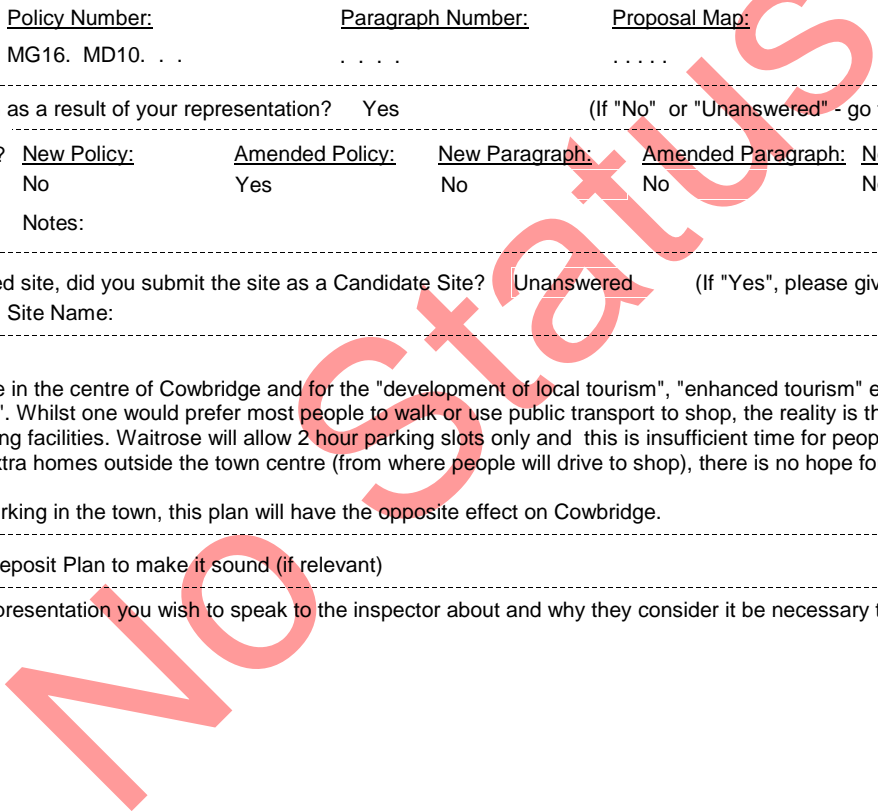
3e - Please set out your representation below:

I refer to the proposals for the development of retail space in the centre of Cowbridge and for the "development of local tourism", "enhanced tourism" etc. I note that Objective 6 refers to the reinforcement of the "vitality, viability and attractiveness of... shopping centres". Whilst one would prefer most people to walk or use public transport to shop, the reality is that Cowbridge town shops, now largely individually owned, will speedily close without the provision of adequate parking facilities. Waitrose will allow 2 hour parking slots only and this is insufficient time for people to visit the rest of the town. By removing the current cattle market parking spaces, and by building over 100 extra homes outside the town centre (from where people will drive to shop), there is no hope for Cowbridge's shops and central facilities to survive.

Far from developing "local tourism", without proper car parking in the town, this plan will have the opposite effect on Cowbridge.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3794/DP1 M & L Bryan

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
19/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(19). . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
Immediate Concerns

We have serious and immediate concerns about access to and security of the St Cyres School site, once those premises cease their present use in June. Our feeling is that this should be a matter of priority to lessen the risk of the whole site potentially being used by Travellers, with all the attendant problems that they bring.

Objections to the Housing Development

Although we understand that the Vale doesn't regard the issue of increased traffic being a concern, this is not an acceptable stance. The proposed development of approximately 350 houses, with 35% being "affordable housing" would generate an increase in traffic by an estimated 500 vehicles on Murch Crescent. In case this has slipped everyone's notice, Murch Crescent is a comparatively narrow road with cars already parked on both sides at all times of the day, thereby giving only single-lane access on most of the crescent. The site traffic that would of necessity need access during the development, would cause even more of a problem on vehicle size alone. How much real thought and consideration has been given to alleviating the foreseeable difficulties?

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

More Acceptable and Community Friendly Uses

1. Dinas Powys Baptist Church has been, and still is, looking for a suitable and permanent building for their church.
2. The Health Centre is woefully inadequate both in the size of the existing building and even more for the availability of parking facilities. The St Cyres site would be a far better option.
3. Dinas Powys Infants' School would benefit from a move to St Cyres site as it would give far better car access for the "school run", which at present can often cause traffic congestion at its site on the corner of the Cardiff Road and Murch Road.
4. Relocating Murch Junior School from its present site would also give better access to its pupils and lessen the present congestion experienced by the elderly residents of the close.

The above four suggestions would benefit all ages of the community of Dinas Powys, and help it to retain the "village" atmosphere which is enjoyed at present by its residents.

Representor ID and details: 3794/DP1 M & L Bryan

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3795/DP1 Mr BJ Dimascio

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Yes C2 - Unanswered C3 - Unanswered C4 - Yes

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Yes	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

I should wish to voice my concerns about the proposals to build some 400 properties on the school site at the top of Murch Road, Windyridge.

My concerns are as follows;

What ever happened to the proposed Dinas Powys by-pass?

What plans are in place to ease the existing congestion and pollution on the Cardiff Road?

The bus lane at a cost of some £500,000 has not done this and in most people's opinion has added to the problem except for the few buses that use it. Delays on that road are endless and god help the children in the infant school with the increased pollution. What plans are in place to improve the infrastructure in the area, such as school facilities, doctors, dentists (NHS) policing etc..? What alternatives have already been considered for the proposed site? I appreciate that plans have to be considered for the future and progress has to be made but as a long term resident of Dinas Powys I feel that I must voice my deep concerns over this project.

Yours faithfully, Bernard Dimascio. [Refers to site MG2 - 19]

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

See above

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3796/DP1 Mr W R Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(28).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to the Rear of St David's C/W School Site Reference: 2513/CS1

3e - Please set out your representation below:

This site is not sound because:
 It is in a greenfield site and is not consistent with the settlement Plan.
 It is an intrusion into the Countryside therefore an adverse impact on environment - loss of flower meadows also includes footpath from Hendre to Forge Cottage.
 It is in a flood plain - historic records show Beech Park etc badly affected also Kukbrae(?) House and down towards church.
 Improvements would have to be made to water sewerage (discharge on Ty draw Road recently and often)
 Infrastructure for roads and highways to be made.
 It would not promote facilities (No Shops etc) in the village - all facilities approx 3-4 miles away.
 Have to use cars as not suitable services to village bus etc.
 Have to provide a new site for school playing field if access is though the school.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I should like it to be looked at with regard to the above (3e). It contravenes all current policies and there is not a demand for development of this size. It does not enhance local facilities and exaggerates climate change unduly. It contravenes all documentation for green wedge and countryside.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3796/DP2 Mr W R Thomas

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(7). . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land Opposite St David's Church in Wales School Site Reference: 2076/CS1

3e - Please set out your representation below:
I would like the land opposite St David's Church in Wales School Colwinston 2076/CS1 included in the LDP - development for residential houses (see 3f below).

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Planning consent be given for 2070/CS1 (as above).
It is located on Strategic highway with access to same and within the boundary settlement of Colwinston.
It does not have an unacceptable impact on green wedge and it is not in a special landscpae area or in conservation area.
Access to all amenities - water, sewerage, telephone, electricity etc.
It is not in a flood zone.
It would have no undue impact on residential amenities - within walking distance.
St David's School fields remain as they are - room for enlarging of school if necessary.
No adverse impact on character or setting of village.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3796/DP3 Mr W R Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
20/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
49. . . .	7.11. 7.12. . .	.....	.....	....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land at Broughton (Chapel Road) Site Reference:

3e - Please set out your representation below:

This site is within the settlement of Broughton - 0.2 hectares of agricultural land at Chapel Road. It is easily accessible (good access already there) and within walking distance of all facilities. It would provide additional houses in area and also an opportunity for people to meet their housing needs locally but would not lead to a loss of community facilities. Bus stops already there within curtilage.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

It should be included in the LDP. It is bounded by Chapel Road to the South, West Street to the East and Linden to the West and a natural boundary to the North.

There is a variation of houses on Chapel Road , all shapes, styles and sizes and not considered open countryside.

All facilities are within walking distance. The LDP is not evenly distributed e.g. 150 in Wick. This would be a natural progression and rounding off of a location - it would not detract but enhance it.

Planning was granted in 1997 but was not kept up.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by
Representation ID No.)

Representor ID and details: 3797/DP1 A Hopkins

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Examination

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - Yes

Consistency Tests - C1 - Yes C2 - Yes C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(33). MG2(33) Land to the east of St Nicholas	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes

(If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Yes	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes

(If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to the East of St Nicholas Site Reference: MG2(33)

3e - Please set out your representation below:

The land in St Nicholas is unsuitable for development. It is a greenfield site a beautiful area with grazing sheep. It is outside the village which is a conservation area and will spoil the village against objective 4 and 6. It will make the school run even more dangerous than it already is with cars turning into the site. The village has no amenities except for a primary school. It requires a car journey to buy a paper / pint of milk / go to a pub or restaurant / go to any activities / have a take away and most of these journeys require a minimum of a 4 mile trip - completely against objective 3. It costs £3.70 for a single bus ticket to Tesco's - unaffordable to most on a regular or daily basis just for a paper! - also against objective 2. It conflicts with council policy MG7 for residential development within Minor Rural Settlements.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Delete site MG 2 (33) from the Plan.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

The traffic problems encountered during the school run and how the site will make it lethal - especially on sunny afternoons when the sun shines on the traffic lights.

Representor ID and details: 3798/DP1 Mr S Harkett

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

..... MG2(13)

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to west of St Athan Rd, and Land to east of St Athan Rd, Llanblethia Site Reference: 2446/CS1, 2446/CS2

3e - Please set out your representation below:

- Public inquiry on this site has already been refused during the 1970s and concerns are greater now considering the growth of the town since then.
- Concerned over access/egress onto and off the proposed site onto a narrow road with only one access/egress available onto the St Athan Road which is a narrow road with dangerous corners.
- Concerned with regard to sewerage problems. This was a concern raised in the last inquiry and as far as I'm aware there has been no enlargement of the sewerage works but there has been further significant development in Cowbridge adding to the problem of the sewerage works, but there has been further significant development in Cowbridge adding to the problem.
- Concerned over the impact of another 100 houses, most of which would have at least one car, plus somewhere in the region of 250+ people on the Cowbridge community with regard to schooling, medical, social, shopping etc. meaning driving their cars into the town and parking in an already crowded area, causing further traffic congestion.
- Concerned that should this development be allowed would it allow further development along the valley into the centre of Llanbleddian Village.
- There is a footpath through the site, would this be closed or significantly altered?

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3799/DP1 R & E Griffin

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
.....	.....	..... MG2(13)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to West of St Athan Rd and Land to East of St Athan , Llanblethian. Site Reference: 2446/CS1, 2446/CS2

3e - Please set out your representation below:

1. The roads around Cowbridge struggle already, with regular congestion at peak times at the crossroads at bottom of Primrose Hill.
2. The roads are not made and too narrow generally for large buses and lorries which drive around the area and cut through Llanblethian already.
3. Schools can't cope already.
4. Site is registered as a special landscape area by Council in Policy MD1?
5. Access is too narrow
6. This will destroy the character of Cowbridge
7. Landscape impact with this being greenfield.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3800/DP1 J. K. Crossman

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
.....	.....	..... MG2(13)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to west of St Athan Road, Llanblethian and land to east of St Athan Site Reference: 2466/CS1, 2466/CS2

3e - Please set out your representation below:

Access to St Athan Road would be dangerous-as too narrow with 100 more families using this road.

More houses would mean more cars, pressure on schools, medical services, congestion.

The present site is a greenfield site outside Cowbridge boundary.

Sewerage- adding to already periodic smells.

Landscape area designated by Council as a special landscape area.

Public right of way used frequently by my family.

More and more housing development would ruin Cowbridge unique character- must be contained.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3801/DP1 Dr D & Mrs J Stears

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Examination

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(19). SP3. MD1. MG22. MG2 (19)	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Yes	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Policy No.2 National Regional and Local Planning Context; p.7

..."offering a high quality of life"... Whilst this major objective for development planning we should be assured that any changes does not reverse or devalue the current quality of life.

SP3 Residential Requirements; p37

"priority to brownfield committed sites"...In the case of Dinas Powys, development in and around St Cyres Lower School, this priority has been removed to the detriment of the area.

MD1 Location of New Developments

3..."supports the delivery of affordable housing in areas of identified need"...It is not clear that such a need has been identified in the area.

4..."has access to or will promote the sustainable modes of transport"...In the case of this local development sustainable modes of transport cannot be pursued given the negative effects of the housing on transport demand and use.

5..." will benefit from existing infrastructure provision or where new infrastructure can be provided without any unacceptable effect on the natural or built environment...The most profound problem with this particular development is the negative effect on infrastructure and potentially unacceptable effects on the environment.

6..."promotes sustainable construction and makes beneficial use of previously developed and buildings..." In terms of the site St. Cyres Lower School, unless the site is used purposefully and positively for social needs of the community in providing access for existing requirements neither sustainable constructions nor beneficial use of land and buildings will be produced.

8..."does not have an unacceptable impact on green wedges"...in this case there is an unacceptable impact on green wedges.

MG22 Green Wedges; p.102

"green wedges have been identified to prevent the coalescence of settlements and to retain the openness of land at:

1. between Dinas Powys, Penarth and Llandough...within these areas development which prejudices the open nature of the land will not be permitted..." In this case the new development will most definitely

Representor ID and details: 3801/DP1 Dr D & Mrs J Stears

prejudice the open nature of the land and should not be permitted.

1. Change of Use

St Cyres Lower School site; buildings and grounds

- St Cyres Lower School was originally built on green-belt land exclusively for educational use. The green-belt effectively operates as an appropriate and sustainable boundary between Dinas Powys and Penarth. Any development of this land for other than educational purposes will seriously impinge on existing use and destroy the environmental importance and validity of the green-wedge.
- The school was built 35 years ago at a substantial cost to ratepayers as a key area investment. According to the head, Dr Hicks, it is in good repair.
- On p.111 of the Document we are told that the social needs of the community for the area must be considered before any change of use for housing. The social needs may be identified as:
 - (i) Relocation of Dinas Powys Infants School from Cardiff Road, Dinas Powys. The school is in an unhealthy location due to proximity to the main arterial road where children ingest toxic fumes from vehicle exhausts in a playground that abuts two main roads.
 - (ii) The accompanying photographs show the serious conditions of parking for the school which extends on either side of Murch Bridge - necessitating single file traffic in either direction.
 - (iii) The school is located at a major traffic light junction (Cardiff Road to Murch Road) that is potentially hazardous. This danger will be seriously increased by additional need for transport mobility by the development plan for increased housing in Barry and proposed for the Murch area of Dinas Powys.
 - (iv) In an overwhelming number of current, cost-effective Primary education developments in the UK, infant and junior sections are being accommodated on a joint site, as a response to parent need and educational priorities. St Cyres Lower School offers appropriate accommodation to this aim.
 - (v) Further social needs for Dinas Powys include:
The Baptist Church which previously used St Cyres as a meeting place. They would like to be re-accommodated at the school site.
A new health centre is desperately needed for Dinas Powys.
Sports facilities for Dinas Powys could be housed here.
There is a five year strategy by the Vale of Glamorgan to provide land for allotments which are urgently required. These could also be housed here.
- As the sale of the land on this site for housing at a cost of £4m is not required for the building of St Cyres Community College in Penarth; the very substantial social needs of the area must prevail over the sale of the land for housing.
- The security of the area must be paramount should the St Cyres Lower School site be changed or left unattended. Substantial costs would be incurred by the Vale authority should the area become derelict or environmentally negative. Neighbourhood properties must be guaranteed levels of current security that would be maintained through the developments recommended above.

General references pp43-45 in which the infrastructure plays an essential role in any development plan. The infrastructure in this area will not sustain up to four hundred houses being built. Some of the most immediate problems to be faced are as follows:

- (i) The proposed entrance via Murch Road and Windyridge could not cope with an additional c.800 vehicles. These roads in terms of safe parking and travelling are currently working to their maximum capacity (see accompanying photographs). Any addition to these conditions would be become potentially very dangerous for drivers, pedestrians and inhabitants.
- (ii) According to the development plan, an additional c.800 vehicles would exit Murch Road at the Cardiff Road junction for Barry or Cardiff. This would cause maximal inconvenience in terms of time through traffic congestion and increase potential road safety hazards by the Dinas Powys Infants School. Cardiff Road at the Merrie Harrier currently experiences severe traffic conditions. Any further influx of traffic will seriously exacerbate this situation. The planned building of a further 2000 houses in Barry will substantially add to the traffic problems.
- (iii) Proposed developments will require very substantial financial investments to cope with upgrading the infrastructure. This money is not available. Without the infrastructure being improved to cope with considerable demands of the housing development plan; quality of life in Dinas Powys will be critically reduced. The major negative factors include inconvenience, devaluation of properties, detrimental effect on life-styles and an introduction to new unnecessary hazards and deprivations.
- (iv) Over development of the type being planned causes the unique quality of village life to be collapsed into merged commuter hinterland that confuses Dinas Powys and Penarth, and Cardiff and Barry. Such plans appear to be designed by those with no consideration for the currently attractive and essential conditions of life for our locality. The plan as it stands is ill thought-out apparently drawn up by out-of touch decision-makers who do not understand or respect the are for spurious and socially dubious reasons based on nothing else than the easy option. Where brownfield sites still exist in plenty, it is a crime for green belt sites to be invaded and exploited simply for financial gain.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Representor ID and details: 3801/DP1 Dr D & Mrs J Stears

Change of use parts 1 and 2. Clarify argument

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3802/DP1 Mr J Fearon

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
24/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Email	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(16). MG2(19). MG2(25).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

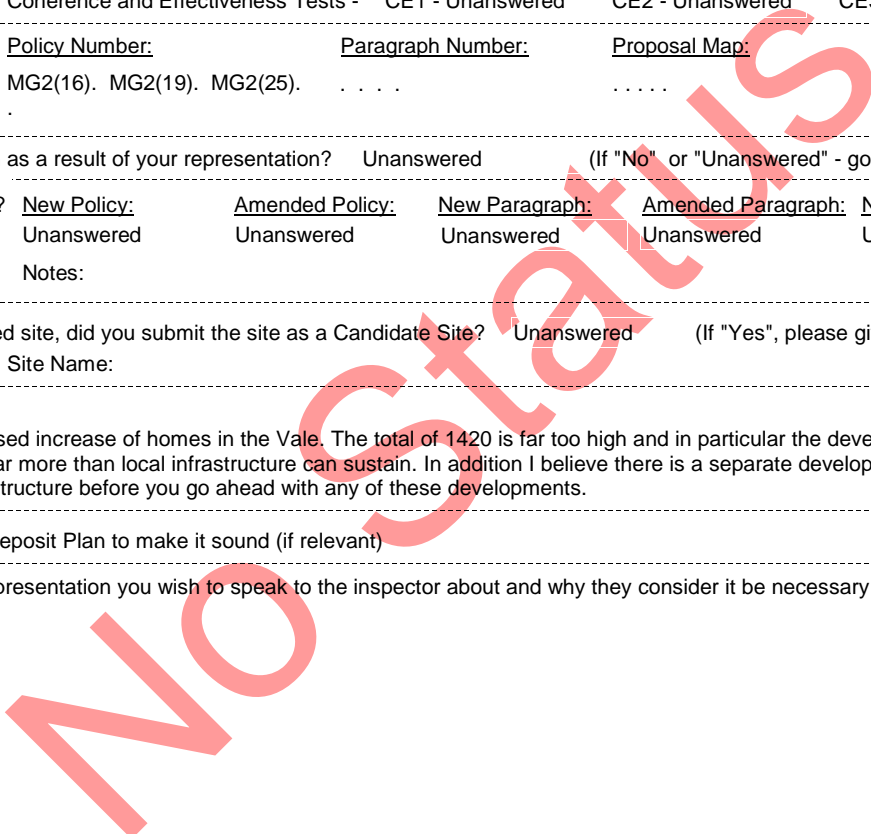
Site Name: Site Reference:

3e - Please set out your representation below:

I wish to complain in the strongest terms about the proposed increase of homes in the Vale. The total of 1420 is far too high and in particular the developments at Fort Road, Lavernock (450), Swanbridge Road, Sully (650) and St Cyres School, Dinas Powis (340) are far more than local infrastructure can sustain. In addition I believe there is a separate development planned for Barry Docks with up to 1000 new homes. As planners you really need to address the issue of infrastructure before you go ahead with any of these developments.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3802/DP2 Mr J Fearon

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	Written

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(19). MG2(20).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
 Re: Vale of Glamorgan Deposit Local Development Plan 2011 - 2026

As a resident of Dinas Powys I wish to express my concerns ref the implications of the possible effect that the proposed housing increase would have on local transport and logistic infrastructure.

In Dinas Powys it is proposed that a minimum of 400 houses will be built on the site of the current St Cyres School annexe and Caerleon Road. Both sites are on the Murch side of the community which is served by only 2 access points to the main road [A4055]. Both junctions are close to capacity and the Cross Common Road Bridge is structurally suspect. The 400 houses will probably generate at least another 400 vehicles. This amount of traffic will have a massive effect on the community and existing roads; roads which are already in a shocking state of repair and close to capacity.

I am also concerned that within the proposed development plan there are no plans for extra community facilities. There is currently no youth club in the area, local sporting facilities are not adequate and access to medical services is difficult for elderly people as there is no parking at the current family medical practice on Cardiff Road.

Furthermore, there appears to be no serious consideration being given to alternative uses of St Cyres School. The buildings appear to be in a good state of repair and could easily be used for a number of years with a little investment. I am also unconvinced by plans (or lack of them) to ensure the additional children generated by the increase in housing have adequate educational provisions.

There are also wider implications of the plan. Up to 10,000 additional houses are planned with 2,000 already having been approved at the Waterfront, Barry. Once again the implication for traffic flow through Dinas Powys appears to have been overlooked. Much of this will undoubtedly make its way to Cardiff through Dinas Powys and join the ever lengthening queues at the Merrie Harrier junction. Nitrogen Dioxide [N02] levels are already in excess of recommended levels and an increase in standing traffic will see this increase.

The plan also appears to be short on details of how public transport will be increased. There is a serious lack of rolling stock in South Wales and in any case, providing more trains on a 'one up - one down' line will be a major challenge. Additional buses will simply become trapped in the chaos the extra housing will cause. It is therefore essential that before any final decision is given on increasing local housing stock, there is a major review and upgrade of transport infrastructure.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3803/DP1 Margaret Manning

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Examination
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MD12. MG9. . .	. . . .	MG9. . . .	. . . . Feb 2012	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered
Notes:					

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land east of Llangan Site Reference: MG 9 / ID 22

3e - Please set out your representation below:

The site has no access for vehicles without walking for anyone it would be a danger to the public.

There are no local amenities for residents without more people and children.

The head at Llangan has said the school is already over populated and could not take anymore pupils.

There would be gas (LG) at this site there is no access for fire tenders to this site.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

This site MG9 should be removed from plan and alternative site found that has been assessed according to a sustainability appraisal put in its place.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing - Llangan Action person.

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3804/DP1 Mr F Cleland

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Email	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(4). MG2(7). MG12.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

I am writing to raise my concerns about the Local Development Plan and the inclusion to build 500 dwellings on greenfield land north of Waycock Cross MG2(4), 210 dwellings on greenfield land south west of Waycock Cross which was deemed protected (Green Wedge) MG2(7) and 10 hectares for employment use on greenfield land north of Waycock Cross MG12. As well as my objection to build on green field land, I am also concerned at the impact this may have on the following:

- Value of existing properties.
- Wild life.
- Local schools.
- Local services - doctors, dentists, hospitals, police and fire.
- Road traffic, particularly Port Road and Pontypridd Road.

I am also concerned that many of the people I talk to are not aware of this plan and that it will go through due to peoples ignorance or due to lack of a proactive information campaign from the Council.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3805/DP1 Mr R H Thomas

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Unanswered	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

<u>Site Name:</u>	<u>Site Reference:</u>
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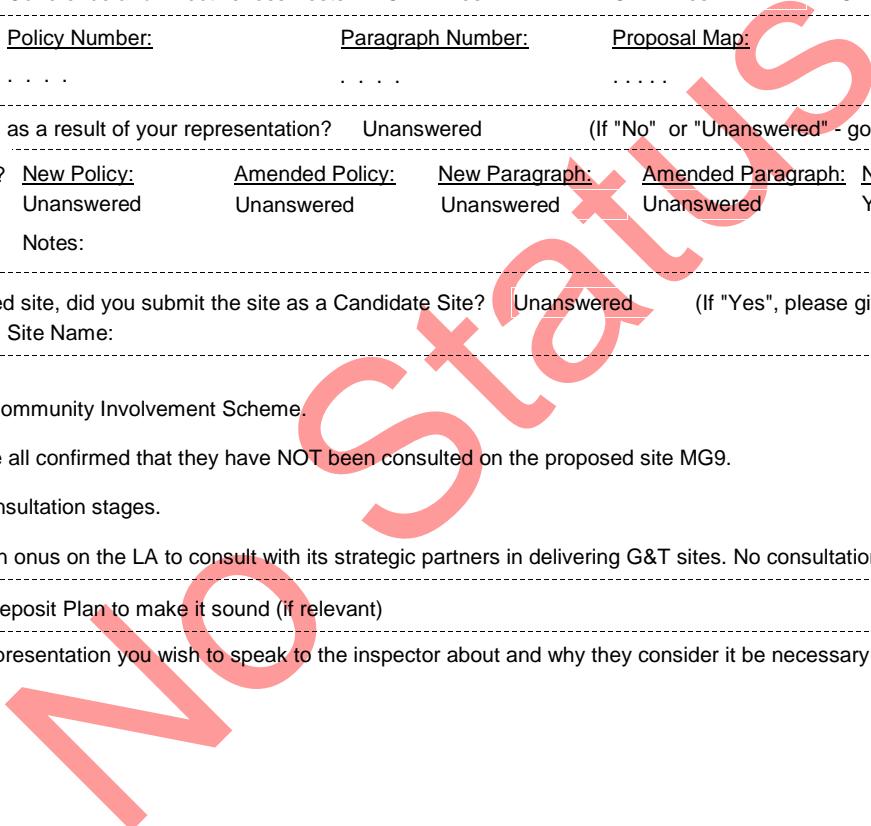
3e - Please set out your representation below:

- That it has not been prepared in accordance with the Community Involvement Scheme.

- The Emergency Services and Local primary School have all confirmed that they have NOT been consulted on the proposed site MG9.
- Registered consultees have not been informed of the consultation stages.
- According to WG (Travelling to a better future) there is an onus on the LA to consult with its strategic partners in delivering G&T sites. No consultation has taken place.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3806/DP1 Mrs D Drinkwater

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
83. . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

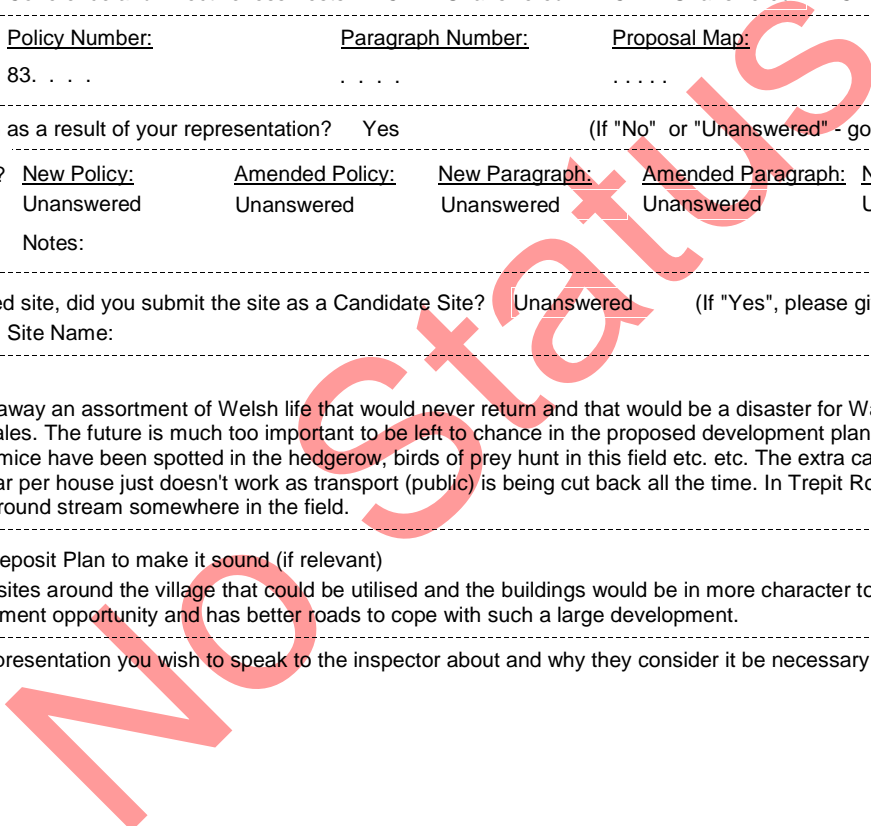
3e - Please set out your representation below:

I feel 150 houses build in a small rural village would take away an assortment of Welsh life that would never return and that would be a disaster for Wales a village is a village, a town a town and a city a city please consider this before all rural life is destroyed in Wales. The future is much too important to be left to chance in the proposed development plan for Wick the field marked out for planning is a haven for wildlife. Honeysuckle and wild blackberry grow there, Dormice have been spotted in the hedgerow, birds of prey hunt in this field etc. etc. The extra cars that would be put onto the local road would cause more environmentally damage as living in a small village one car per house just doesn't work as transport (public) is being cut back all the time. In Trepit Road we have subsidence to our houses disturbance of the field behind is of great concern to use, there is an underground stream somewhere in the field.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I would like it to be down scaled. There are plenty of infill sites around the village that could be utilised and the buildings would be in more character to the village. I would like brownfield development to take place not greenfield. Llandow provides huge brownfield development opportunity and has better roads to cope with such a large development.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3807/DP1 Mr I Scorer

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Speak at hearing
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(19).	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

For me traffic, access and road safety issues are of paramount concern. As you will be aware, Murch Road provides, in part, for single file traffic only due to residential parking on either side of the road between Camms Corner and Windyridge. This does mean that traffic flow is restricted, but currently manageable due to the low volume of residents in the area. One can easily envisage increased traffic which may ultimately mean traffic management(single or double yellow lines and even traffic lights) around Murch Road to cope.

Windyridge is a cul-de-sac with single lane traffic at times due to on-road parking. It would not be able to cope with a heavy increase in traffic.

During any build phase, the increase in traffic and vehicular activity will mean an intolerable escalation in noise, dust and vibration from HGVs and other heavy machinery.

On a wider traffic issue, there are only currently two access points to the Murch. Both via Cardiff Road, and both of which are over bridges. In increase in traffic, including during any development stage needs to be taken into consideration.

The LDP does touch on other issues regarding water and sewerage, with the latter issue being of a concern to the residents of Windyridge. At times we often have to put up with bad odours from the sewerage system and any new build in the area must not add to this issue.

The number of dwellings proposed of 340 is far too many without proper additional infrastructure in place. The Council is acutely aware of transportation issues in and around Dinas Powys, and without a by-pass or other main relief arteries in place first an additional 340 houses, with their own multiple sets of vehicles, could result in gridlock stretching from one end of Dinas Powys, along Cardiff Road to the Merrie Harrier interchange.

The proposed area contains an area of greenfield site which makes the area peaceful and a natural drainage soak-away.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The number of dwellings proposed of 340 is far too many for the current transport network to cope with. The number of houses must be dramatically reduced.

The plan does not show anything but houses going there when the land could be used to help relieve congestion around Cardiff Road by re-purposing the land for a mix of houses, workshops. An alternative site for the Murch Infants and Junior Schools or new Health Centre needs also to be considered.

Dinas Powys is at capacity for the transport network already and additional housing will end up be a detriment to not only those living in Dinas Powys, but those around the Vale that use Cardiff Road as a

Representor ID and details: 3807/DP1 Mr I Scorrer

thoroughfare from and to Barry, Sully, Penarth and Cardiff.

- 4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -
I would like to make my fears about how this proposal would affect the traffic situation known. I would also like to explore alternative uses of the site apart from just housing.

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3808/DP1 Mr A J Lane

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(11). . . .	7.11 - Residential Allocation. . . .	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Yes	Yes	Yes	Yes	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

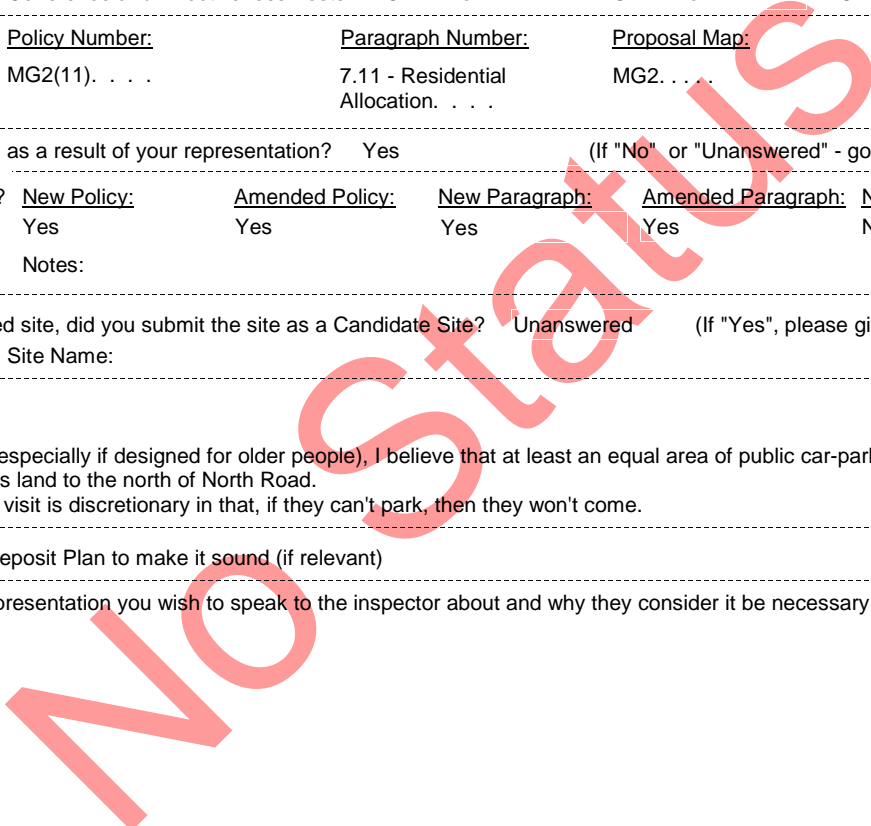
Cowbridge Cattle Market - Proposed housing.

Whilst in favour of affordable housing in the town centre (especially if designed for older people), I believe that at least an equal area of public car-parking should be provided near the town centre. This must be additional to any existing parking space. A possible area is land to the north of North Road.

The reason is that Cowbridge attracts retail visitors. Their visit is discretionary in that, if they can't park, then they won't come.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3809/DP1 Mr J Melville

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Yes C2 - Yes C3 - Yes C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MD12.	MG9. . . .	Other - Please specify. . . . Feb 2012	Appendix 3 - Sites of Importance for Nature Conser. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land east of Llangan Site Reference: MG9/ID22

3e - Please set out your representation below:

TEST P1

1. That it has not been prepared in accordance with the Community Involvement Scheme:

- The Emergency Services and Local Primary school have all confirmed that they have NOT been consulted on the proposed site MG9.
- Registered consultees have not been informed of the consultation stages.
- According the WG (Travelling to a better future) there is an onus on the LA to consult with its strategic partners in delivering G&T sites. No consultation has taken place.
- Good practice (WG Good Practice Design in designing GT sites) suggests where G&T are concerned the local community should be engaged as early as possible – we believe that the VoG has undertaken the minimum consultation in terms of the LDP and insufficient consultation with respect to the G&T site in accordance with best practice.

TEST P2

1. That the sustainability appraisal is flawed and contradictory – proposed sites do not meet with national policy in respect of sustainability. The allocation of Llangan is not consistent with previous Planning Rejections by the VoG which considered sustainability (Bonvilston Sept 2011) and with similar determinations by the Planning Inspectorate (Pembroke Sept 2011).

2. The allocation of MG9 is not consistent with the proposed LDP policies

TEST C1

1. The Land Use Plan (with regards to G&T) does not relate to any strategy – The Housing Strategy is out dated and does not provide any structure for assessing G&T needs or site location.

TEST C2

1. The Site allocation (in regards to G&T) does not have regard to National Policy:

- Welsh Government Circular (30/2007)
- The site is RURAL and is "UNSUSTAINABLE" as there are no local services (shops; transport; health etc); both Llangan and Fferm Goch Score 0 points in the evidence based assessment SUSTAINABLE

Representor ID and details: 3809/DP1 Mr J Melville

SETTLEMENTS APPRAISAL

- The site would not comply with a RURAL EXCEPTION POLICY as it advocates that all pitches are accommodated on a RURAL site including transient pitches which would not comply with TAN 2.
- Business would be operated from the site in contradiction of RURAL EXCEPTION guidance.
- The site allocation does not take into account the "SCALE " of the resident community. Llangan has a population of less than 100 with 35 homes and this proposal nearly doubles the size of the Hamlet.
- Recent application of the Sustainability issue was applied by the Planning inspector in Pembroke where an appeal was refused solely on this basis.
- The VoG has refused an application in Bonvilston on the basis of Sustainability and services were closer to this site.

- Designing Gypsy and Traveller Sites Good Practice Guide – The site is too small; therefore cannot meet the needs identified in the LDP.
- The site measures 7400 m2 and could only accommodate 14 pitches without infrastructure (guidance is 500m2 per pitch plus Refuse area; office; play area; infrastructure (roads etc)
- The site does not need the minimum requirements for emergency vehicles (3.7m – it is actually 2.5m)
- The site access is poor and "unsafe" having extended walks (in excess of 800m to bus stop) along an unlit land with no public footpath or street lighting.
- The proposal of 21 units on the site would restrict the ability of emergency vehicles to manoeuvre around the site.
- New sites grants are available (and cost should not be a material planning consideration).
- The guidance requires that sites are:
 - Sustainable – this proposal is not
 - are equivalent to standards that would be expected for social housing in the settled community – This would not meet the standards and this site would not have been considered appropriate for development for residential in either the current or proposed plans
 - have the effect of encouraging and developing good relations between Gypsy Travellers and the settled community – the scale of this proposal can only result in fear and tensions with the local community.

- Travelling to a Better Future
- Recommends that LA's engage with their Housing Association Partners to bring sites forward which the VoG has not done.
- "Situating transit provision on residential sites is not an option preferred by the Gypsy and Traveller community as this can lead to tensions among different family groups and make site management and maintenance very difficult." This creates a sense of "fear" within the settled community. The proposal is recommending that transient and permanent sites are co-located.
- Planning Policy Wales
- Is greenfield land in accordance with the definition of brownfield land set out in Figure 4.1 of PPW;
- Will not reduce the need to travel due to the limited local service provision in close proximity to the site;
- Holds very limited access to public transport facilities;
- Is not large enough to provide ancillary facilities required to support a sustainable development as set out in paragraph 3.30 in accordance with Designing Gypsy and Travellers Sites Good Practice Guide;
- Is located within a Special Landscape Area and in close proximity to a Conservation Area;
- Does not meet the identified needs of Gypsies and Travellers, in the Vale of Glamorgan (Fordham evidence);
- Does not promote sustainable access to employment, shopping, education, health, community, leisure and sports facilities;
- Does not maximise opportunities for community development and social welfare;
- Does not foster social inclusion due to the isolated location of the site; and
- Does not contribute to improvements in health due to the isolation from services and facilities.

TEST C3

1. The policy has due regard to the Wales Spatial Plan.

- The key theme of the Wales Spatial Plan is achieving sustainable development through focusing new development in areas which have good access to key services and facilities. As there are no services surrounding the site the allocation of MG9 is not consistent with the objectives of the Wales Spatial Plan. Therefore it fails Soundness test Consistency C3 because the policy does not have due regard to the Wales Spatial Plan

TEST C4

1. It does not have regard to the relevant Community Strategy.
- "The diverse needs of local people are met through the provision of customer focused, accessible services and information" - This cannot be achieved by the allocation of a non-accessible rural allocation.
 - "Vale of Glamorgan residents and organisations respect the local environment and work together to meet the challenge of climate change" – The allocation of MG9 places heavy emphasis on the use of the car to access the most basic facilities – shops, health, education etc.
 - "Older people are valued and empowered to remain independent, healthy and active. They have equality of opportunity and receive high quality services to meet their diverse needs" – All services are miles away and inaccessible to the older community. The VERY POOR public transport system is located 1050m from the site and is in excess of the maximum distances as defined in the proposed LDP and "Manual for Streets".
 - "People of all ages are able to access coordinated learning opportunities and have the necessary skills to reach their full potential, helping to remove barriers to employment" – There is no employment opportunity near to the site. The local primary school has confirmed that it is full and that its projections suggest that it doesn't have the capacity for such a large development (also consider the existing

Representor ID and details: 3809/DP1 Mr J Melville

approval of 12 dwellings at Fferm Goch).

- The local industrial unit has raised concerns in relation to the scale of the proposal and the implied anti-social behaviour (evidenced by the travellers concerns themselves within the Fordham Report and the Guidance for G&T which recommends sites not larger than 14 units and not of mixed tenure permanent / transient).

TEST CE1

1. The Plan does not set out a coherent strategy which its policies and allocation logically flow:

- The Strategy makes the following statements:

- The LDP will seek to provide a policy framework which:

Manages the housing supply effectively in order to provide a range of good quality, affordable homes in sustainable locations

Reduces out commuting by providing opportunities for new housing, retail and employment development in accessible locations in the Vale of Glamorgan

The allocation of this rural site in open countryside does not meet this objective

- The LDP also states its vision as being:

"Our Vision for the Vale of Glamorgan is a place:

That is safe, clean and attractive, where individuals and communities have sustainable opportunities to improve their health, learning and skills, prosperity and wellbeing and

Where there is a strong sense of community in which local groups and individuals have the capacity and incentive to make an effective contribution to the future sustainability of the area."

The allocation of MG9 does not meet these objectives being in a Rural Location with inadequate facilities and transport links.

- The Allocation of MG9 does not comply with the following objectives:

- Objective 1: To sustain and further the development of sustainable communities within the Vale of Glamorgan, providing opportunities for living, learning, working and socialising for all. – The sites location would clearly not meet this objective.

- Objective 2: To ensure that development within the Vale of Glamorgan makes a positive contribution towards reducing the impact of and mitigating the adverse effects of climate change. – Site location prohibitive.

- Objective 3: To reduce the need for Vale of Glamorgan residents to travel to meet their daily needs and enabling them greater access to sustainable forms of transport – Site location prohibitive.

- Objective 4: To protect and enhance the Vale of Glamorgan's historic, built, and natural environment (Planning refusal on an adjacent site in May 2002 stated "It is a proposal that would adversely affect the undeveloped rural character of the area")

- Objective 5: To maintain, enhance and promote community facilities and services in the Vale of Glamorgan – The local primary school has not been consulted, had they been it would have been recognised that the school does not have capacity, nor is it projected to have the capacity.

- Objective 7: To provide the opportunity for people in the Vale of Glamorgan to meet their housing needs- States that development of housing should be in sustainable locations – This is not. Furthermore, it brings into question POLICY MD12 which is discriminatory in that GT sites are treated differently from other housing allocations. An inclusive policy would see GT sites being assessed on the same basis as AFFORDABLE HOUSING and considered for ALL candidate residential sites in the LDP

- Objective 10: To ensure that development within the Vale of Glamorgan uses land effectively and efficiently and to promote the sustainable use and management of natural resources.

• The inappropriate use of finite resources can impact on the ability of future generations to fulfil their needs. The LDP through favouring the use of previously developed land and the sustainable use of natural resources of whatever kind and wherever they are located, will contribute to preserving their availability for future generations.

This is agricultural land in the Special Landscaped Area

TEST CE2

1. The strategies; policies and allocations are not realistic and appropriate having considered relevant alternatives and are not founded on robust evidence:

1. The allocation of Llangan is purely on the basis of site ownership by the Vale and does not meet the requirement of Policy MD12.

2. The G&T site assessment (anecdotal) conflicts with other evidence based background papers; specifically the Sustainable Settlement Appraisal. The SSA states 0 points for public transport but the G&T site assessment states that this is good.

3. The G&T site assessment states "good highway access", yet the access falls considerably short of the minimum requirement for vehicle access. At 2.5m against a minimum 3.7m plus footpath of 1.2m.

4. The G&T site assessment does not reflect the current legal obligations of the Council, yet the other site assessments highlight legal issues.

5. Several Private sites were put forward as candidate sites for G&T but were dismissed as they were not in Council ownership – what was the point of asking the private sector.

6. The key issue is that the site allocation does not reflect the identified need of the G&T community as highlighted in the Fordham report.

7. The G&T site assessment suggests that Fferm Goch is the local settlement when Llangan is recognised in this and historic documents as the local settlement being only 150m from the proposed site.

8. The assessment makes no reference that the site is in a Special Landscape Area.

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9. The assessment makes no reference that the site is adjacent to a Conservation Area, within the Conservation Management Plan for this area there is a specific requirement to protect the view from the edge of the conservation area over the proposed site.

10. The allocation of Fferm Goch as a Minor Rural Settlement is questionable. The appraisal scored 9 points. 3 are for employment which puts this site on par with the major settlements such as Barry. This is on the basis of 4 light industrial buildings. A survey of these employers has confirmed that 0 new jobs have become available in the last 9 years and that the units employ less than 15 people with no intention to expand. Furthermore, one of the units has been empty and the development is not a popular industrial site.

11. Fferm Goch has a population of less than 100 (98) – of the 5 sites with a population of 98 only Fferm Goch is classified as a Minor Rural site (probably based on the 9 points). The remainder are classified as Hamlets and there is a presumption against development in Hamlets (or as a minimum the scale would need to be appropriate and tied to a Rural Exception policy). The guidance requires ALL sites of a population below 100 to be classified as a Hamlet.

12. The VoG has undertaken a study (Fordham) where the message was extremely strong that the G&T community wanted smaller sites located on the fringes of larger communities. The report confirmed that isolated, rural sites restricted access to Health, Education and welfare facilities that disadvantaged them and needs to be seen in the light of the above objectives (This is a key point so should be strongly emphasised).

“Participants living on Shirenewton had three main criticisms: the site was too big, the distance from local amenities along with the lack of local transport,”

“This created many problems for the residents, especially the poorest: ‘for a person like me on the bread line it’s very tough. I can’t afford to use the car’; ‘everything is a mile away, including the bus stop. It takes a long walk on a busy road to get to the shops and schools”

“The tables demonstrate that access to services such as local shops, health centres and education facilities from both sites is difficult by foot and by local transport systems. This difficulty was eased when participants used their cars, however the level of ease was lower for Roverway due to the difficult entry onto the main road”.

“Participants reported that access to local amenities, health services and education was low for both sites by foot or by public transport: ‘Everything is a mile away, including the bus stop. It takes a long walk on a busy road to get to the shops and schools”.

“It was thought that smaller sites would reduce the problem of onsite conflicts: ‘they need smaller sites and not too many different families, otherwise when you have a row the whole site becomes a war zone”

“This affected the ability of the households interviewed to access local services such as shops, health centres and education facilities. It was reported that this problem mainly affected the women: men take the vehicles that the household own to work during the day, leaving the women without their own transport and often away from public transport routes”

“Participants did not specify where in Cardiff or the Vale of Glamorgan sites should be located. It was noted that sites should be on the outskirts of towns to enable access by foot to local services such as shops, the launderette and health centres”

“While the focus of the survey was on accommodation requirements, the questionnaire also collected information on access to services, including health and education. Research has found that poor accommodation can prevent access to services and so cannot be seen in isolation.”

“participants living on sites felt that there were site restrictions that limited their work options. These were mainly associated with the location of the sites and lack of access to public transport rather than site regulations: ‘no buses, no local transport.Bad access”

“Participants living on local authority sites reported that the lack of local public transport provision in the area affected their ability to send their children to school, access health services and work opportunities, and limited their ability to attend training and education courses”

Participants were asked about where they would like future sites to be, but were not specific about locations within the County Boroughs, instead emphasising the importance of public transport to any new sites. Government draft guidance on site design stresses the importance of access to services and the promotion of ‘integrated co-existence’ between the site and surrounding community.¹⁹ The precise location, design and facilities of any new sites should be drawn up in consultation with Gypsies and Travellers to ensure that the additional provision meets their needs. The health and safety implications of a new site’s location should be considered in finding a balance between offering sites in good locations and the additional land costs this would entail. The settled community neighbouring the sites should also be involved in the consultation from an early stage.

13. An independent highway study surrounding the proposed site has concluded that:

“The 1km long lane itself is of poor horizontal alignment, with poor forward visibility and unsuitable for regular vehicular traffic. If the site is developed the lane itself would need major upgrading, which would certainly change its appearance within this rural environment. “

“The village school is approximately 1km from the village and 900metres from the proposed site. It is noted that the route does not offer any facilities for pedestrians, such that the only safe way for children to

Representor ID and details: 3809/DP1 Mr J Melville

travel between the site and the school safely would be by vehicle. This route would also be potentially hazardous for cycle use for children, the elderly or infirm and could be potentially hazardous for all users other than by car. "

"With regard to the appropriateness of the location for a travellers site development, in relation to transportation, it is difficult to refer to standard guidelines, as few relate to "rural highways", most highway design standards for residential development relate to urban areas. Hence, the advice contained within this report is based on best available information, acceptable highway standards for developments of similar size and transport needs of small communities. Welsh Government guidelines state sites should be situated in close proximity to transport links. The Llangan site would not appear to meet that criteria, being situated away from the main transport infrastructure, sites should also have ready access to schools, doctors and shops, against which requirements Llangan again appears to fail."

"With regards to the existing lane, it is generally considered that where there is direct access to dwellings, the previous standard for developments, Design Bulletin 32, offers guidance where it states that a desirable minimum carriageway width of 5.5metres is appropriate, together with 2.0 metre wide footways on both sides. This will allow two way traffic at all times, and safe movement of pedestrians. However, as there is no direct access off the lane (apart from into the proposed development)"

"Thus the lane itself should be widened to this minimum standard, which will require the removal of the existing hedge line on one or both sides of the lane and probable acquisition of land from the adjoining fields. This will of course change the environmental character of the area substantially, but is considered essential to cater for increased vehicle and pedestrian traffic"

14. There is complete in consistency with the allocation of MG9 against the proposed policies.

TEST CE3

1. The VoG make no reference as to how they are going to manage such a large site. The 21 unit site in Rover Way Cardiff, has 3 full time staff.
2. The current Housing Strategy expires Apr 2012 and makes no relevant reference as to how the Travelling Community will be monitored in terms of growth or need. Indeed, there is no strategy that underpins the G&T community or housing at all.

TEST CE4

1. Policy MD12 (G&T) is discriminatory. It offers no flexibility for the VoG to bring forward sites that are sustainable / suitable for G&T through the policies derived within the plan.
2. MD12 should be redrafted to enable smaller, sustainable sites to be included within the Affordable Housing requirements and delivered through the RSL sector

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

1. I suggest that that the site MG9 is removed from the plan and an alternative site that has been assessed according to a relative sustainability appraisal is put in its place.
2. I suggest that Policy MD12 is amended so that it does not discriminate against the G&T community. All sites during the plan should be assessed on a similar basis as Affordable Housing.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3810/DP1 Mr F Rankin

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - Yes CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

..... MG2.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

Yes No No No No No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
I find the Representation Form difficult to understand. The associated reports are extremely voluminous and impossible to comprehend particularly in the limited time available for submission.

The LDP is unsound. The proposal for development in The Vale in general, and Dinas Powys area in particular has not been clearly assessed. Much of the proposed development would result in increased traffic volume from Barry/Dinas Powys to Cardiff and from Sully/Penarth to Cardiff. This would lead to even more severe congestion at the Merrie Harrier junction. Increased volume of slower moving traffic would lead to a significant increase in pollution. Therefore, the LDP should only be considered when an improved infrastructure is in place; of paramount importance is the much-discussed Dinas Powys by-pass.

Access roads to the proposed St Cyres development (via Murch Crescent and Windyridge) would have to be significantly improved; the current housing conformation dictates that road widening is not an option. The current road width, with the current parking constraints, is inadequate for further traffic volume. Road safety would be significantly compromised particularly in Windyridge. Preferred access should be via a link to new Barry/Dinas Powys/Sully/Penarth infrastructure.

No consideration appears to have been given to already struggling services and amenities for the Dinas Powys area. The St Cyres site would be an ideal location for improving surgery facilities, Baptist Church activities and various sporting pursuits. The proposed LDP would only exacerbate the already overstretched services and amenities.

I am therefore opposed to the LDP for the following reasons:

- Increased traffic congestion and longer commute times
- Increased pollution
- Roads would become less safe
- Deterioration of services and amenities

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

To make the LDP sound, what is required is:

- Viable infrastructure Barry/Dinas Powys/Cardiff and Sully/Penarth/Cardiff
- Viable infrastructure for the St Cyres LDP linking to the above
- Provision of services and amenities for the increased population

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3811/DP1 H & K Taylor

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - Yes

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(12). MG12(12)- Employment Allocation	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

The following comments and concerns relate to Policy MG2 and MG12 in the Deposit Plan and MG2(4)/MG12(12) on the Proposals Map. We do not consider the policy and proposals in these sections of the Deposit Plan to be sound for the following reasons:

Road capacity and traffic problems:-
 For many years there has been increasing traffic using Port Road West and Pontypridd Road and proposals to address this have been muted and discarded. We believe that these new Deposit Plan proposals would not only increase significantly the number of vehicles using Port Road and adjoining roads, but will create serious congestion and safety issues.

Port Road is used by airport traffic coming from Culverhouse Cross and appears to be the main airport route. If the Assembly Government intends to promote the further development of the airport, as has been reported, this will increase the traffic along Port Road until and unless an alternative route is provided. Improvement plans for the Five Mile Lane have been talked about for many years and feasibility studies have taken place but due to lack of funding it would seem that any road work is a long way in the future.

On Page 120 of the Deposit Plan under Infrastructure and Implementation Requirements, it states that potential access for the site to the north of Weycock Cross would be from Port Road! Secondary access would be required, potentially from Five Mile Lane. These access points would further add to the congestion and volume of traffic.

Safety:-
 There are already safety concerns for local residents because of traffic flow in and out of the Texaco/Co-op Garage at Weycock Cross. Although the company has attempted to create entry and exit directions with no-entry signs and arrows, vehicles constantly ignore these and there are many 'near misses'. Additional traffic will only increase the likelihood of an accident.

The plan/proposal for around 500 houses and commercial properties (on 10 ha of land) to the north of Port Road West and a further 210 houses to the rear of Pontypridd Road towards Cwm Ciddy (south west of Weycock Cross) would significantly increase traffic on these two roads and the adjoining roads, further raising both safety and congestion issues.

Premature application:-
 During recent weeks there have been surveyors on the land to the north of Port Road West (MG 2(4) and MG12 (12)) which is owned by the Trustees of the Greatrix estate. Some years ago Persimmon planted a buffer zone of trees in order to improve their chances of getting planning permission on this land. We believe that the presence of surveyors constitutes a premature application in view of the Local Development Plan process which is being put out for consultation.

Representor ID and details: 3811/DP1 H & K Taylor

Existing problems:-

As residents on Port Road West, we have experienced growing problems with traffic over the years.

- Traffic travelling towards Tesco from Weycock Cross frequently backs up and comes to a standstill. At times it even backs up towards and beyond Cwm Ciddy Tavern.
- Traffic travelling between Barry and Rhoose/St Athan already experiences extensive delays particularly at peak times. For local residents trying to get to schools and employment, additional housing would make these journeys a nightmare.
- As residents, currently at peak times it can take five minutes or longer to cross the road and enter the traffic flow. Additional traffic would make it virtually impossible to get out of our drives except in one direction.

Environment and impact on wildlife:-

Within the land proposed for housing is important woodland which would be seriously affected if development takes place. The area also provides a habitat for numerous species of birds (indigenous and annual visitors) along with Adders which are protected by law against being killed or injured through human activity, Badgers, another protected species, and other wild animals which would lose their habitat.

The site currently forms part of a Site of Importance for Nature Conservation (SINC) and adjoins the Barry Woodland Site of Special Scientific Interest (SSSI). (see P 121 Deposit Plan Written Statement). The planned development would have a major damaging impact on the area and a buffer zone and 'compensation measures' will not repair the damage inflicted.

Housing stock and financial climate:-

Within the current financial climate, it is difficult for individuals to purchase homes with the effect that new houses stand empty and people wishing to move are having great difficulty selling. It does not appear to be sound judgment to consider building properties, except perhaps on brownfield sites, at a time of recession. Additionally the value of existing properties in the vicinity would be likely to drop.

Impact on living quality:-

The area around Weycock Cross is a Greenfield site and an important part of the area. When we moved into our present address on Port Road West 40 years ago, the land to the north was understood to be classified as 'green belt' which meant that nothing could be built on it. Over the years this classification seems to have disappeared. We believe it should be re-designated as 'Green Wedge' and a separate representation has been submitted in respect of this. Further building and traffic will not only impinge on green countryside and damage the environment but will also increase pollution and noise. Overall the proposed development would 'unacceptably impact upon the character and appearance of the locality'

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

We believe that Policy MG2 and MG12 in the Deposit Plan and MG2(4)/MG12(12) on the Proposals Map relating to development of the land to the north of Port Road West is unsound for the reasons given.

In view of this we request that the land north of Port Road West be deleted from the Deposit Local Development Plan 2011-2026.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3811/DP2 H & K Taylor

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - Yes

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(4).	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:
 The following comments and concerns relate to Policy MG2 and MG12 in the Deposit Plan and MG2(4)/MG12(12) on the Proposals Map. We do not consider the policy and proposals in these sections of the Deposit Plan to be sound for the following reasons:

Road capacity and traffic problems:-
 For many years there has been increasing traffic using Port Road West and Pontypridd Road and proposals to address this have been muted and discarded. We believe that these new Deposit Plan proposals would not only increase significantly the number of vehicles using Port Road and adjoining roads, but will create serious congestion and safety issues.

Port Road is used by airport traffic coming from Culverhouse Cross and appears to be the main airport route. If the Assembly Government intends to promote the further development of the airport, as has been reported, this will increase the traffic along Port Road until and unless an alternative route is provided. Improvement plans for the Five Mile Lane have been talked about for many years and feasibility studies have taken place but due to lack of funding it would seem that any road work is a long way in the future.

On Page 120 of the Deposit Plan under Infrastructure and Implementation Requirements, it states that potential access for the site to the north of Weycock Cross would be from Port Road! Secondary access would be required, potentially from Five Mile Lane. These access points would further add to the congestion and volume of traffic.

Safety:-
 There are already safety concerns for local residents because of traffic flow in and out of the Texaco/Co-op Garage at Weycock Cross. Although the company has attempted to create entry and exit directions with no-entry signs and arrows, vehicles constantly ignore these and there are many 'near misses'. Additional traffic will only increase the likelihood of an accident.

The plan/proposal for around 500 houses and commercial properties (on 10 ha of land) to the north of Port Road West and a further 210 houses to the rear of Pontypridd Road towards Cwm Ciddy (south west of Weycock Cross) would significantly increase traffic on these two roads and the adjoining roads, further raising both safety and congestion issues.

Premature application:-
 During recent weeks there have been surveyors on the land to the north of Port Road West (MG 2(4) and MG12 (12)) which is owned by the Trustees of the Greatrix estate. Some years ago Persimmon planted a buffer zone of trees in order to improve their chances of getting planning permission on this land. We believe that the presence of surveyors constitutes a premature application in view of the Local Development Plan process which is being put out for consultation.

Existing problems:-

Representor ID and details: 3811/DP2 H & K Taylor

As residents on Port Road West, we have experienced growing problems with traffic over the years.

- Traffic travelling towards Tesco from Weycock Cross frequently backs up and comes to a standstill. At times it even backs up towards and beyond Cwm Ciddy Tavern.
- Traffic travelling between Barry and Rhoose/St Athan already experiences extensive delays particularly at peak times. For local residents trying to get to schools and employment, additional housing would make these journeys a nightmare.
- As residents, currently at peak times it can take five minutes or longer to cross the road and enter the traffic flow. Additional traffic would make it virtually impossible to get out of our drives except in one direction.

Environment and impact on wildlife:-

Within the land proposed for housing is important woodland which would be seriously affected if development takes place. The area also provides a habitat for numerous species of birds (indigenous and annual visitors) along with Adders which are protected by law against being killed or injured through human activity, Badgers, another protected species, and other wild animals which would lose their habitat.

The site currently forms part of a Site of Importance for Nature Conservation (SINC) and adjoins the Barry Woodland Site of Special Scientific Interest (SSSI). (see P 121 Deposit Plan Written Statement). The planned development would have a major damaging impact on the area and a buffer zone and 'compensation measures' will not repair the damage inflicted.

Housing stock and financial climate:-

Within the current financial climate, it is difficult for individuals to purchase homes with the effect that new houses stand empty and people wishing to move are having great difficulty selling. It does not appear to be sound judgment to consider building properties, except perhaps on brownfield sites, at a time of recession. Additionally the value of existing properties in the vicinity would be likely to drop.

Impact on living quality:-

The area around Weycock Cross is a Greenfield site and an important part of the area. When we moved into our present address on Port Road West 40 years ago, the land to the north was understood to be classified as 'green belt' which meant that nothing could be built on it. Over the years this classification seems to have disappeared. We believe it should be re-designated as 'Green Wedge' and a separate representation has been submitted in respect of this. Further building and traffic will not only impinge on green countryside and damage the environment but will also increase pollution and noise. Overall the proposed development would 'unacceptably impact upon the character and appearance of the locality'

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

We believe that Policy MG2 and MG12 in the Deposit Plan and MG2(4)/MG12(12) on the Proposals Map relating to development of the land to the north of Port Road West is unsound for the reasons given.

In view of this we request that the land north of Port Road West be deleted from the Deposit Local Development Plan 2011-2026.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3811/DP3 H & K Taylor

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - Yes

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(4).	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
 The following comments and concerns relate to Policy MG2 and MG12 in the Deposit Plan and MG2(4)/MG12(12) on the Proposals Map. We do not consider the policy and proposals in these sections of the Deposit Plan to be sound for the following reasons:

Environment and impact on wildlife:-
 Within the land proposed for housing is important woodland which would be seriously affected if development takes place. The area also provides a habitat for numerous species of birds (indigenous and annual visitors) along with Adders which are protected by law against being killed or injured through human activity, Badgers, another protected species, and other wild animals which would lose their habitat.

The site currently forms part of a Site of Importance for Nature Conservation (SINC) and adjoins the Barry Woodland Site of Special Scientific Interest (SSSI). (see P 121 Deposit Plan Written Statement). The planned development would have a major damaging impact on the area and a buffer zone and 'compensation measures' will not repair the damage inflicted.

Impact on living quality:-
 The area around Weycock Cross is a Greenfield site and an important part of the area. When we moved into our present address on Port Road West 40 years ago, the land to the north was understood to be classified as 'green belt' which meant that nothing could be built on it. Over the years this classification seems to have disappeared. We believe it should be re-designated as 'Green Wedge'. Further building and traffic will not only impinge on green countryside and damage the environment but will also increase pollution and noise. Overall the proposed development would 'unacceptably impact upon the character and appearance of the locality'

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
 We believe that Policy MG2 and MG12 in the Deposit Plan and MG2(4) and MG12(12) on the Proposals Map relating to development of the land to the north of Port Road West is unsound for the reasons given.
 We request that this area of land to the north of Port Road West in the Deposit Local Development Plan 2011-2026 be designated as Green Wedge.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3811/DP4 H & K Taylor

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - Yes

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(12).	MG12. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

The following comments and concerns relate to Policy MG2 and MG12 in the Deposit Plan and MG2(4)/MG12(12) on the Proposals Map. We do not consider the policy and proposals in these sections of the Deposit Plan to be sound for the following reasons:

Environment and impact on wildlife:-
 Within the land proposed for housing is important woodland which would be seriously affected if development takes place. The area also provides a habitat for numerous species of birds (indigenous and annual visitors) along with Adders which are protected by law against being killed or injured through human activity, Badgers, another protected species, and other wild animals which would lose their habitat.

The site currently forms part of a Site of Importance for Nature Conservation (SINC) and adjoins the Barry Woodland Site of Special Scientific Interest (SSSI). (see P 121 Deposit Plan Written Statement). The planned development would have a major damaging impact on the area and a buffer zone and 'compensation measures' will not repair the damage inflicted.

Impact on living quality:-
 The area around Weycock Cross is a Greenfield site and an important part of the area. When we moved into our present address on Port Road West 40 years ago, the land to the north was understood to be classified as 'green belt' which meant that nothing could be built on it. Over the years this classification seems to have disappeared. We believe it should be re-designated as 'Green Wedge'. Further building and traffic will not only impinge on green countryside and damage the environment but will also increase pollution and noise. Overall the proposed development would 'unacceptably impact upon the character and appearance of the locality'

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

We believe that Policy MG2 and MG12 in the Deposit Plan and MG2(4) and MG12(12) on the Proposals Map relating to development of the land to the north of Port Road West is unsound for the reasons given.

We request that this area of land to the north of Port Road West in the Deposit Local Development Plan 2011-2026 be designated as Green Wedge.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3812/DP1 Mr J Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - Yes

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - Yes

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(27).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Yes	No	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

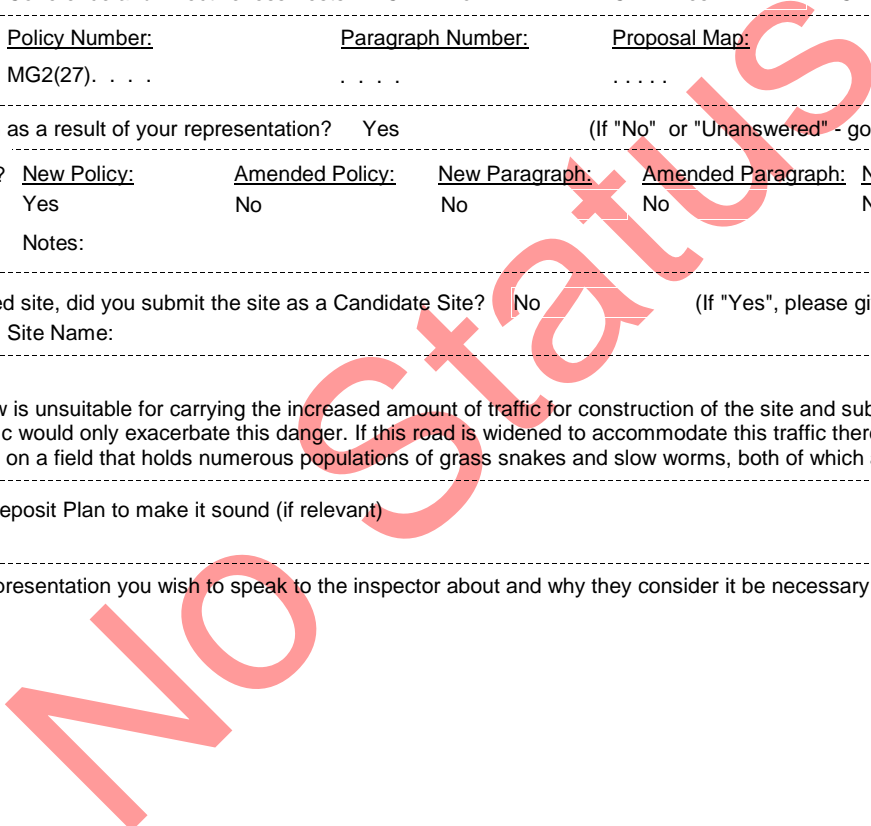
3e - Please set out your representation below:

The infrastructure of Aberthin and particularly Downs View is unsuitable for carrying the increased amount of traffic for construction of the site and subsequent increase in relation to the rise in local population. The Downs Rd is subject to flooding, any increase in traffic would only exacerbate this danger. If this road is widened to accommodate this traffic there would be a detrimental change in character to this conversation area. Also the proposed development site is on a field that holds numerous populations of grass snakes and slow worms, both of which are protected species and will require relocating.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Not carried out at all.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3813/DP1 Mrs L Welch

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(4).	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to the north of Waycock Cross Site Reference:

3e - Please set out your representation below:

The residential land allocations to the north of Waycock Cross in Barry do not take into account sustainable development. To allocate one site of 25.45 Ha to be developed between the years of 2012 - 2026 as opposed to a larger number of smaller sites spread across the district is a poor decision and will result in vast amounts of problems for the whole of Barry.

The site is located on the junction of the Five Mile Lane, Pontypridd Road and Port Road. It is considered that these are three of the busiest roads in Barry, and not only carry the out commuters to Cardiff city centre, but also to the towns of Llantwit Major, Cowbridge, Penarth and across Barry. Three secondary schools (Bryn Hafren, Bro Morgannwg and Barry Boys) are all located within a few hundred metres of one another, and traffic at the peak school run hours is already impossible. It is considered that the increased private vehicle traffic resulting from the development of 500 dwellings is likely to be huge, as seen at the Pencoedtre Village development which was developed at the opposite end of Port Road within the UDP period.

It would be unwise to suggest that a development in this location would be sustainable. At present, very few habitants of the nearby Highlight Park area travel to nearby destinations by bus. The nearest railway station is at Barry, which is just short of 2km from the nearest point of the site. There are very few services in this location which would be capable of coping with a development of this magnitude. The doctors and dentist surgeries at Highlight Park are already full to capacity as they were put in place to cater for the needs of the original Highlight Park development.

The majority of housing in this LDP has been proposed in the south eastern corner of the Vale of Glamorgan. It is considered that this does not cater for the needs of the population of the Vale of Glamorgan, as the western villages are those which need to expand to remain viable. It is in these rural settlements that village shops and services are closing rapidly, and it is considered that residential development could help to improve the situation. I do not dispute the survey that was carried out which established that the numbers of dwellings needed to sustain an increasing population; but I do ask the question as to why it has not been evenly distributed across the Vale of Glamorgan, particularly to the rural villages situated around Cowbridge.

There have been proposals to straighten and improve the Five Mile Lane for many years (much longer than the UDP has been in existence). It is questionable then as to why this has not yet been done, as this major improvement would allow for a development in the vicinity to be more positively received by the population of western Barry. In addition to this, a large development has been proposed to the south of Waycock Cross and Rhoose; all of which would be using this access way as the fastest route to the A48 and the M4 motorway.

It is not considered that the site would meet with the objectives of the LDP as listed in paragraph 4.4, particularly point two which makes reference to the site making a positive contribution to mitigating the effects of climate change. The site would actually have a negative impact on climate change, with the additional cars being generated by the 500 dwelling development, coupled with the additional traffic congestion on Port Road. The stationery traffic is likely to have a negative impact on carbon emissions in the vicinity, particularly concerning due to the large amount of development and the schools in the area.

This area would not promote local shopping centres in Barry, as the main town centre is too far from the site for people to walk. The only retail units in the area are Tesco and a Co-Operative store alongside the petrol station. It is not considered that these could meet the shopping needs of the population of a development of 500 properties. This is particularly important as the focus of many people is to ensure that traditional businesses and trades remain open to prevent them dying out forever. The development to the north of Waycock Cross will not promote this kind of shopping, and will result in the residents travelling

Representor ID and details: 3813/DP1 Mrs L Welch

unsustainably by private car to the city centre of Cardiff and towns across the Vale of Glamorgan where these shops and services are plentiful at present.

I do not understand how a development of this type can accommodate tourism development within an area, as it is a residential site of 500 units, however, the Vale of Glamorgan's LDP objectives state that development should adhere to this condition. The overdevelopment of a greenfield site (which is consequently against Welsh Government guidance in Planning Policy Wales) would result in a negative impression of the "green, leafy Vale of Glamorgan" which the tourism department works so hard to portray. It is thought that a green wedge should be in place in this location to prevent urban sprawl, and that residential development should be carefully controlled. This can be done through the allocation of much smaller, compact sites which would not have such a detrimental impact on the agricultural land in the area, the openness of the countryside and the urbanisation of locations which have remained green for many years to date.

As mentioned above, I do not believe that the development is sustainable by any sense of the word. This term is used constantly throughout the LDP, Planning Policy Wales and English planning policy. It is thought that planning departments would understand the meaning of the term by now, and just because developers claim that the site is within walking distance of a train station does not mean that in reality it is.

The development will be made as 35% affordable housing. This type of housing would provide accommodation for young couples, families and elderly people wishing to downsize. It is very unlikely that families with young children, particularly in push chairs and the elderly with mobility issues would be willing to walk significant distances to access public transport, shops or services.

It would be a sensible option to develop alternative sites in area in the western Vale where house prices are high, and people want to live due to the rural idyll. These may be locations where they have grown up, but as very little affordable housing is proposed here, it is not possible for people to move here.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I would like the site to the north of Waycock Cross to be shrunk considerably to reduce the impact on the traffic, open countryside and further urbanisation of Barry in the areas where green spaces should be protected.

The reallocation of the 500 units across the Vale of Glamorgan will cater for the needs of the population of the Vale much more than the current LDP residential land allocations. It would be preferred if this site was deleted altogether, at least until the Five Mile Lane and Port Road are re-assessed to deal with increased vehicle capacity.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3814/DP1 Mr K Cooper

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Email	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(13).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

I wish to object to the inclusion of the field at the end of Windmill Lane together with the one opposite it in the other site of St Athan Road. Have the following comments about the inclusion of the site for housing development in the LDP and wish to make you aware of my reasons. I should be happy to expand on any of them should you require it.

This site should be reconsidered due to the following:

1. The increase in traffic on the A48, and especially Culverhouse Cross, which the development will bring as the majority of people will work or shop in Cardiff
2. The lack of parking spaces in Cowbridge together with the preponderance of people using cars for even short distances, and the proposed closure of the market site
3. The need to reroute St Athan Rd which will cause traffic to have to negotiate a steep hill on the entrance to Cowbridge
4. Whether the pumping substation can cope with the increase in sewage when it already has problems coping with existing levels
5. The need for the housing in Cowbridge. The 35% of affordable housing is quoted, enabling the Council to allocate what is a Special Landscape Area to housing. The figure quoted is that Cowbridge requires 25 more affordable houses. There are currently 6 being planned for on the lower school site so where does the need for a further 35 come from.
6. The primary schools in Cowbridge are already full. Any further development will require additional primary school places and how will they be provided?
7. The public right of way across one field is used by walkers and dog owners to exercise their dogs. The removal of the field will have consequences on the depositing of 'dog poo' on the pavements of the roads in the development.
8. Any development on the site will have a detrimental effect on the landscape of Cowbridge as it will be visible from St Athan Road and anyone approaching Cowbridge from that direction.
9. Any access from Windmill Lane will cause problems as the turn into the lane is tight, and this would not serve as a 'secondary' access for emergency vehicles.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3814/DP2 Mr K Cooper

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

..... MG2.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No Yes No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to west of St Athan Rd, Cowbridge, land to ea Site Reference: 2446/CS1 2446/CS2

3e - Please set out your representation below:

This site should be reconsidered due to the following:

- The increase in traffic on the A48, and especially Culverhouse Cross, which the development will bring as the majority of people will work or shop in Cardiff
- The lack of parking spaces in Cowbridge together with the preponderance of people using cars for even short distances
- The need to reroute St Athan Rd which will cause traffic to have to negotiate a steep hill on the entrance to Cowbridge
- Whether the pumping substation can cope with the increase in sewage when it already has problems coping with existing levels
- The need for the housing in Cowbridge. The 35% of affordable housing is quoted, enabling the Council to allocate what is a Special Landscape Area to housing. The figure quoted is that Cowbridge requires 25 more affordable houses. There are currently 6 being planned for on the lower school site so where does the need for a further 35 come from.
- The primary schools in Cowbridge are already full. Any further development will require additional primary school places and how will they be provided?
- The public right of way across one field is used by walkers and dog owners to exercise their dogs. The removal of the field will have consequences on the depositing of 'dog poo' on the pavements of the roads in the development.
- Any development on the site will have a detrimental effect on the landscape of Cowbridge as it will be visible from St Athan Rd and anyone approaching Cowbridge from that direction.
- Any access from Windmill Lane will cause problems as the turn into the lane is tight, and this would not serve as a 'secondary' access for emergency vehicles.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include it as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3815/DP1 S Brindley

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - No	P2 - No				
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes		
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - No	CE4 - No		

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(15).	MG2. . . .	Other - Please specify. . . . Glamorgan Heritage Coast	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

I strongly object to the inclusion of strategic site MG2(15) (candidate sites 2489 and 2518) in the Deposit Plan for the development of at least 345 houses.

The Deposit Plan strategic site description of MG2(15) is that "this 15.81 hectare site is located to the south of Llantwit Major and adjoins the Glamorgan Heritage Coast" (pages 130-131).

The proposals map shows MG2(15) within the Llantwit Major residential settlement boundary and the site area is shaded in dark pink, whilst the Glamorgan Heritage Coast is shaded in a very pale yellow.

Therefore, entirely by means of one word "adjoins", and the shifting southward of the settlement boundary on the proposals map, the Council is annexing 15.81 hectares of undeveloped Glamorgan Heritage Coast and thereby overturning 36 years of Heritage Coast policy and management.

The founding objectives of the Glamorgan Heritage Coast, as set out in the Glamorgan Heritage Coast Management Plan Statement 1976 (available on the Bridgend Council website) are:

- 1.To conserve the natural undeveloped character of the coastal scenery and to improve it where necessary
- 2.To encourage a general appreciation of the high quality of the coastline and to highlight the need for community concern in its protection
- 3.To protect for posterity the most valuable parts of the coastal area in terms of agriculture, archaeology, ecology and geology.
- 4.To make the best use of the coastal resources in order to manage efficiently the area in the interests of all users, including farmers, residents, onservationists and visitors
- 5.To promote enjoyment of the natural qualities of the coast by the encouragement or provision of appropriate recreational facilities which are consistent with the conservation of nationally-important scenery
- 6.To monitor and review the progress of the project and the continuing exercises, in order to provide a basis future programme for the implementation of effective management proposals. (page 5)

The Deposit Plan Glamorgan Heritage Coast Policy (MG27) states:

7.104 The designation of the Glamorgan Heritage Coast recognises its national importance as an area of attractive undeveloped coastline. The objective of the designation is to ensure that the special character and natural beauty of the coastline are protected and improved while enabling and enhancing its enjoyment and facilitating its continued use for agriculture and other established and appropriate economic activities.

This would seem to be restating the existing policy and reaffirming the original objectives. There is no mention in policy MG27, or anywhere else in the Deposit Plan, that the Council no longer supports the

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Glamorgan Heritage Coast designation and wishes to make changes to the boundary for any reason whatsoever, let alone the development of some 345 houses on greenfield land.

Yet this is completely contradicted by the allocation of site MG2(15) and the change to the Llantwit Major settlement boundary, which represents a de facto rejection of the long-agreed Glamorgan Heritage Coast policy.

If "the designation of the Glamorgan Heritage Coast recognises its national importance as an area of attractive undeveloped coastline" then upon what basis has the Council removed part of the "undeveloped coastline" from the Glamorgan Heritage Coast designation for the sole purpose of permitting a large housing development upon it and thereby turning it into developed coastline?

As a local resident, I have long been aware that the owner of site MG2(15) has endeavoured to have houses built on the land for many, many years, but has always been refused planning permission, both before and since the Glamorgan Heritage Coast was created.

Indeed, the Unitary Development Plan pages on the Council's website includes the Planning Inspector's report from 2000, which specifically rejects representations by the landowner and developers to remove this particular land from the Glamorgan Heritage Coast and allow development, and describes the site thus:

4.93 The site is highly visible, it being located just below the skyline when viewed from Ham Lane East between Boverton and Llantwit Major. Moreover given its location on the valley slopes of the Hoddnant Valley its development would be unduly separated from the main town area and would involve a large-scale extension of development into the open countryside of the Heritage Coast.

Furthermore, in response to the landowner and developers' general representations to change the Glamorgan Heritage Coast boundary, the Planning Inspector states:

3.23 The Glamorgan Heritage Coast was one of three pilot Heritage Coast areas identified within Great Britain to conserve the natural undeveloped character of the coast. The project was set up in 1973, and the boundaries were identified in 1976, after an extensive public participation exercise, by a joint working party of the four former constituent authorities and the then Countryside Commission. This designation has been carried forward into various development plans.... Given the nationally recognised importance of the Heritage Coast... it would be entirely wrong to modify a part of the boundary without a comprehensive review being undertaken of the whole coastal strategy.

3.6.8 ...Whilst there are areas of land within the designation that slope downwards towards the towns and villages and which do not form a backdrop when viewed from the coast, this does not decrease the importance of such areas as part of the Heritage Coast. The land forming part of the Hoddnant Valley at Llantwit Major provides such an example as does the land adjacent to Colhugh Park in the same town.

This being the case, has "a comprehensive review [been] undertaken of the whole coastal strategy" before including site MG2(15) in the Deposit Plan?

There is no mention of any such "comprehensive review" in the Deposit Plan itself, nor, as stated, any explanation – or even acknowledgement – of the redrawing of the Glamorgan Heritage Coast boundary to enable housing development.

The supporting documents on the Council's website include a "Coastal Study" report completed in 2008. In the absence of any other documents available to the public, one must assume that this report comprises the "comprehensive review... of the whole coastal strategy" previously required by the Planning Inspector.

The Coastal Study "aims to review existing policies and put forward new policies and coastal zone boundaries which are supported by a robust evidence base". (1.1)

The Coastal Study quotes the conclusions of the Planning Inspector's report concerning the Glamorgan Heritage Coast boundaries, which I have quoted above, in outlining current coastal planning policy, and states that "the planning and development context has not significantly changed since this time." (2.16) The Coastal Study reinforces this by stating that the "Glamorgan Heritage Coast... designation is derived from a study in 1976 and as one of the first heritage coasts in the UK was subject to widespread consultation. This designation therefore has a significant weight in terms of its validity". (2.21)

The Coastal Study addresses the Glamorgan Heritage Coast boundaries in specific detail and concludes:

5.7 Only limited changes are proposed to the Heritage Coast boundary as the area was studied in depth before designation, the boundaries have met with consensus over the years and the character of the area has broadly been successfully managed to the benefit of the Vale. It is important to continue to maintain the boundaries so adjacent settlements do not adversely impinge on its character.

7.2 It has been found that the Glamorgan Heritage Coast area is of great importance to the Vale of Glamorgan and is a valuable landscape and seascape resource. The boundaries are considered substantially sound but some small additions have been made around Llantwit Major in order to be consistent with the approach used in other settlements and because previously omitted areas are of similar character and importance to that within the Heritage Coast boundary.

Figures 1 and 7 of the Coastal Study clearly show site MG2(15) within the existing Glamorgan Heritage Coast designation and within the recommended amended designation. The only changes recommended by this report are additions to the Heritage Coast designation. There is certainly no recommendation to reduce the protected area to free up undeveloped greenfield land for housing development.

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It would therefore seem that if the Coastal Study is indeed the requisite "comprehensive review... of the whole coastal strategy", then the Council have comprehensively rejected the findings of that review.

However, the Council have provided no alternative report, technical assessment or expert advice to explain their rationale for so doing. The Council have thus arbitrarily created "facts on the ground" by stating that site MG(2)15 "adjoins the Glamorgan Heritage Coast".

It is interesting to note that the LDP Proposals Map shows that the Glamorgan Heritage Coast boundary has also been altered by the Council to include within the designation those small areas of land near the Llantwit Major and Boverton conservation areas, as recommended by the Coastal Study. That being the case, if the Council have therefore accepted the study's conclusion that those "previously omitted areas are of similar character and importance to that within the Heritage Coast boundary", then why have they deemed that site MG2(15) should be excluded from the Heritage Coast, contrary to the study's recommendations, despite its "character and importance" being such that it has been included in the Heritage Coast since its foundation in 1976?

If it is now the Council's policy to remove undeveloped land from a "nationally recognised" Heritage Coast, which is of "national importance as an area of attractive undeveloped coastline" – in contradiction to all previous policies; against their own expert's advice; and without providing any evidence or justification for so doing – then what is the point of having a Heritage Coast protected area at all?

The entire area covered by the Glamorgan Heritage Coast must now be considered as being available for development, as, upon this basis, there is seemingly no reason why further greenfield candidate sites for residential development currently located within the Heritage Coast designation can be refused inclusion in future Local Development Plans.

It would seem that the Council's idea of "conserv[ing] the natural undeveloped character of the coastal scenery" for "posterity", in practice only means protection for 35-odd years until the political and planning climate is such that housing development can be located on the undeveloped coast.

The Deposit Plan itself states that the LDP "will seek to provide a policy framework which...Manages the natural, coastal and built environment of the Vale of Glamorgan for future generations" (page 18) and yet the choice of candidate site MG2(15) represents a complete and utter refutation of that policy framework, signalling as it does the mismanagement of the Heritage Coast to the detriment of future generations.

Such a large-scale housing development on undeveloped farmland that has previously been designated as protected from development for "posterity" will undoubtedly result in a massive financial windfall for the landowner and developers. Furthermore, as any housing development on site MG2(15) will create a strong precedent for the future annexation of more Heritage Coast land for further housing development, it is likely that all privately-owned greenfield land within the Heritage Coast will massively increase in value as landowners and developers realise the possibilities now opened up by the Council's Deposit Plan. The pressure to develop the "attractive undeveloped coastline" will become unstoppable.

Therefore, it is surely incumbent on the Council to ensure that the process of removing such previously solid protection is carried out with the utmost transparency, diligence and integrity; has the support of "the community concern[ed] in its protection"; is "in the interests of all users, including farmers, residents, conservationists and visitors" (not just landowners and developers); and is above all "supported by a robust evidence base".

For the reasons given above, this is certainly not the case with the proposals concerning site MG2(15). One can only guess at the Council's motives for choosing to include this site in the Deposit Plan.

Indeed, the only justification that seems to be suggested in the Deposit Plan for the location of a large housing development on undeveloped Heritage Coast land – though I reiterate that there is no overt reference to this radical policy in the Deposit Plan – is that Llantwit Major has been identified as a "sustainable settlement" which can "assimilate growth without it having a detrimental impact on [its] existing character and local environment" and therefore is one of the "focal points for growth" (pages 26-27) to meet "the need for 9,950 additional residential units" required by "the Welsh Government's 2008 based local authority level household projections for Wales" (page 38).

I was advised by a member of the LDP team at the Deposit Plan exhibition at Llantwit Major Town Hall on 24 March 2012, when I queried the allocation of undeveloped Heritage Coast land for housing development, that it was inevitable, given the amount of houses that had to be built, that residential development would have to be expanded into the undeveloped Heritage Coast; this was a "hard choice" that the Council had to make and there was no alternative.

More worryingly, I was told by the LDP team member that the undeveloped Heritage Coast land to the south and east of Llantwit Major was "not an important part of the Heritage Coast" (the "important", and presumably therefore the only protected, part being, in his opinion, the stretch of coast between Nash Point and Southerndown)!

As such, I was effectively informed that because existing housing development in Llantwit Major had already spoilt the area, then more development, even into the unspoilt Heritage Coast, would be acceptable; would not make any difference; and in any event would be sustainable development in a sustainable settlement.

When I inquired if the Council were relying on any reports or studies to inform these conclusions, I was advised that there were no other reports, other than the Coastal Study previously mentioned. I was further advised that the Council had not received any indication from the Planning Inspector that the policies that informed the Inspector's report on the Unitary Development Plan in 2000, and which were also addressed in the Coastal Study, had changed. Obviously, the conclusions of the Planning Inspector's report and the Coastal Study are completely at odds with the Council's apparent reasoning for allocating

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site MG2(15) for housing development.

It would therefore seem to be the "sustainability" of the proposed development of site MG2(15) that the Council is relying upon to override all the other considerations, as outlined above.

However, the sustainability appraisal of site MG2(15) within the Council's own Deposit LDP Sustainability Appraisal Report includes the following assessment criteria:

The proposal lies within the boundary of the Heritage Coast which has recreational value (page 1710)

The site lies in an elevated position within the Heritage Coast; development in this location may have a negative visual impact on the character of the Heritage Coast (page 1711)

Development may have an impact on the Heritage Coast which is a tourism asset (page 1712)

The Sustainability Appraisal summary comments are:

The assessment scored a high number of negatives which relate to the potential impact that development would have on the Heritage Coast and as a result of the site being partially affected by flooding and the loss of agricultural land. Positive scores relate to the contribution which the proposal could have in providing housing and employment opportunities and the potential for residents to access services locally however these are significantly outweighed by the negatives identified. (page 1712)

Therefore, one can only conclude that the development of site MG2(15) is not sustainable.

Indeed, of all the sustainability appraisal site assessments in the Deposit LDP Sustainability Appraisal Report, only the assessment of site MG2(15) reaches such a damning conclusion.

Given the importance of sustainable development – and the Deposit Plan uses the word "sustainable" and variations thereof 211 times – why has site MG2(15), which is manifestly unsustainable, been included in the Deposit Plan?

Of course it would seem that the Council's easy answer to this – as I began my representation – is to state nonchalantly that site MG2(15) "adjoins the Glamorgan Heritage Coast" and to encompass it in the Llantwit Major settlement boundary!

For all the above reasons, the Deposit Plan is fundamentally unsound.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The removal of strategic site MG2(15) from the Deposit Plan.

A reaffirmation of the Glamorgan Heritage Coast objectives and the continuation of the boundaries as per the original designation agreed in 1976; as maintained in all previous development plans; and as recommended in the Coastal Study report.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3816/DP1 M Holley

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(1). . . .	1.10. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	No	Yes

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

As a long term (30 years) Cowbridge resident I strongly object to the proposal to build on the cattle market site. I think the cattle market should remain in operation because:

- 1) Cowbridge is a market town and to lose the cattle market would remove a lot of it's character.
- 2) Cowbridge is at the heart of the Vale agricultural community, and farmers coming into the town bring income to the local shops and facilitates social gathering of farmers, keeping them in touch with each other and provides a forum for exchanging news etc.
- 3) All the local people I know have said they want to keep the cattle market in Cowbridge.
- 4) The big issue in Cowbridge is lack of parking space for visitors, and removing the option of parking on the cattle market when it is not used will exacerbate the situation.
- 5) If the cattle market is closed a least that many extra parking spaces should be provided in the town. I would suggest using the money from the site (if it has to be sold) to fund a double deck car park on the existing town hall parking site, and /or utilising the land under the flyover for free parking for car sharers / employees of local shops who currently jam up the car parks all day and make it impossible for short term visitors to find a space. Alternatively make the town hall car park free for 3 hours and above that charge, with maybe a token charge of £2 per day to park under the wasted land under the flyover. This waste land could be simply covered in chippings and maybe a net attached under the flyover to stop any debris or bird droppings falling on parked cars.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Incorporate the above.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3817/DP1 J Blake

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
08/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(25).	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
 MG 2 [25] Land West of Swanbridge Road, Sully - Residential (650 dwellings) including public transport improvements. [Reserve site]

I object to the above site being identified as a potential site for 650 dwellings in this Plan. Whilst the Plan makes reference to undertaking various assessments with respect to transport, water and sewage there is no indication that any assessment to any degree has been taken prior to the decision to include this land in this category.

As a long term resident of Sully I do not see how you can contemplate building that number of properties without considerable and large scale improvements to the local infrastructure. For example, the water pressure can't cope with Sully at it's present size, the village is surrounded on 2 sides by 'country lanes' which would not be suitable for the increased traffic, the lack of a railway connection seems a glaring issue when taken in conjunction with your objective of promoting public transport and green issues, doctors surgery, school provision, shops etc are all in short supply already.

In addition the very large developments proposed in the Barry area will have a significant impact on the quality of life in Sully anyway, in that the huge problem of lack of public transport combined with inadequate roads in the area will lead to massive transport issues for everyone. Sully is already far busier traffic-wise than previously as commuters and travellers seek alternative routes to Barry, Penarth and Cardiff via Sully to avoid congestion in Dinas Powis. It will be nightmare, with no significant plan to implement any improvements in the area until the Sully reserve site is activated. Does the Council think doing cycle paths on Port Road will be of any use to anyone!!

I do not want to see this section of the Plan adopted, accepted, whatever as I think the 'Reserve site' status could and would be overlooked and the supposed 'proposed use' become 'an agreed use'. By accepting this Plan without qualification in respect of this site there is potential in future years to suggest the community accepted the use of the land to this degree and for a development to be pushed through with no opportunity for the local community to appeal it.

I think the following issues indicate existing problems in the area, even before increasing the size of the village by 15-20% (by population, property count or land area): -

The lack of viable public transport.

A significant percentage of dwellings in Sully have 2 cars in response to the lack of public transport. The only option is bus travel and frankly that would be overwhelmed in a minute if it was realistically expected to cope with a significant increase in passengers. At present it is not stretched purely because of the high level of car ownership. Anything like regular use of the system would overwhelm it at present. There is no alternative to it as the nearest train stations are Cadoxton, Dinas Powis and Penarth, which would all require bus transport to reach or cars as is often the case now.

The idea that vehicles could use the existing country lanes for access seems to imply that significant changes would be needed to them to accommodate this. But there is no viable way to increase traffic flow either to Barry or Penarth on existing routes. Does the Council feel that stipulating 35% affordable housing would decrease the number of cars per household on this development because it would then impact on public transport needs.

Exactly what use would the provision of cycle paths make - the path to Cosmeston is hardly used by cyclists, they tend to stay on the road if they use the route at all - and exactly how many people does the Council think can commute daily by bike to the towns of Barry, Cardiff and further. I don't know the demographics but shouldn't you publish some figures to show the transport needs i.e. commuters going where, shoppers going where etc.

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What assessment has the Council made in respect of the impact of the actual development of the site, in terms of building and improvements etc - what period of time would be involved, what would be the impact on local residents, what effect on the infrastructure.

Since we are currently seeing higher levels than ever of road traffic through Sully how can anyone propose this element of Plan is operable - it may be an idea but should not be formulated as policy.

The Plan states 'including public transport improvements' but makes no effort to say what this would be - surely you don't mean cycle paths! Does this mean more buses, better routes, a bus bypass, bringing a rail line back (can't do that as already built over the old line!), a ferry across the Severn? How can you expect Sully residents not to be up in arms when such limited information is supplied for such a proposed major undertaking in the area? One of the maps in the LDP has symbols for Bus priority measures and highway proposals - their absence from the Sully area is very noticeable.

Water issues

There are consistently problems with the mains water pressure in Sully. At peak times it's just about capable of operating an electric shower without it cutting out! Exactly how would 650 extra dwellings be accommodated? The Plan makes reference to a number of issues with surface water, drainage improvements and sewer improvements, flooding prevention etc! So whilst it is obviously accepted that there are significant issues the Plan still goes ahead? Drainage improvements would need to be spectacular to deal with the increase in village size of almost 20% by land area and 15% by property count (I don't know the figures I presume they are out there somewhere - why not publish them).

Whilst I totally object to such a large development even being considered, never mind being implemented, I understand the need for the policy and the necessity for housing development within the Vale. The sheer size of the development and the lack of supporting evidence to show that it could be achieved without a major impact on Sully residents and the quality of their lives going forward is not acceptable. Why this size of development - why not a smaller size, or staged development with the guarantee of upgraded infrastructure to allay the fears of residents and also improve our existing systems. Surely there is a need to improve the infrastructure now, especially transport, water supply and local facilities, for the existing 5000 residents - no mention is made of anything here.

It appears the only way things would improve, if that's the correct term, is to build this huge development with all its associated problems and hope that the action taken to alleviate the problems works out for the benefit of the village. That is a big ask.

I think the plan, in respect of this development, should be amended, after consultation with residents, having provided them with evidence, to the size of the development and the inclusion of a detailed answer to the issues raised. It is not good enough to say there would be an assessment of this and that - it needs to be more substantial, more clearly explained, and made available to the wider audience. It seems that the Council is putting forward the idea, in amongst a huge plan, and hoping it will be accepted allowing them to look at it in more detail later. Well the details need to be looked at now, and more viable alternatives sought before this Plan is accepted.

It seems that the Plan being put forward does not always agree with its own principles. The following seem pertinent:-

LDP Objectives

1. To sustain and further the development of sustainable communities within the Vale of Glamorgan, providing opportunities for living, learning, working and socialising for all.

Increasing the population and housing density by 15% with no local work or employment that doesn't require using some form of transport in a village which has infrastructure issues already, and which will be exacerbated by the large developments in Barry?

2. To ensure that development within the Vale of Glamorgan makes a positive contribution towards reducing the impact of and mitigating the adverse effects of climate change.

Promoting the residents of 650 more dwellings in Sully to travel does not achieve this at all.

3. To reduce the need for Vale of Glamorgan residents to travel to meet their daily needs and enabling them greater access to sustainable forms of transport.

This seems totally at odds with the development proposed!

4. To protect and enhance the Vale of Glamorgan's historic, built, and natural environment.

Natural environment - building on a greensite.

5. To maintain, enhance and promote community facilities and services in the Vale of Glamorgan.

No idea as nothing stated in Plan re Sully and this development.

6. To reinforce the vitality, viability and attractiveness of the Vale of Glamorgan's district, local and neighbourhood shopping centres

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Just not applicable - 650 houses nowhere near these shopping areas, 35% affordable housing and not near these centres!

7.To provide the opportunity for people in the Vale of Glamorgan to meet their housing needs.

This one seems relevant although the sheer number of properties and the 35% affordable housing seems over the top - over 230 properties of this type - how many are already in Sully and the surrounding area and how many are needed - is Sully the best location - should these not be nearer to transport hubs, shopping etc?

8. To foster the development of a diverse and sustainable local economy that meets the needs of the Vale of Glamorgan and that of the wider South East Wales Region.

Where are the new residents coming from and how is it sustainable - putting more strain on infrastructure, transport of any kind, health and education facilities which are not being upgraded.

9. To create an attractive tourism destination with a positive image for the Vale of Glamorgan, encouraging sustainable development and quality facilities to enrich the experience for visitors and residents.

650 extra houses in over-stretched Sully - won't do a jot to create anything like the above.

10.To ensure that development within the Vale of Glamorgan uses land effectively and efficiently and to promote the sustainable use and management of natural resources.

This proposed plan does not seem to be either effective or efficient use of land for all the previous reasons given.

Again from the Plan,

5.18 The key diagram shown in Figure 2 overleaf illustrates the LDP Strategy and shows the extent of the Vale of Glamorgan Council and the LDP area.

There is no reference to any transport corridor through Sully, or transport hub, or railway - Sully is not included yet the Plan would be 650 Houses, ignoring the major developments in Barry! It will be like the M25 here soon - gridlock on all roads at peak times. There seems to be no answer from the Council to address the transport issues, except this ludicrous idea that cycle paths are important! What figures support this expensive provision of cycle paths - let's see them and justify the cost.

The actual state of roads in and around Penarth is appalling - full of pot-holes, blistered surfaces - they are by far the worst roads I travel on anywhere in the UK, never mind this area!

Again from the Plan,

Primary Settlements

- Provide for an appropriate level, range and choice of housing, including affordable housing to meet local needs.
 - Safeguard and improve existing key local services and facilities, particularly those that also serve the needs of wider rural Vale.
- *Promote sustainable transport measures and related facilities in order to reduce dependence on the private car.

Exactly how does the proposed development meet the above - appropriate level, range and choice seems to be 650 extra houses, safeguard and improve facilities - no evidence of that - sustainable transport - rubbish.

Again from the Plan

Please review the section SP7 and find any reference to Sully or the Barry-Sully-Penarth-Cardiff transport corridor - there is none! The Council doesn't even seem to recognise that many people travel through Sully to get to where they are going - increased numbers of people from developments at Cosmeston and Barry even before any potential site in Sully.

POLICY MD 1: LOCATION OF NEW DEVELOPMENT
TO ENSURE THAT NEW DEVELOPMENT ON UNALLOCATED SITES ASSISTS IN DELIVERING THE STRATEGY, DEVELOPMENT WILL BE FAVOURED WHERE IT:

1. REINFORCES THE ROLE AND FUNCTION OF THE KEY SETTLEMENT OF BARRY, THE SERVICE CENTRES SETTLEMENTS, PRIMARY

Representor ID and details: 3817/DP1 J Blake

SETTLEMENTS AND MINOR RURAL SETTLEMENTS AS KEY PROVIDERS OF COMMERCIAL AND COMMUNITY FACILITIES;

I don't see what the proposed development does to achieve this - it makes Sully a bigger Primary settlement with no increase in transport facilities, public or private and other developments will turn Sully into a transport roadway.

2. PROMOTES NEW ENTERPRISES, TOURISM, LEISURE AND COMMUNITY FACILITIES IN THE RURAL VALE OF GLAMORGAN;
No?!

3. IN THE CASE OF RESIDENTIAL DEVELOPMENT, SUPPORTS THE DELIVERY OF AFFORDABLE HOUSING IN AREAS OF IDENTIFIED NEED;

What evidence has the Council put forward that this type of housing is needed in Sully, and affordable housing doesn't mean affordable travel or cost of living.

4. HAS ACCESS TO OR WILL PROMOTE THE USE OF SUSTAINABLE MODES OF TRANSPORT;

See my previous comments. This is complete rubbish and the Council's plans promote a transport nightmare- totally unrealistic ideas from planners in rose-tinted glasses who won't have to live with their mistakes!

5. WILL BENEFIT FROM EXISTING INFRASTRUCTURE PROVISION OR WHERE NEW INFRASTRUCTURE CAN PROVIDED WITHOUT ANY UNACCEPTABLE EFFECT ON THE NATURAL OR BUILT ENVIRONMENT;

The proposed development appears to be in almost total conflict with this statement.

6. PROMOTES SUSTAINABLE CONSTRUCTION AND MAKES BENEFICIAL USE OF PREVIOUSLY DEVELOPED LAND AND BUILDINGS;

I don't know about the construction but what previously used land and buildings?

7. PROVIDES A POSITIVE CONTEXT FOR THE MANAGEMENT OF THE WATER ENVIRONMENT BY MINIMISING OR AVOIDING AREAS OF FLOOD RISK AND SAFEGUARD RESOURCES AND

With all the limiting factors and comments re water issues this seems to have been ignored!

8. DOES NOT HAVE AN UNACCEPTABLE IMPACT ON GREEN WEDGES, SITES OF IMPORTANT NATURE CONSERVATION, SPECIAL LANDSCAPE AREAS AND / OR THE GLAMORGAN HERITAGE COAST.

This one seems to be taken to the line - it will just have an unacceptable impact on Sully and it's residents.

POLICY MD 3 – DESIGN OF NEW DEVELOPMENT

4. THERE WOULD BE NO UNACCEPTABLE IMPACT ON THE AMENITIES OF NEIGHBOURING OCCUPIERS

There will be an impact - define unacceptable - to whom - previous issues raised all apply to this.

7. THEY PROVIDE A SAFE AND ACCESSIBLE ENVIRONMENT FOR ALL USERS, GIVING PRIORITY TO PEDESTRIANS, CYCLISTS AND PUBLIC TRANSPORT USERS

Possibly on the actual development but once out in the wide world of Sully and beyond, complete culture clash - you can't walk or cycle to meaningful locations on a regular basis - commuting is not a pastime but a necessity - already mentioned public transport.

9. THEY WOULD HAVE SAFE ACCESS TO THE HIGHWAY NETWORK AND WOULD NOT CAUSE OR EXACERBATE EXISTING TRAFFIC CONGESTION;

Representor ID and details: 3817/DP1 J Blake

Please see all previous comments on this - this would be a ridiculous statement to justify with the proposed development, which would be utilised after the huge developments in Barry have caused the rat-run through Sully!

12. THEY DEMONSTRATE THE EFFICIENT USE OF WATER

With the comments raised already this would be difficult to meet.

The plan makes reference to some of the sites being put forward for development

Penarth	- 600	good public transport including rail service
Dinas Powis	- 400	good public transport including rail service
Rhose	- 730	good public transport including rail service
Sully	- 650	not so good!

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The Council seems to have blinkers over their eyes when anything to do with transport (public or private) comes to light. Totally unrealistic importance is placed on cycle paths etc as a way for people to move around, public transport is mentioned but not how it could be improved and there seems to be an unbalanced attitude to drive private motorists off the roads altogether, with no viable alternatives put forward. Unless the Council can refocus it's plans about how people travel in the 21st century and understand that investment in providing efficient transport options throughout the Vale is money well spent, this Plan will not improve the quality of life in this area but almost destroy it. Building houses is not an isolated issue, the whole infrastructure around them needs to be considered but most especially the impact on those already living in these areas needs to have the highest priority.

This Plan needs to be fully reviewed in conjunction with the comments and representations put forward by the public at large. The Council must face up to reality and stop wasting significant time/effort/money on borderline projects designed to meet some high-flying planning ideas put about by local and central government (e.g. National Cycle Paths).

We need a quality of life brought about by sensible planning to ensure no areas are overloaded, thoroughfares are recognised and developed, long term strategic plans involve major investment in sensible transport alternatives, and that the people putting these plans forward have spent time to see how things are right now, never mind in 10 years time.

The Plan needs to be driven in a different direction in terms of housing development, perhaps along the lines of a number of smaller developments more geographically spread to lessen the impact on key areas, rather than large housing estates! Additionally there seems to be very little financial forecasts or information in the Plan as a whole - no-one seems to be talking about costs of these housing developments or what cost structure has been put forward to support the Plan. If no projected costs are put forward how does the Council expect people to approve or otherwise object the Plan sensibly? The Plan seems deliberately vague in certain areas, most especially anything to do with costs but also very few supporting statistics to back up the proposals made.

If this was a business plan being presented then it would be shot full of holes and the presenters told to start again.

A very last comment - no-one in the Vale should have to learn that this Plan is being proposed by reading letters in a local newspaper - considering the amount of literature and effort that went into the kitchen waste project then a very small amount of that time and effort, if only a flyer to all households, should have been considered and acted upon. This current undertaking very much smacks of playing lip service whilst hoping to push it through under the radar!

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3818/DP1 J Barber

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - Yes

Consistency Tests - C1 - No C2 - No C3 - No C4 - Yes

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No No No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

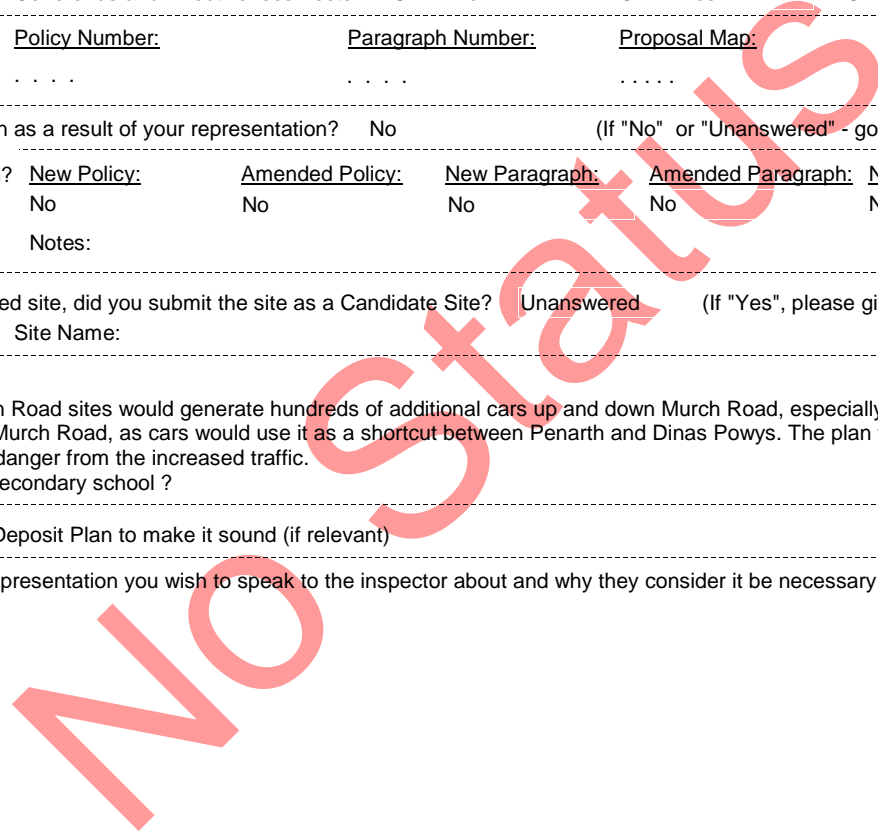
Site Name: Site Reference:

3e - Please set out your representation below:

The proposed 400 houses on the St. Cyres and Caerleon Road sites would generate hundreds of additional cars up and down Murch Road, especially at peak times. The idea of opening the road at the side of the St. Cyres school site would result in a race track on Murch Road, as cars would use it as a shortcut between Penarth and Dinas Powys. The plan to use Windyridge as access is just not feasible. Young children, old people and household pets would all be in danger from the increased traffic. Surely a better use of this school would be as a Welsh Secondary school ?

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3819/DP1 C Wolfenden

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - Yes

Consistency Tests - C1 - Yes C2 - Yes C3 - Yes C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No No No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

My main concern is the amount of traffic that the planned housing schemes will create .

The amount of traffic passing through Dinas Powys at certain times in the day verging on making travel unbearable.I now choose to travel against the flow and shop at Morrisons /Waitrose etc because I can't face the bumper to bumper chaos leading towards the Merrie Harrier roundabout. What is going to happen when the St Cyres School site is completed - I can't think as to what time teachers will have to leave their homes to beat the traffic.This is madness and doesn't appear to have been thought through.

I suggest go back to the drawing board and consider a scheme that would cope with the inadequate road system that we have and re consider the much discussed D P bypass. It used to be a pleasure to live in a lovely semi-rural area please don't destroy what little remains.Now we cant park our cars in Penarth,struggle to get a doctors appointment and are ashamed to take visitors along the penarth front to witness the devastation of the once lovely buildings . People I've spoken to are up in arms about these proposals -reconsider the consequences before the damage is done.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3820/DP1 Mrs M Lowe

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - Yes CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

..... MG2.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to west of St Athan road + land to east of St Athan Road Site Reference: 2446/CS1 2446/CS2

3e - Please set out your representation below:

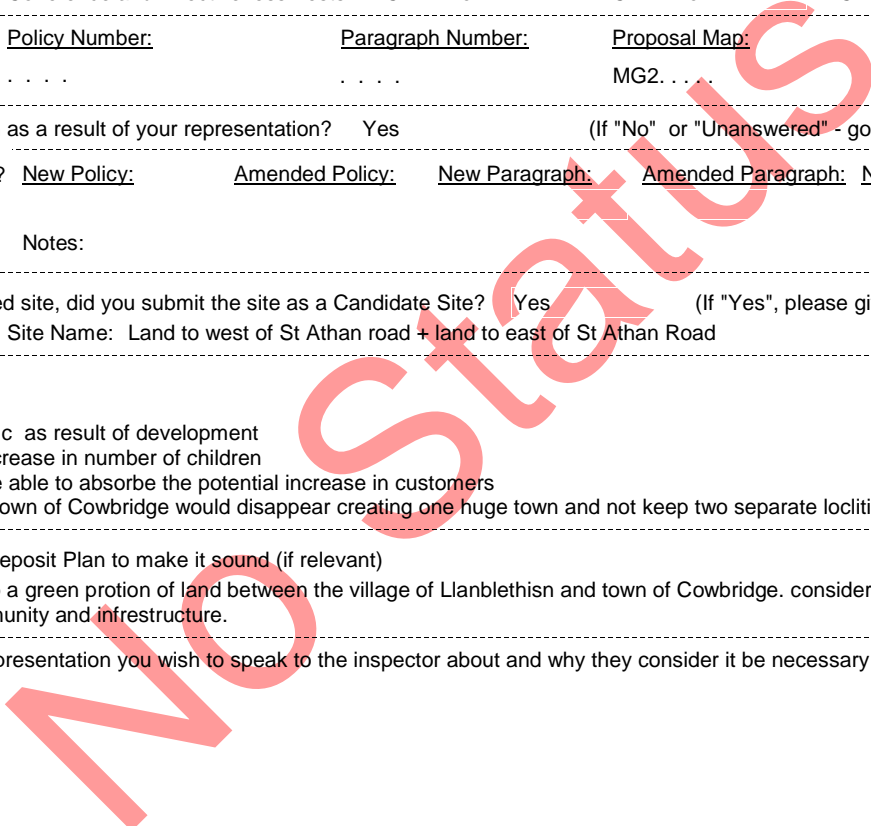
Area is unsuitable for propped development

1. access on st Athan road is unsuitable for increased traffic as result of development
2. Local school do not have the capacity to absorb the increase in number of children
3. Local facilities such as the medical center would not be able to absorbe the potential increase in customers
4. green area between the village of Llanblethian and the town of Cowbridge would disappear creating one huge town and not keep two separate localities.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Cancel the proposed development plan which would keep a green prtion of land between the village of Llanblethian and town of Cowbridge. consider proposals for developments on the outskirts of the town which would have less negative impact on the local community and infrastructure.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3821/DP1 K Carter

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No No No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Brynhill Golf Club Site Reference: 2407CS1

3e - Please set out your representation below:

I believe that the current proposal to exclude Brynhill Golf Club from the LDP is sound. The course occupies one of the few open areas in this part of Barry where wildlife is allowed to flourish. To develop on this land would have a negative impact on both the wildlife and the general utility of the area for local residents.

Port Road is already extremely busy at peak times as it serves several housing estates and at least two schools and a hospital in the Colcot area alone. To allow development of this site would make this problem far worse. In particular I have grave concerns for the safety of children attending the boys comprehensive school who have to cross both Port Road and Colcot Road at times of peak traffic.

Even though there are schools in the area development of a large housing estate would increase the demand for these and probably create problems around admissions. The local medical practice already struggles to provide prompt appointments for its existing patients and I feel would be unable to cope with an increase in numbers.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

N/A

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3822/DP1 R G Carter

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - P2 -

Consistency Tests - C1 - C2 - C3 - C4 -

Coherence and Effectiveness Tests - CE1 - CE2 - CE3 - CE4 -

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Brynhill golf club Site Reference: 2407/CS1

3e - Please set out your representation below:

I support the LDP in its current form.

I do not wish to see a residential development at Brynhill golf club for the following reasons.

- 1) Brynhill is an area of outstanding natural beauty. It provides a safe habitat in which wild animals can flourish. Any development of this site would damage this habitat and therefore have a negative effect on the environment. It is also an area of outstanding natural beauty.
- 2) The construction of a large housing estate would cause problems for the existing local community. A large increase in the local population would put a great deal of pressure on an already busy road system. At peak times port road is already congested any increase in capacity would bring with it concerns for the safety of road users and pedestrians.
- 3) The local community is served by one large medical practice which already struggles to cope with Px numbers, along with a community hospital with no A & E provision and several schools. A large estate would put too much pressure on such limited resources
- 4) Development of this site would mean a loss of open space currently used for leisure purposes.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

NA

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3823/DP1 S Drake

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(16).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	Yes	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

There have been numerous objections to the proposal to build 450 new homes on land to the south of the existing Cosmeston estate. Many people feel the proposed development is inappropriate on the grounds that it would place too much strain on available transport, health and education infrastructure. This is a view which I support, however my specific concern regards access to the proposed development.

Local residents are concerned that a potential means of access to a residential development south of the existing built-up area and bordering the cliff to the east might utilise Brockhill Rise, Stanton Way and Whitcliffe Drive. I would suggest that the unusually narrow width of Stanton Way and the right-angle bend near its west end would make this route totally inappropriate for any increased traffic volume. Furthermore, access from Brockhill Way onto Lavernock Road is already difficult due to the volume and speed of traffic on the major road and any increase in vehicle numbers would worsen the situation. In addition, any increase in traffic volume using Stanton Way and Whitcliffe Drive would significantly reduce the quality and tranquility of the existing residential area.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I request that a paragraph be entered in the Local Development Plan expressly prohibiting any use of Stanton Way or any extension of Whitcliffe Drive for access to any potential developments, either during construction or thereafter.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3823/DP2 S Drake

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(16).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Yes	No	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

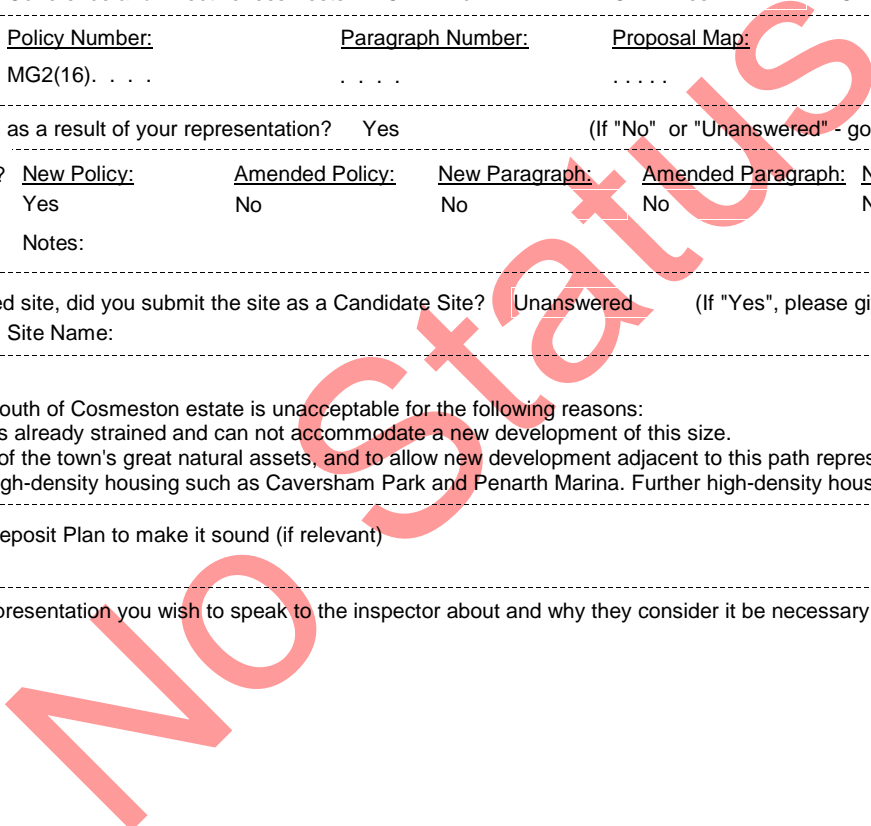
I believe the proposal to build 450 homes on land to the south of Cosmeston estate is unacceptable for the following reasons:

- Existing transport, health and education infrastructure is already strained and can not accommodate a new development of this size.
- The Cliff Walk from Penarth to Lavernock Point is one of the town's great natural assets, and to allow new development adjacent to this path represents a serious loss of amenity for all residents.
- The overall character of Penarth is under threat from high-density housing such as Caversham Park and Penarth Marina. Further high-density housing will erode further the quality of life for Penarth residents.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The proposal MG2 (16) should be removed from the LDP.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3824/DP1 A Keeble

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
30/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(7).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
 Re: Proposed Vale of Glamorgan LDP 2011 to 2026 land south of Weycock Cross to Llantwit major.

My family and I have lived at our current address for nearly fifteen years and have always known that the field behind our home was owned by a property developer (Herbert R Thomas) and was rented to the local farmer, as it was registered as a 'Green Belt Area'. We believed that coming under this restriction, the field would not be able to be built on, particularly as we have been told by one of the Vale Councillor's that there would be nothing stopping Barry merging with Rhoose and that there should be two distinct areas.

Also building new housing development would create sever congestion on an already impossibly busy stretch of road. It is gridlock on this road between 7.30 am and 9am and 5pm and 6.30 pm from as far as the airport to Culverhouse Cross. Is it really wise to add a possible 30,000 more cars to this congestion? How are you proposing to integrate this volume of traffic, especially as the M4 link road has been refused? We believe that this whole development, as far as Llantwit major would create complete and utter chaos and be the death knell to a struggling airport-whose passenger numbers have halved over the last year. Obviously, the recession has had a large part to play in these numbers, but when things improve will passengers really be tempted to run the gauntlet of a gridlocked road, when the airport's competitor (Bristol) is having a direct new link to the motorway and a second runway.

My husband has been head of Air Traffic Control at the Airport for nearly as long as we have lived in this house and knows that it is imperative to have a clear road to the airport in the case of a potential incident. It is a well-known fact that ambulances struggle to get through Dinas Powis depending on the time of day, so how would fire-engines, ambulances and police cars be able to contend with a bottle neck at Weycock cross. I'm sure that if a relative of yours on a plane in trouble, wouldn't you want them to be helped as soon as possible?

I would like to take the time to thank you for reading this letter, and hope that you pass on my concerns and my questions to the appropriate authorities.

Grateful thanks,
 Mrs Amanda Keeble

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3825/DP1 Mrs P Williams

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
..... MG2(13)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to west of St Athan Road, Llanblethian and land to east of St Athan Site Reference: 2446/CS1, 2446/CS2

3e - Please set out your representation below:

I want to record my objection to the proposed building of 100 houses on the two fields joining St Athan Road, Cowbridge. This can be based on the fact that it meets none of your objectives as listed in your LDP document.

Points raised against St Athan Road Development:

- Sustainable Communities/New Development Scale Appropriate to Location**
The proposed St Athan Road development is too large. The community facilities will not be able to cope with a development of this size e.g. schools, health centre and parking. Also, there are already problems with the drainage system in the area.
- Climate Change**
The site of this development will not help climate change as it will encourage the possible use of 200 cars. If people want to shop in Cowbridge the site is too far to walk so people will use their cars and the road is dangerous for walkers. Also taking away green spaces does not help climate change.
- Reduce Travel Needs**
How does it reduce travel needs? People living there will use their cars. Although there is a bus service through Cowbridge will people walk to Primrose Hill?
- Protects Natural Environment**
Building on green belt land does not protect the natural environment. This land containing natural habitats and footpaths used by walkers will be lost forever.
- Enhance Community Facilities**
The added pressure on schools, the health centre and parking will not enhance community facilities.
- Reinforce Viability/Attractiveness of Shopping Centre**
The extra cars generated by 100 houses and the inevitable increase in driving through and parking in town will not promote the attractiveness of Cowbridge. As it is illegal parking is not policed now.
- Housing Needs**
Whilst acknowledging the need for extra housing, wherever possible these should be on brown field sites and smaller developments which can be integrated into the local community.

Representor ID and details: 3825/DP1 Mrs P Williams

8. Diverse & Sustainable Local Economy- Investment/Employment Opportunities

This needs to be in context with the size of the communities. Cowbridge can't provide employment on this scale so people will have to travel.

9. Tourism

Cowbridge is viewed as an attractive and unique destination. A large expansion will deviate from this and increase problems with parking which will deter visitors.

10. Use Land Effectively/Promote Use and Management of Natural Resources

Inappropriate use of finite resources, once built on the green field is lost forever. The Council should safeguard and enhance the open spaces within and adjoining Cowbridge and Llanblethian Conservation Area.

When we moved here there were fields opposite our house. Since then there have been four developments on these fields. This is enough. We must stop further expansion before there is no countryside left around us.

As stated in The Gem by local councillors John Drysdale, Howard Hamilton and Rhona Probert, we are able to comment on different issues in the same application. A point I would like to make refers to brownfield sites within Cowbridge. I know of two smaller sites which could be used for housing, one at the top of Constitution Hill running towards the castle and the other opposite the Limes near the cemetery where an old church has been demolished. Both are just empty and over-grown. If built on they would provide a percentage of the homes needed and with easier access to the town. I don't have the ability to provide proper plans and I don't know if these sites have already been considered but I feel they should be looked at or let us know why they have been discounted.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Statist

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3826/DP1 Mr C Dimond

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Email	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
SP7.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:

The sustainable transport development discussed in the plan comprises only a new route for the National Cycle Network. Other measures discussed relate only to cars and an airport rail link, none of which have anything sustainable about them. Are you confusing sustainable with affordable?

I strongly believe that the plan should reflect the reality of the world we live in, that oil will be ever more expensive and in short supply.

What this means in practice is that new housing needs to be built in areas where there is a prospect of a rail service. In the western Vale where I live, you are proposing development in Wick, Ogmore by Sea and Colwinston, none of which are in the vicinity of a railway line. In Ewenny and Llandow, both of which are adjacent to a railway line, no new housing is proposed.

The Welsh Government is putting a lot of effort into developing a sustainable transport policy. Large amounts of new housing in areas where no sustainable transport is available seems to be a big step in the wrong direction.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3827/DP1 Mr P Robson

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
SP5(1). . . .	5.17. . . .	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Section 5.17 - Ogmores-by-Sea sites for development:

31 Ogmores Residential Centre	3.06	70
32 Ogmores Caravan Park	3.64	82
		total 152

The need for increased housing within the Vale is acknowledged. Whether the type of housing and area within which the above two sites are situated will alleviate the need is doubtful as they are remote from business activities and the village of Ogmores-by-Sea (ObS) has minimal facilities. There are currently 400 - 500 housing units in ObS so an additional 152 would mean an increase in the population of about one-third. Additionally, there is the threat of the development of the Sea Lawns site, currently blocked, as it is the only pub in the village. ObS does not have buildings of historic or particular architectural merit. Visitors and residents come for the sea views. While no one has a right to a view, that from the main road forms the character of the village. While the rates generated by 152 dwellings at say £1300 each, (say £200,000) is attractive to the Council there would be costs associated with such a large increase, primarily in respect of road improvements. The road from Southerndown is unsuitable for heavier use, and going the other way to Ewenny would impose an unacceptable level of traffic. There is no public transport except for the much valued hourly Bridgend - Llantwit Major service, somewhat underused as most residents rely on cars. ObS has no community hall or centre, nowhere to meet other residents or take part in activities locally. Many residents travel to other local areas for entertainment or to contribute to the community. For example, as a trustee of Cowbridge Charter Trust I know considerably more about the town than about my local village, largely due to the closure of a meeting place here. I think that there should be a moratorium on site 31, Ogmores Residential Centre for at least 10 years, and in the meantime the Council should encourage the development of local facilities. I am a resident here and have no connection with any of the sites mentioned. Thank you for your attention.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Deletion of site 31 Ogmores Residential Centre pending the provision of better facilities within the village.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3831/DP1 R & J Monteiro

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Examination

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....	MG2. ....	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Yes	No	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Dinas Powys - WINDYRIDGE
 Road unsuitable for any sort of secondary access due to it's narrowness - currently residents have to park on the roadside (often on the pavements). Refuse vehicles have trouble negotiating the road.
 One of our main reasons for moving to Windyridge was the fact that it is a cul-de-sac with fewer vehicles making it safer for the children.
 Air pollution and noise.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Access to the proposed site.
 infrastructure insufficient currently to take flow of peak traffic.
 Increase community facilities such as adequate sporting facilities (current facilities inadequate for the present demand). Medical services are restricted due to the limitations of space at the current Dinas Powys Surgery premises on Cardiff Road.
 Permanent base for local church.
 Make use of a school (St Cyres Annexe) which has only had a life-span of some 30 years by moving the existing Murch Infants School from its current site which is polluted by current traffic flow together with the Dinas Powys Junior school.
 Major highway infrastructure improvements are made before additional housing is considered.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Windyridge
 Dinas Powys
 To be able to present our strong feelings towards this development which will totally alter the village of Dinas Powys.

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3832/DP1 Mr G Stickler

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <input type="checkbox"/> Written
02/04/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
49. . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
See supporting information

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
See supporting information

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3832/DP2 Mr G Stickler

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
29/03/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
49. . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
See attached document.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
See attached document.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3832/DP3 Mr G Stickler

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
29/03/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
49. . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

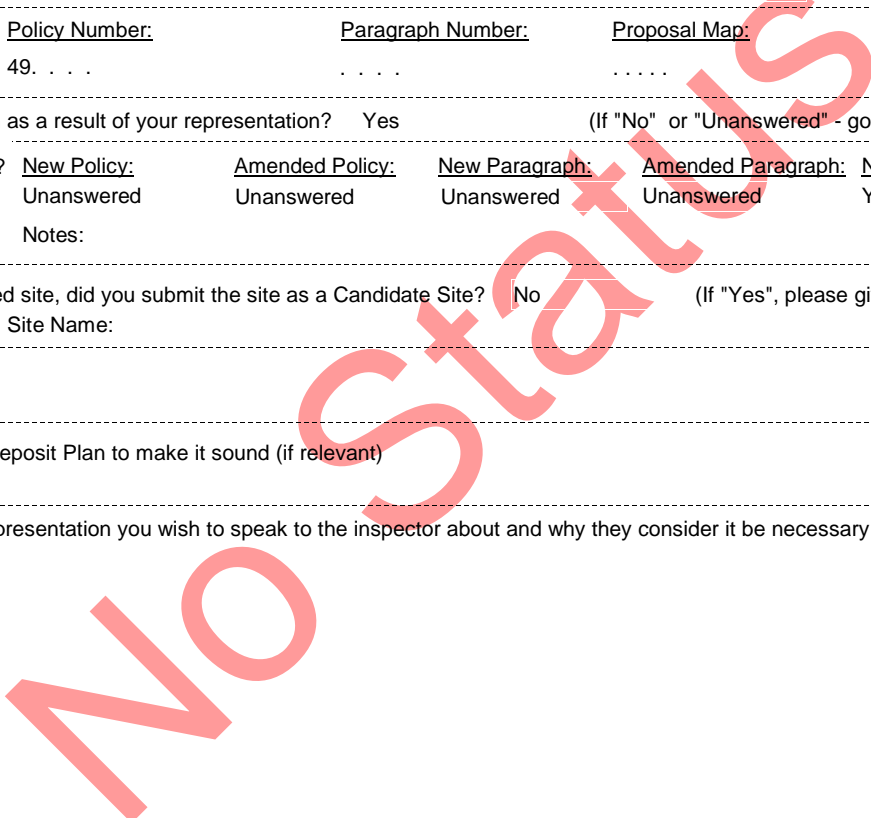
3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
See attached document.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
See attached document.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3833/DP1 Mr Clarke

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
29/03/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
49. . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

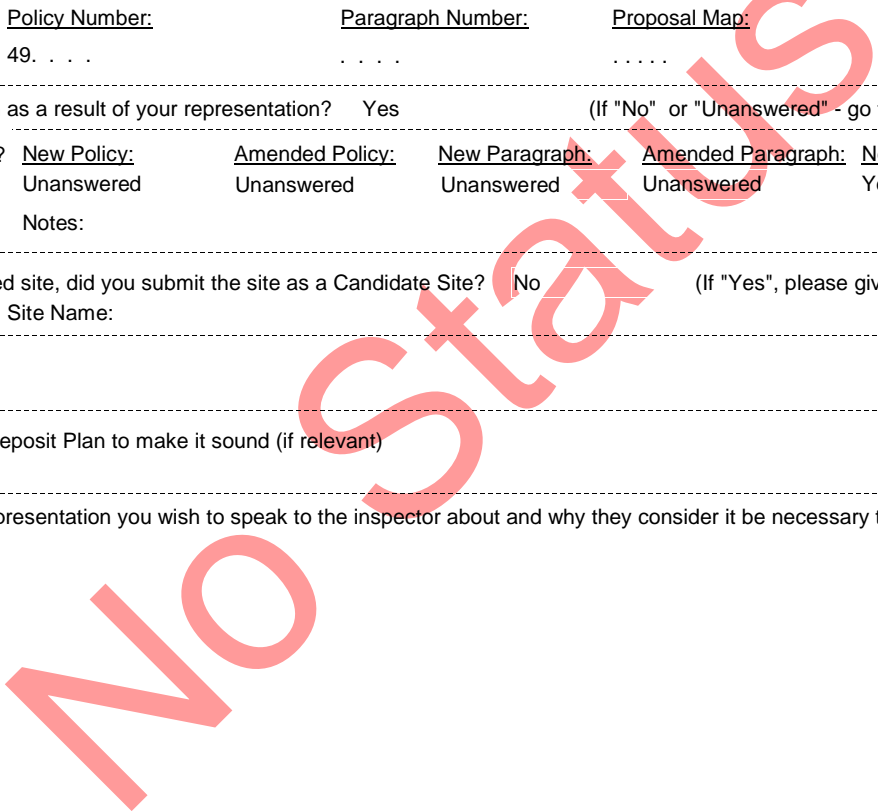
3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
See attached document.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
See attached document.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3834/DP1 Mr A Barton

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
28/03/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
49. . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
See attached document.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
See attached document.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3835/DP1 Ms Cherry Wright

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
27/03/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
49. . . .	7.11. 7.12. . .	. . . . .	. . . . .	. . . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

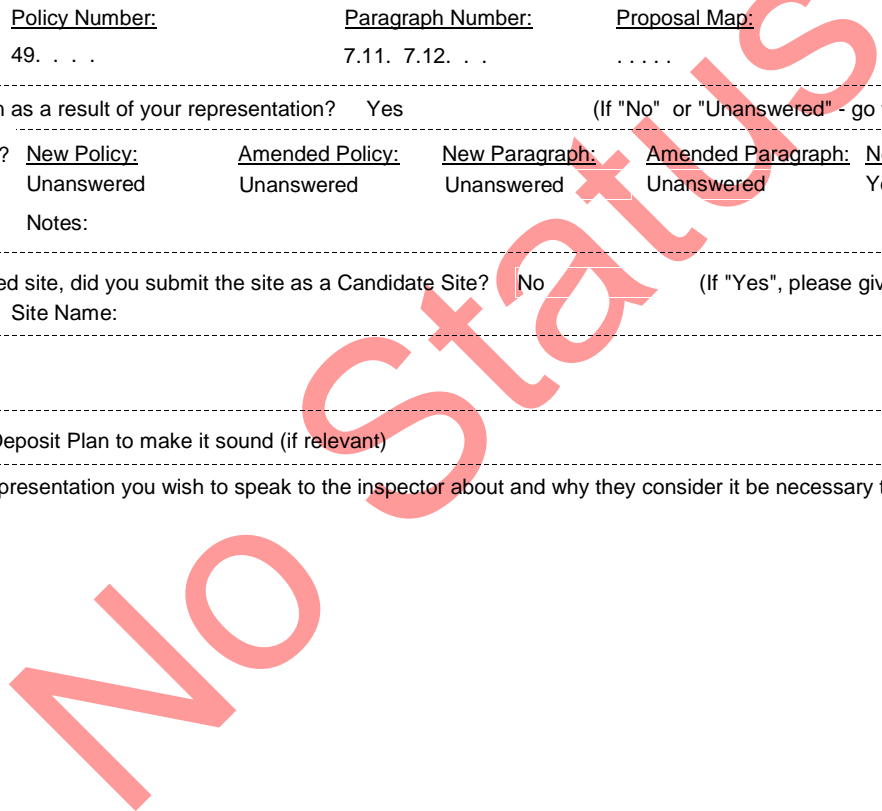
3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
See attached document.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3837/DP1 J De-courcy-Davies

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG9. . . .	7.44. . . .	MG9. . . .	. . . . Sustainable Settlement Appraisal, Fordham Report, LDP Candidate Site Assessment, Gypsy and Traveller Site Assessment, Deposit LDP Proposals Map and Designation of Special Landscape Areas.	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	No	Yes
Notes:					

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land East of Llangan Site Reference: MG9 / ID22 Appendix 1

3e - Please set out your representation below:

Procedural Tests
Test P1
The Local Development Plan (LDP) has not been prepared in accordance with the Community Involvement Scheme for the following reasons:
- The Emergency Services and the Local Primary School have both confirmed that they have not been consulted on the proposed site.
- Registered consultees have not been informed of the consultation stages.
- The Vale of Glamorgan Council has not consulted with its strategic partners in accordance with Welsh Government (WG) document "Travelling to a better future".
- Good practice "WG Good Practice in Designing Gypsy and Traveller Sites" suggests that where Gypsy and Traveller sites are concerned, the local community should be engaged as early as possible. There has been minimal if any consultation.

Test P2
The sustainability appraisal is flawed and contradictory. The proposed site does not meet with national policy in respect of sustainability. The allocation of Llangan is not consistent with previous Planning Rejections by the Vale of Glamorgan (VoG) i.e. Bonvilston In September 2011 and similar determinations by the Planning Inspectorate i.e. Pembroke September 2011.

The allocation of MG9 is not consistent with the proposed LDP policies.

Consistency Tests
Test C1
The land use plan (with regard to the Gypsy and Traveller site) does not relate to any strategy. The Housing

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Strategy is outdated and does not provide any structure for assessing Gypsy and Traveller needs or site location.

TEST C2

The Site allocation does not have regard to National Policy, for example:

•Welsh Government Circular (30/2007):

The site is RURAL and is unsustainable as there are no local services (shops; transport; health etc). Both Llangan and Fferm Goch Score 0 points in the evidence based assessment "Sustainable Settlements Appraisal".

The site would not comply with a Rural Exception Policy as it advocates that all pitches are accommodated on a Rural site including transient pitches which would not comply with TAN 2.

Business would be operated from the site in contradiction of Rural Exception guidance.

The site allocation does not take into account the scale of the resident community. Llangan has a population of less than 100 with 35 homes. The proposal will therefore nearly double the size of the Hamlet. Recent application of the sustainability issue was applied by the Planning inspector in Pembroke where an appeal was refused solely on this basis.

The VoG has refused an application in Bonvilston on the basis of sustainability. As a comparison, the distance between the Llangan site and services is greater than those of the Bonvilston site and services.

•Designing Gypsy and Traveller Sites Good Practice Guide:

The site measures 7400 m2 and could only accommodate 14 pitches without infrastructure. The guidance is 500m2 per pitch plus refuse area, office, play area and infrastructure. The site is too small and cannot therefore meet the needs identified in the LDP.

The site does not meet the minimum requirements for emergency vehicles which is a highway access width of 3.7m. The actual highway width of the site is 2.7m.

The site access is poor and unsafe and has an extended walk (in excess of 800m) to the only bus stop) along an unlit road with no public footpath or street lighting.

The proposal of 21 units on the site would restrict the ability of emergency vehicles to manoeuvre around the site.

Reference is made to new sites grants that might be available Cost should not be a material consideration for planning purposes

•The guidance requires that sites:

- are sustainable. The proposed site is not sustainable.

- are equivalent to standards that would be expected for social housing in the settled community The proposed site does not meet the standards and would not have been considered appropriate for development for residential in either the current or proposed plans.

- have the effect of encouraging and developing good relations between Gypsy Travellers and the settled community. The scale of this proposal will result in tension with the local community due to additional pressure on local infrastructure

•Travelling to a Better Future states or recommends that:

- local Authority's engage with their Housing Association Partners to bring sites forward This has not been done by the VoG.

- "Situating transit provision on residential sites is not an option preferred by the Gypsy and Traveller community as this can lead to tensions among different family groups and make site management and maintenance very difficult In addition it states that such a situation would create a sense of fear within the settled community". The current proposal is recommending that transient and permanent sites are co-located.

•Planning Policy Wales:

- The land is green field land in accordance with the definition of brownfield land set out in Figure 4 1 of PPW.

- The proposed site will not reduce the need to travel due to the limited local service provision in close proximity to the site.

- The site has very limited access to public transport facilities.

- The site is not large enough to provide ancillary facilities required to support a sustainable development as set out in paragraph 3.30 in accordance with Designing Gypsy and Travellers Sites Good Practice Guide.

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- The site is located within a Special Landscape Area and in close proximity to a Conservation Area.
- The site does not meet the identified needs of Gypsies and Travellers in the VoG (Fordham evidence);
- The site does not promote sustainable access to employment, shopping, education, health, community, leisure and sports facilities.
- The site does not maximise opportunities for community development and social welfare.
- The site location will not foster social inclusion due to its isolated nature.
- The location of the site will not contribute to improvements in health due to the isolation from services and facilities.

TEST C3

The proposal has no due regard to the Wales Spatial Plan. The key theme of the Wales Spatial Plan to achieve sustainable development by focusing new developments in areas which have good access to key services and facilities. As there are no services surrounding the site, the allocation of MG9 is not consistent with the objectives of the Wales Spatial Plan.

TEST C4

The proposal does not have regard to the relevant Community Strategy for the following reasons:

- "The diverse needs of local people are met through the provision of customer focused, accessible services and information". This cannot be achieved by the allocation of a non-accessible rural allocation.
- "Vale of Glamorgan residents and organisations respect the local environment and work together to meet the challenge of climate change". The allocation of MG9 places heavy emphasis on the use of the car to access the most basic facilities such as shops, health and education.
- "Older people are valued and empowered to remain independent, healthy and active. They have equality of opportunity and receive high quality services to meet their diverse needs. All services are located many miles from the proposed site and are inaccessible to the older community. The poor public transport system is located 1050m from the site and is in excess of the maximum distances as defined in the proposed LDP and "Manual for Streets".
- People of all ages are able to access coordinated learning opportunities and have the necessary skills to reach their full potential, helping to remove barriers to employment. There is no employment opportunity near to the site. The local primary school has confirmed that it is full and that its projections suggest that it doesn't have the capacity for such a large development. The school has a maximum capacity of 111 pupils each year and the number of pupils on the roll as at September 2011 was 108.
- The local industrial unit has raised concerns in relation to the scale of the proposal.
- The Guidance for Gypsy and Travellers recommends that sites are not larger than 14 units and do not consist of both permanent and transient units.

Coherence and Effectiveness Tests

Test CE1

The Plan does not set out a coherent strategy which its policies and allocation logically flow for the following reasons:

- The strategy states that the LDP will seek to provide a policy framework which "Manages the housing supply effectively in order to provide a range of good quality, affordable homes in sustainable locations and reduces out-commuting by providing opportunities for new housing, retail and employment development in accessible locations in the Vale of Glamorgan". The allocation of this rural site in open countryside does not meet this objective.
- The LDP states that the vision for the Vale of Glamorgan is a place that is "safe, clean and attractive, where individuals and communities have sustainable opportunities to improve their health, learning and skills, prosperity and wellbeing and where there is a strong sense of community in which local groups and individuals have the capacity and incentive to make an effective contribution to the future sustainability of the area. The allocation of MG9 does not meet these objectives being in a rural location with inadequate facilities and transport links.

The Allocation of MG9 does not comply with the following objectives:

- Objective 1. "To sustain and further the development of sustainable communities within the Vale of Glamorgan, providing opportunities for living, learning, working and socialising for all". The location of the site would clearly not meet this objective.
- Objective 2. "To ensure that development within the Vale of Glamorgan makes a positive contribution towards reducing the impact of and mitigating the adverse effects of climate change". The site location is prohibitive.
- Objective 3. "To reduce the need for Vale of Glamorgan residents to travel to meet their daily needs and enabling them greater access to sustainable forms of transport." The site location is prohibitive.
- Objective 4. "To protect and enhance the VoG's historic, built, and natural environment". In a planning refusal on an adjacent site in May 2002, the VoG stated that "it is a proposal that would adversely affect the undeveloped rural character of the area.
- Objective 5. "To maintain, enhance and promote community facilities and services in the VoG". The local primary school has not been consulted. The school does not have the capacity, nor is it projected to have the capacity for additional pupils.

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- Objective 7. "To provide the opportunity for people in the Vale of Glamorgan to meet their housing needs".

Housing should be in sustainable locations The site is not in a sustainable location Furthermore, it brings into question POLICY MD12 which is discriminatory in that Gypsy and Traveller sites should not be treated differently from other housing allocations. An Inclusive policy would see Gypsy and Traveller sites being assessed on the same basis as affordable housing and considered for all candidate residential sites in the LDP.

- Objective 10. "To ensure that development within the VOG uses land effectively and efficiently and to promote the sustainable use and management of natural resources The proposed site is agricultural land in a Special Landscaped Area.

TEST CE2

The strategy policies and allocations are not realistic and appropriate having considered relevant alternatives and are not founded on robust evidence for the following reasons:

- The allocation of the site in Llangan is purely on the basis of site ownership by the VoG and does not meet the requirement of Policy MD12.

- The Gypsy and Traveller site assessment conflicts with other evidence based background papers; specifically the Sustainable Settlement Appraisal (SSA) The SSA states 0 points for public transport but the Gypsy and Traveller site assessment states that this is good.

- The Gypsy and Traveller site assessment states "good highway access", yet the access falls considerably short of the minimum requirement for vehicle access The actual highway access is 2.5m against a minimum standard of 3.7m plus footpath of 1.2m.

- The Gypsy and Traveller site assessment does not reflect the current legal obligations of the Council. All other site assessments highlight any legal issues. The site is referred to as an existing site and that it is tolerated. The site was subject to a Challenge at the High Court in London which found in favour of the local community to return the site back to agricultural use. The site is further subject to a legally binding undertaking by the VoG (signed by the Chief Executive) to use best lawful endeavours to remove the existing travellers and upon the site becoming vacant, to remove all illegally constructed buildings Although the VoG has failed to comply with its duties as detailed in the legal undertaking to date, the legal obligation remains in place. The description of the site in the draft LDP is therefore misleading and did not enable the Councillors to have a clear understanding of the legal issues in relation to this site prior to approving the draft plan for consultation.

- Several private sites were put forward as candidate sites for Gypsy and Travellers but were dismissed as they were not in Council ownership. If such sites were rejected due to reasons of ownership, why was the public sector requested to put forward sites in the first place?

- The site allocation does not reflect the identified need of the Gypsy and Traveller community as highlighted in the Fordham report.

- The Gypsy and Traveller site assessment suggests that Fferm Goch is the local settlement. However, Llangan is the recognised local settlement and it is only 150m from the proposed site.

- The assessment makes no reference that the site is in a Special Landscape Area.

- The assessment makes no reference that the site is adjacent to a Conservation Area. Within the Conservation Management Plan for this area there is a specific requirement to protect the view from the edge of the conservation area over the proposed site.

- The allocation of Fferm Goch as a Minor Rural Settlement is questionable. The appraisal scored 9 points; 3 of which are for employment which puts this site on par with major settlements such as Barry. This scoring is on the basis of 4 light industrial buildings. A survey of these employers has confirmed that no new jobs have become available in the last 9 years and that the units employ less than 15 people with no intention to expand. Furthermore, one of the units has been empty and the development is not a popular industrial site.

- Fferm Goch has a population of less than 100 (98) and has been classified as a Minor Rural site. This is incorrect The guidance requires that all sites of a population below 100 should be classified as a Hamlet. Fferm Goch is a Hamlet and the presumption against development in such areas should therefore apply.

- The VoG undertook a study (Fordham) in which one of the overriding messages was that the Gypsy and Traveller community want smaller sites located on the fringes of larger communities. The Fordham report confirmed that isolated and rural sites restrict access to Health, Education and welfare facilities and disadvantaged the Gypsy and Traveller community. The location of the proposed site does not meet any of these requirements.

- An independent highway study surrounding the proposed site has concluded that:

"The 1km long lane itself is of poor horizontal alignment, with poor forward visibility and unsuitable for regular vehicular traffic. If the site is developed the lane itself would need major upgrading, which would certainly change its appearance within this rural environment."

"The village school is approximately 1km from the village and 900metres from the proposed site. It is noted that the route does not offer any facilities for pedestrians, such that the only safe way for children to travel between the site and the school safely would be by vehicle This route would also be potentially hazardous for cycle use for children, the elderly or infirm and could be potentially hazardous for all users other than by car".

"With regard to the appropriateness of the location for a travellers site development, in relation to transportation, it is difficult to refer to standard guidelines, as few relate to "rural highways", most highway design standards for residential development relate to urban areas. Hence, the advice contained within this report is based on best available information, acceptable highway standards for developments of similar size and transport needs of small communities. Welsh Government guidelines state sites should be situated in close proximity to transport links. The Llangan site would not appear to meet that criteria, being situated away from the main transport infrastructure, sites should also have ready access to schools, doctors and shops, against which requirements Llangan again appears to fail."

"With regards to the existing lane, it is generally considered that where there is direct access to dwellings, the previous standard for developments, Design Bulletin 32, offers guidance where it states that a desirable minimum carriageway width of 5.5metres is appropriate, together with 2.0 metre wide footways on both sides This will allow two way traffic at all times, and safe movement of pedestrians. However, as there is no direct access off the lane (apart from into the proposed development)"

"Thus the lane itself should be widened to this minimum standard, which will require the removal of the existing hedge line on one or both sides of the lane and probable acquisition of land from the adjoining

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fields. This will of course change the environmental character of the area substantially, but is considered essential to cater for increased vehicle and pedestrian traffic".

In summary, there is complete inconsistency with the allocation of MG9 against the proposed policies.

TEST CE3

The VoG make no reference as to how they are going to manage such a large site. The 21 unit site in Rover Way Cardiff has 3 full time staff.

The current Housing Strategy expires in April 2012 and makes no relevant reference as to how the Travelling Community will be monitored in terms of growth or need. There is no strategy that underpins the Gypsy and Traveller community or housing at all.

TEST CE4

Policy MD12 (Gypsy and Travellers) is discriminatory. It offers no flexibility for the VoG to bring forward sites that are sustainable or suitable for Gypsy and Travellers through the policies derived within the plan. MD12 should be redrafted to enable smaller, sustainable sites to be included within the Affordable Housing requirements and delivered through the RSL sector.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The site MG9 should be removed from the plan and an alternative site that has been assessed according to a relative sustainability appraisal is put in its place.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3837/DP2 J De-courcy-Davies

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes	P2 - Yes			
Consistency Tests - C1 - No	C2 - Yes	C3 - Yes	C4 - Yes	
Coherence and Effectiveness Tests - CE1 - Yes	CE2 - Yes	CE3 - No	CE4 - No	

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(30). . . .	5.11. . . .	. . . .	Other - Please specify. . . . February 2012	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	Yes	No
Notes:					

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Garden Emporium, Fferm Goch Site Reference: MG2(30) 2536/CS1

3e - Please set out your representation below:
Procedural Tests

Test P1
The local community have not been involved in the decision to allocate 40 houses on the site. Neither the school nor the Local Education Authority (LEA) were consulted. In addition, Llangan Community Council was not consulted during any previous stages in the draft LDP process.

Test P2
The Sustainability Appraisal of the Garden Emporium site is wrong in its assessment of the Garden Emporium site's ability to meet the Sustainability Appraisal's objectives for the following reasons:

1. The site is incorrectly rated '+' (strongly contributes) as regards objective 1 "To provide the opportunity for people to meet their housing needs." Although this site falls within the Rural Vale, the Rural Vale is a very large area and there is no particular local specific need for this housing. As far as affordable housing is concerned, it is only proposed that the site provides the standard 35% affordable housing which means it is no different to/better than any other site. The '+' rating should be reduced to '+' (contributes).
2. The site is incorrectly rated '+' (contributes) as regards objective 2 "To maintain, promote and enhance the range of local facilities". There is no suggestion that the proposed development will in any way enhance the local facilities. It will place increased pressure on the local facilities such as the primary school (which is full to capacity), the playground/open space at Fferm Goch and the community hall, which already serves a large number of houses and is of a limited capacity. There is no suggestion of onsite open space being provided on the Garden Emporium site. This is of particularly relevance given the high density of housing which 40 homes would involve. The current '+' rating should be changed to a '-' (strongly detracts) rating.
3. The site is incorrectly rated '+' (strongly contributes) as regards objective 8, "To use land effectively and efficiently". Although part of the site is brownfield, and has been previously developed as a garden centre, a large section at the rear of the site (approximately 30% of the entire site) has never been developed. This area was previously identified as a habitat management area in the current planning permission for 12 houses. The requirement for a habitat management area was in part due to the presence of a very rare species of plant on the site (Bithynian vetch). This rating should be reduced to a '+' (contributes) rating, to acknowledge the fact that while the development would reuse the developed part of the site, it would also use a currently undeveloped, greenfield, area.
4. The site is incorrectly rated '+' (strongly contributes) as regards objective 9 "To protect and enhance the built environment and natural environment". This is incorrect for the reasons given in point 3 above. If the site was developed for 40 houses there would insufficient land remaining for any habitat management or other effective biodiversity area as has been required by the extant planning permission.

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This will mean the loss of a very rare plant species which has only been found in two other locations in the whole of Wales. This rating should therefore be reduced altogether to a '- -' (strongly detracts) rating.

5. The site is incorrectly rated '0' (neutral) as regards objective 11 "To protect, enhance and promote the quality and character of the Vale of Glamorgan's culture and heritage." This is incorrect for the same reasons as at points 3 and 4 above. The Council has resolved to protect the very rare plant species which has been added to its local biodiversity action plan. This resolution by the Council (which was made specifically in response to the survey which identified this plant on this site) indicates its recognition of the species' importance to the culture and heritage of the Vale of Glamorgan. This rating should therefore be reduced to a '- -' (strongly detracts) rating.

6. The site is incorrectly rated '+' (contributes) rating as regards objective 12 "To reduce the need to travel and enable the use of more sustainable modes of transport". This rating is incorrect as although it will be possible to travel by foot or bicycle to the primary school and the community hall, every other service and local amenity including employment can only be accessed by private car. The bus service to the site is poor and does not merit a rating on the Council's sustainable settlements score. This rating should therefore be reduced to a '- -' (strongly detracts) rating.

Consistency Tests

Test C2

The proposed allocation of the Garden Emporium site for 40 houses fails to meet Planning Policy Wales (February 2011) ("PPW") in the following respects:

1. The Garden Emporium site is totally unsustainable. It is located in the Rural Vale, surrounded by open countryside. It is 7 miles from Cowbridge and 8 miles from Bridgend. Anyone living in this location will rely on private cars to get to and from the site for work, shops, everything except the primary school, which, as stated below, is full. The nearest corner shop is in Pencoed to which there is no public transport; otherwise it is necessary to drive to Cowbridge or Bridgend or one of the large supermarkets on the edge of Bridgend.

The current planning permission for the site is for 12 houses, of which at least 30% (i.e. 4) are to be affordable. There is a condition forming part of the planning permission (condition 10) which requires each of the 8 private units to be livework units and requires that the business floor space of the live/work unit shall be finished ready for occupation before the residential floor space is occupied. The reason given for this condition is "In order to ensure a satisfactory and sustainable form of development which will support and enhance the local rural community and in order for the development to comply with policies ENV27, ENV29 and EMP2 of the UDP." Although the application originally proposed the livework units and made much of them improving the sustainability of the site, at a later date, the applicant asked the Local Planning Authority (LPA) not to impose this condition. However, the LPA insisted it was required.

There is no suggestion that the 40 houses now proposed for the site would be livework units. If this condition was imposed, this site would still be unsustainable as the residents would need to drive for everything except work.

It also seems likely that they would need to make business related journeys and of course, depending upon their business, additional car journeys could in fact be created by these businesses. This is contrary to PPW (paragraph 4.6.2) which states, "Development plans... should secure a sustainable settlement pattern which meets the needs of the economy, the environment and health, while respecting local diversity and protecting the character and cultural identity of communities."

2. The Garden Emporium site is very poorly served by public transport. There is a very limited bus service to and from Fferm Goch (5 buses per day to Bridgend; 4 per day from Bridgend which go on to Cowbridge). There is no bus service to the nearest train station at Pencoed which is 3 miles away, along roads with no pedestrian footway). This is contrary to PPW (paragraph 4.6.4), which states, 'Local planning authorities should assess the extent to which their development plan settlement strategies and new development are consistent with minimising the need to travel and increasing accessibility by modes other than the private car. ... Higher density development, including residential development, should be encouraged near public transport nodes or near corridors well served by public transport (or with the potential to be so served).'

In addition, paragraph 4.6.7 PPW stresses that, 'In rural areas the majority of new development should be located in those settlements which have relatively good accessibility by noncar modes.' This is emphasized again in paragraph 8.7.3 PPW which states, 'It is also expected that the proposed access to a development will reflect the likely travel patterns involved. It should ensure that people can reach the development, as far as practicable, by walking, cycling and public transport, as well as by car.'

3. The existing local infrastructure will not be able to serve a further 40 houses at the Garden Emporium site. There is very little local infrastructure available at this site, but two issues are relevant – the local primary school (Llangan primary school) and highways safety issues:

Llangan primary school.

The school is within walking distance of the site. However, this school is very small and is full. The LEA has confirmed that Llangan primary school's maximum capacity is 111 pupils, and that the number on the roll as of September 2011 was 108 pupils. The admission number of new pupils each year is no more than 15. Several year groups are combined i.e. two year groups are taught as a single class in one classroom. The LEA needs to comply with the requirement in its education plan to have no more than 30 children in each classroom. Although in some circumstances it might be appropriate to deal with this by seeking a s106 contribution from the developers to increase the capacity of the school, in this case the school has neither the space nor the land to expand to take on more pupils. Two classes are already being taught in terrapins located in the playground and the school only has a relatively small area of grass which has already been diminished as a result of building a new school hall and two classrooms a few years ago.

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It is noted that in the planning officer's report for the current 12-house planning permission that the LEA thought that there was enough space in local primary schools (it did not specify any in particular) to accommodate the children from 12 houses. However 40 houses is obviously a very different matter.

The LEA has a formula for calculating the number of primary school places generated by new houses. This formula calculates that the provision of 40 new houses would result in 15 primary age children needing places. There is no possibility that the school could provide sufficient number of places to accommodate the number of primary age children from this development. These additional children would have to be driven to other schools some distance away.

Highway Safety Issues.

When the Council considered the current planning permission (for 12 houses), the highways department was concerned about there being more than one exit from the site. The existing planning permission includes a condition (condition 20) that the site shall be served by no more than two means of access onto Ruthin Road. The primary access shall serve no more than 8 dwellings and the secondary access to serve no more than 4 dwellings. How many exits would be proposed for 40? This road is used heavily by traffic, particularly during peak times. Many drivers, including a significant number of large lorries, use it as a short cut from the A48 to the M4. It is also the main pedestrian/cycleway to Llangan primary school from Fferm Goch/Heol Llidiard/St Mary Hill and is used on a daily basis by those residents for that purpose. Currently, only a few single houses have driveways onto this road. Having an additional 40 driveways will increase the traffic considerably which would increase the risk to existing drivers, pedestrians and cyclists.

The proposal is contrary to paragraph 4.6.8 of PPW which states, 'Development in the countryside should be located within and adjoining those settlements where it can be best accommodated in terms of infrastructure, access and habitat and landscape conservation.' It is also contrary to paragraph 9.2.9 of PPW which states that 'Local planning authorities should consider the following criteria in deciding which sites to allocate for housing in their development plans:

-the location of potential development sites and their accessibility to jobs, shops and services by modes other than the car, and the potential for improving such accessibility.

-the capacity of existing and potential infrastructure including public transport... and social infrastructure (such as schools...), to absorb further development and the cost of adding further infrastructure..."

4. The development of the Garden Emporium site cannot be described as infilling or a minor extension to Fferm Goch. It is located adjacent to Fferm Goch. The proposed 40 houses are more than Fferm Goch and Heol Llidiard combined (which amount to 33 houses). It is therefore totally out of scale for this area.

It also cannot be claimed to meet any "local need" for affordable housing. The Council's own background documents recognise that the need for affordable housing is greater in the larger settlements in the Vale, such as Barry. Section 3.9 of the draft LDP states that, 'The findings of the [Local Housing Market Assessment 2010] make clear that the area of greatest need is Barry followed by the coastal settlements of Rhoose, Llantwit Major and Penarth as well as the Rural and Eastern Vale.' This statement is supported by the Council's 'Affordable Housing' background paper (November 2011), in which Table 2 in paragraph 3.7 specifies an identified need of 35 units of affordable housing per year in the Rural Vale. This is a very low number of units to be accommodated within a large area of land and there is no need for such a high concentration of units to be accommodated on the Garden Emporium site. In fact, the existing houses at Fferm Goch are sold at considerably less than the average house price in this area i.e. the Rural Vale. No.3 Fferm Goch was sold in June 2011 for £180,000 and No.8 has been on the market for £185,000. Notwithstanding these prices, these houses often remain on the market for some time, at least a year. Fferm Goch is private market housing which was originally Agricultural Settlement Houses (a form of Council housing) developed by the Welsh Land Society in 1939. Why do we need more houses at affordable prices in this location? There is no identified local need to be met.

A Council officer has confirmed that the main reason the Council are prepared to consider 40 houses on this site is the need for more affordable housing in the Vale. It is inappropriate for such a huge increase in the total number of houses being proposed on this site to satisfy the number of affordable homes across the entire Vale. Within the original planning permission of 12 houses, a 30% allocated to affordable housing would have resulted in a sensible allocation of 4 affordable houses. To invert this reasoning and specify a total of 40 houses in order to specifically raise the number of affordable housing (to a total 14) is not reasonable. This approach and the resultant number of houses will have a detrimental impact on the local community is a disproportionate sacrifice to make for an additional 10 affordable houses.

The proposal for 40 houses on this site is therefore contrary to paragraph 4.6.8 of PPW which states, "Infilling or minor extensions to existing settlements may be acceptable, in particular where it meets a local need for affordable housing, but new building in the open countryside away from existing settlements or areas allocated for development in development plans must continue to be strictly controlled. All new development should respect the character of the surrounding area and should be of appropriate scale and design."

5. 40 houses on the Garden Emporium site would constitute a significant overdevelopment and the density should not be permitted in this location. The following points are relevant:

a) it is acknowledged and accepted that the site has existing planning permission for 12 houses. There are already clear concerns regarding the impact on the local school and highways for the provision of these 12 houses.

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b) 40 houses will make the site crowded and out of keeping with the rural area. Fferm Goch has a particular and special history.

It was built by the Welsh Land Society in 1939 to promote employment in rural areas and in this case to provide social housing and a community for farm workers at the large farm across the road. The houses at Fferm Goch form 3 sides of a square with a large grass pitch and play area in the middle. There is no suggestion that the proposal for the Garden Emporium site would be designed in a similar way. Fferm Goch should not be used to set a "precedent" for this locality, where other housing consists of isolated dwellings.

c) The previous planning history of the site is relevant. The Council previously considered proposals for 42 and 24 houses on the site both were rejected on the grounds of overdevelopment. This is contrary paragraph 9.2.12 of PPW which states that 'strong pressure for development may give rise to inappropriately high densities if not carefully controlled.' In paragraph 9.2.22 it states that "in order to safeguard the character and appearance of the countryside, to reduce the need to travel by car and to economise on the provision of services, new houses in the countryside away from existing settlements recognised in development plans or from other areas allocated for development must be strictly controlled. Many parts of the countryside have isolated groups of dwellings. Sensitive filling-in of small gaps or minor extensions to such groups, in particular for affordable housing to meet local need, may be acceptable but much depends on the character of the surroundings, the pattern of development in the area and the accessibility to main towns and villages.' In paragraph 9.3.4 PPW it states that 'in determining applications for new housing, local planning authorities should ensure that the proposed development does not damage an area's character and amenity.' The proposed development of this site with 40 houses would significantly damage the character of this area.

6. The provision of 40 houses on the Garden Emporium Site will result in the loss of a rare plant species Bithynian Vetch. Bithynian Vetch has been identified by the Council in its Local Biodiversity Action Plan. The existing planning permission for the Garden Emporium site includes:

a) a condition (condition 9) that a significant proportion of the site (approx. 2530% being the whole of the back strip of the site edged green on the approved plan) shall have no buildings located on it and all properties shall be located at least 10 metres from this boundary within the development site; and,

b) another condition (condition 12) that this area shall be designated as a habitat management area to be supported a comprehensive habitat management plan. The plan is to pay particular regard to the areas where Bithynian vetch has been found and seek to maintain and conserve this species.

These conditions were imposed in particular to preserve the species Bithynian vetch. It is apparent from the planning officer's report associated with the current planning permission that Bithynian vetch was found on the site during the course of an ecological survey being carried out, at the request of the Countryside Council for Wales. The report states that Bithynian vetch is a rare species, included as vulnerable on the UK vascular plant red data list and endangered on the Welsh list. The reports says that this species was previously unknown to occur in the Council and is known to occur on only 2 other sites in the whole of Wales.

As a result, the Council held a special meeting to decide to protect this plant by placing it on the Council's 2002 Local Biodiversity Action Plan.

There is no suggestion in the draft LDP that this large part of the site – which the planning officer's report recognises is open land rather than previously-developed land - would not be open to development and it would seem difficult/impossible for a planning permission for 40 houses on this site to protect the same area as a "no-build" zone. The Proposals map includes this part of the site within the area proposed to be allocated for 40 houses. The fact that this open area of land at the back of the site would not be built on under the terms of the current planning permission was a material consideration for the planning officer in recommending approval of the planning application for 12 houses (see the planning officer's report, page 12).

The allocation of 40 houses is therefore contrary to PPW paragraph 5.2.8 which states, 'Local planning authorities must address biodiversity issues, insofar as they relate to land use planning in both development plans and development control decisions. Paragraph 5.2.2 of PPW recognises that, 'The Natural Environment and Rural Communities Act 2006 places a duty on every public authority, in exercising its functions, to have regard, so far as is consistent with the proper exercise of those functions, to the purpose of conserving biodiversity.' The extant planning permission allowed for the preservation of this rare plant by allocating a significant portion of the site to be a no-build zone – a habitat conservation area. This area will not be possible if 40 houses are built.

The proposed designation of Fferm Goch as a "Minor Rural Settlement" also fails to meet PPW because it is plainly not a sustainable settlement and has been incorrectly assessed by the Council. This incorrect designation (which is considered in detail in Test CE2 below) infringes the following paragraphs of PPW: 4.6.2, 4.6.4, 4.6.7, 4.6.8, 8.7.3, 9.2.9, 9.2.12, 9.2.22 and 9.3.4 (all as cited above). If it were identified as a Minor Rural Settlement, Fferm Goch would be at risk of future residential development being allowed in this location through policy MG7 of the draft LDP. Fferm Goch is not a location where new development should routinely be permitted since it would infringe all the sustainability principles for development in rural locations.

The Wales Spatial Plan update 2008 states at paragraph 1.4 that, 'It is a principle of the Wales Spatial Plan that development should be sustainable. Sustainable development is about improving wellbeing and quality of life by integrating social, economic and environmental objectives in the context of more efficient use of natural resources.' The Garden Emporium Site is a totally unsustainable site for reasons given above (Test C2).

The Community Strategy for the Vale 201121 sets out 10 priority outcomes. The allocation of the Garden Emporium for 40 houses fails to have regard to the following of these priorities:

• "2. The diverse needs of local people are met through the provision of customer focused, accessible services and information." This priority is not met because the Garden Emporium site is so far from shops, health services, local amenities and workplaces as well as having poor public transport."

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- “3. Vale residents and organisations respect the local environment and work together to meet the challenge of climate change.” This priority is not met because the Garden Emporium site will require all its residents to travel by car to access every local service save the primary school (which does not have sufficient space for the children of 40 families, so primary school pupils will have to travel by car to other schools)
- “4. Older people are valued and empowered to remain independent, healthy and active. They have equality of opportunity and receive high quality services to meet their diverse needs.” This priority is not met as the public transport to this site is very poor both in terms of timetabling and route, which greatly inhibits their chance of remaining independent. Also, there are no local services available to them such as healthcare, library or other local amenities.
- “5. Children and Young people in the Vale are well informed and supported to access a broad range of quality services that enable them to take full advantage of the life opportunities available in their local communities and beyond.” This priority is not met as the local primary school is unable to accommodate the projected increase in pupil numbers from 40 new homes. Children will need to travel to other primary schools. Public transport from this site is very poor. Children will need to travel by car to primary school and to all other activities and services – including leisure activities.
- “6. People of all ages are able to access coordinated learning opportunities and have the necessary skills to reach their full potential, helping to remove barriers to employment.” This priority is not met as there are no learning opportunities present near the site nor, more importantly, are there any employment opportunities near the site either.
- “7. The underlying causes of deprivation are tackled and the regeneration of the Vale continues, opportunities for individuals and businesses are developed and the quality of the built and natural environment is protected and enhanced.” This priority is not met because the proposed allocation of 40 houses on the Garden Emporium will not protect and enhance the natural environment of the Vale: in order to develop 40 houses the entirety of the site will have to be developed, whereas the current planning permission requires the back third of the site to be allocated as a habitat management area. A key reason for this habitat management area was to preserve a very rare plant species growing on the site.
- “10. Health inequalities are reduced and residents are able to access the necessary services, information and advice to improve their wellbeing and quality of life.” This priority is not met because there are no local health services near the site. Such services can only be accessed by driving to one of the nearby towns.

Coherence and Effectiveness Tests

Test CE1

The Plan does not set out a coherent strategy from which its policies and allocations logically flow and, where cross boundary issues are relevant, it is not compatible with the development plans prepared by neighbouring authorities.

The draft LDP Strategy to comprises four key elements (page 23). One of these elements is ‘Other sustainable settlements to accommodate further housing and associated development’. This element of the draft LDP strategy is based on the designation of certain towns and villages within the Vale as “sustainable settlements”. However, Fferm Goch is wrongly identified in the strategy as a “Minor Rural Settlement”, for reasons set out under Test CE2 below.

The draft LDP at Section 5.10 (page 25) states that minor rural settlements are those ‘considered to have sufficient population, services and facilities to assimilate growth without it having a detrimental impact on their existing character and local environment.’ Also, at Section 5.16 of the draft LDP (page 27), ‘The types of services and facilities typically found within the minor rural settlements include places of worship, community halls, smallscale retail uses and formal recreational facilities. A number of the smaller rural settlements also provide smallscale local employment opportunities, either within or in close proximity to the settlements.’

Neither of these descriptions fit Fferm Goch – for reasons set out under Test CE2. The strategy base for the rest of the LDP policies is therefore wrong in this respect.

The draft LDP Strategy is stated to follow on from the Vision and Objectives set out in the draft LDP. The Vision is stated to be for the Vale of Glamorgan to be “a place that is safe, clean and attractive, where individuals and communities have sustainable opportunities to improve their health, learning and skills, prosperity and wellbeing...” The proposed allocation of the Garden Emporium site will be contrary to this Vision, being unsustainable development in an area with very poor public transport where there are no employment prospects and all learning, health and other facilities can only be accessed using the car.

The allocation of this site will also be contrary to the following Objectives set out in the draft LDP:

- Objective 1. “To sustain and further the development of sustainable communities within the Vale of Glamorgan, providing opportunities for living, learning, working and socialising for all”. The proposed Garden Emporium site is in a wholly unsustainable location, as is the adjacent Fferm Goch.
- Objective 2. “To ensure that development within the Vale of Glamorgan makes a positive contribution towards reducing the impact of and mitigating the adverse effects of climate change.” The effects of climate change will be increased if a further 40 houses are built in this location where people will have to use cars to meet their daily needs.

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- Objective 3. "To reduce the need for Vale of Glamorgan residents to travel to meet their daily needs and enabling them greater access to sustainable forms of transport". Public transport at this site is very poor.
- "Objective 4. "To protect and enhance the Vale of Glamorgan's historic, built and natural environment". The proposed development of the Garden Emporium site represents overdevelopment of this site, which is out of keeping with the rural area. It will also fail to preserve the back third of the site as a habitat conservation area, as proposed by the extant planning permission for 12 houses on the site.
- Objective 5. "To maintain, enhance and promote community facilities and services in the Vale of Glamorgan". The proposed development at the Garden Emporium site will place increased pressure on resources – in particular Llangan primary school which is full.
- Objective 7. "To provide the opportunity for people in the Vale of Glamorgan to meet their housing needs." There is no need for this housing at this location.
- Objective 10. "To ensure that development within the Vale of Glamorgan uses land effectively and efficiently and to promote the sustainable use and management of natural resources." If 40 houses are allowed to be built at the Garden Emporium site then the rear part of the Garden Emporium site, which is greenfield and has not previously been built on, will be.

Test CE2

The strategy, policies and allocations are not realistic and appropriate having considered the relevant alternatives and/or are not founded on a robust and credible evidence base.

Fferm Goch has been wrongly classified by the Council as a "Minor Rural Settlement" for the following reasons:

- In the Council's 'Sustainable Settlements Appraisal Review' Background paper November 2011('the SSAR'), Fferm Goch should have been classified as being one of the rural hamlets and isolated areas of the Vale of Glamorgan with an 'Anomaly Settlement' score. In paragraph 5.15 of the SSAR, the Council recognises that there are a number of settlements with relatively high scores which have been identified with anomaly scores because, for example, the settlement is located within walking distance of a one-off, highscoring facility. Paragraph 5.15 says anomaly settlements have been identified by 'overriding' or 'limiting' factors such as:

- a general limited range of services and facilities within the settlement,
- a low population (generally below 100), and/or
- the settlement being in an otherwise isolated or sensitive location.

All of the above factors apply to Fferm Goch. Fferm Goch is a classic example of an anomaly settlement since it receives a full '3'score due to its proximity to a primary school. The employment score is wrong (see below), so its overall score should have been 6. It has a population of 98 (i.e. below 100). It is in an isolated location.

- It is the smallest of the "Minor Rural Settlements" with only 98 residents (Council say should have over 100).
- Unlike all the other "Minor Rural Settlements" it is not recognised locally as a village – it has no place sign of its own, only a street sign.
- It was not originally classified as a "Minor Rural Settlement" – it seems to have been reclassified during the development plan process – probably due to representations by the property developers who own the Garden Emporium (we note representations made by Winchester Properties on the draft preferred strategy in March 2009).

- The settlement scoring criteria for Fferm Goch is wrong in the SSAR Fferm Goch scores 3 for employment which is defined as meaning that there are employment opportunities on site. The only employment opportunity near Fferm Goch is Westwinds industrial estate. This is a very small estate with small units, many of which are used by sole traders who have no employees. In practice it has not employed any residents of Fferm Goch for several years. It cannot be right that this small industrial estate is classified as the same employment opportunity as those available in towns in the Vale, such as Barry, Penarth and Cowbridge. We believe Fferm Goch should score 0 for employment.

- Fferm Goch does not have any designation as a settlement in the current UDP. It is correctly classified along with other small hamlets as "open countryside". In the planning officer's report which considered the current planning permission it was concluded that the "development of the site for no more than 12 residential units, when taking into account the other material considerations would be sufficient to outweigh the local policy presumption against such development found in the Unitary Development Plan, subject to conditions and a Section 106 Legal Agreement requiring contributions to mitigate the impacts of the development" (page 22). The planning officer's report also noted, at page 12, that, "Categorising the site as brown field or previously developed land is a material consideration that does not, on its own, justify its suitability for residential development, however, the proposed amendments to the scheme concentrating development into the previously built up part of the site does have a bearing on the consequent policy position".

- If the list of other Minor Rural Settlements is considered, together with those which the Council decided were Anomaly Settlements or simply Hamlets/Rural Areas, Fferm Goch stands out as an odd allocation. It cannot be considered equal to any of the other Minor Rural Settlements, including nearby Graig Penllyn and Troes, which are both substantial villages. It is much more similar to The Herberts, which the Council considered to be an Anomaly Settlement in spite of it having a primary school like Fferm Goch, although The Herberts scores for having a bus service and being much nearer to Cowbridge, whereas Fferm Goch does not. There are also villages which again are much more substantial than Fferm Goch which are not recognised as Minor Rural Settlements, including nearby Llangan and Welsh St Donats.

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- The draft LDP at Section 5.19 (page 33) sets out the following 'common objectives' for the Minor Rural Settlements:

-"Favour proposals which seek to protect and enhance the viability, accessibility or community value of existing village facilities and transport services."

-"Provide for an appropriate level, range and choice of housing, including affordable rural housing to meet local need."

-"Encourage the diversification of the rural economy by favouring appropriate employment and tourism related developments."

The above objectives are supported by Policy MG7 which at section 7.34 (page 83) states, 'New development however must always be of an appropriate scale, form and design that is sympathetic to and respects the existing character of the village and the range of services and facilities that are available. This will generally comprise infilling or limited small scale extensions to the minor rural settlements, in particular where they meet the need for local affordable housing.' Considering these statements as a whole it is apparent that Fferm Goch does not fit the classification of Minor Rural Settlement.

If it were identified as a Minor Rural Settlement, Fferm Goch would be at risk of future residential development being allowed in this location through policy MG7 of the draft LDP. Fferm Goch is not a location where new development should routinely be permitted since it would infringe all the sustainability principles for development in rural locations. The only reason housing development has been permitted at the Garden Emporium site is because it is a brownfield site – this is an exceptional site in this location.

The allocation of 40 houses at the Garden Emporium site is inappropriate for the following reasons:

- A large part of the argument for allowing a huge increase in the number of houses proposed at the Garden Emporium site appears to be the classification of Fferm Goch as a minor rural settlement, which is incorrect for the reasons stated above.
- The number of houses to be allocated at the Garden Emporium should reflect the extant planning permission for 12 houses. The draft LDP, Section 7.11 (page 75) states that, 'The number of units proposed for each identified site [which includes the Garden Emporium] is based on a density range between 25 and 30 units net per hectare or where they are available, planning application or pre-application details. Where site densities differ from these levels, this reflects local site circumstances or sensitivities.' In this case there is an existing planning permission for 12 units which should therefore have been the starting point for this site and there are good reasons why a higher density of units should not be permitted and has been consistently refused by the Council on planning applications considered to date (unsustainable, lack of local infrastructure and employment, very poor public transport and preservation of a rare plant).
- Policy MG8 (page 84) states 'in Minor Rural Settlements, a net residential density of 25 net dwellings per hectare will be required.' It further states that 'lower density levels will be permitted where it can be demonstrated that:

1. Development at the prescribed densities would have an unacceptable impact on the character of the surrounding area;

2. Reduced densities are required... "to preserve a feature that would contribute to existing or future local amenity.'

In relation to point 1 the development of 40 houses would have an unacceptable impact on this area which with the exception of Fferm Goch consists of isolated and dispersed rural houses.

In relation to point 2, there is an identified rare plant on this site which would be preserved by the existing planning permission.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The provision of 40 houses should not go forward. The site should be allocated 12 houses in line with the existing planning permission and the conditions contained in the planning permission should prevail.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3838/DP1 B Emett

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

. MG 2 (13)

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No Yes No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to west of St Athan Rd Llanblethian Land to east of St Athan Rd LI Site Reference: 2446/cs1 2446/cs2

3e - Please set out your representation below:

The proposed site is a beautiful green field area in the river valley. At present when walking through the valley the only visible housing is on the crest and the rest drops down behind the hill out of view. Cowbridge has very limited facilities but the one thing we do have is access to beautiful countryside and this proposal would diminish that facility. There is a footpath running through the proposed site which I use nearly every day - sometimes twice a day - to walk my dog. It provides an excellent way to access other footpaths in the Cowbridge area - up to New Beaupre and back along the valley to Llanblethian. It also provides a fabulous play area - for dogs and children. I regularly use my ball thrower there with the dog. Beside being a lovely place to start a walk it also means I can avoid walking on the busy St Athan Rd. This leads me to the next issue, which is the traffic on St Athan Rd. This road is too busy and dangerous to walk along already without any increase in traffic volume. Despite the bends in the road cars still manage to enter Cowbridge at excessive speeds and any suggested road straightening would just enable them to go faster.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by Representation ID No.)

Representor ID and details: 3839/DP1 K Grimes

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(36).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
This representation relates to the land identified as MG2(35) on the draft Local Development Plan and which adjoins Ystradowen.

The area proposed for development of new housing is presently green belt. Ystradowen is a small village 2 miles from Cowbridge. Despite being intersected by a main road, the only commercial operator is Tudor Garage - a petrol station, vehicle servicing and MOT, shop enterprise.

The area proposed for the building of new houses adjoins (and presumably will enjoy access from) Sandy Lane - a single track road which the Council does not consider significant enough to place on gritting routes during the winter - or to deal adequately with the large number of potholes which feature in the lane. Given this, it is highly surprising that the particular fields divided by Sandy Lane have been chosen to support new housing.

There are an enormous amount of fields available for development within the Vale. The choice set out in the draft Local Development Plan is very poor for the following reasons which either have not been considered or have not been considered adequately:

1. The proposals will increase the area of Ystradowen by circa 30-35%. It is evident that the infrastructure (roads, public amenities, commercial enterprises, etc.) does not support expansion to this degree.
2. The road system around Ystradowen is extremely narrow and, in particular, is restricted by a substantial amount of on-road parking. The increased traffic which inevitably will follow from such an expansion will cause bottle-necks at junctions and present a significant road safety risk. Pedestrians crossing in an area where a great many parked cars feature will, inevitably and sadly, at some point lead to an accident.
3. There is already enormous competition for schools within Ystradowen - particularly at the infant/junior stage. Without the creation of further school places, this situation will become significantly worse.
4. Due to its rural location, Ystradowen is not blessed by cutting edge utilities. It is understood that when Highgrove was built in 1997, concerns were immediately raised in connection with the drainage. Whilst these problems do not appear to have manifested recently, it is a real concern that housing of the scale proposed will cause difficulties to the existing residents. This cannot be acceptable.

Further, the Welsh and UK Governments have, quite rightly, recognised the importance of high-speed broadband service to all. Currently, the broadband connection to Ystradowen is neither fibre optic to cabinet nor property. In short, the access to the internet is appalling and regularly interrupted. Download speeds as low as 0.07 mps are regularly recorded. It is obvious that the introduction of a great many more users will only worsen internet access for all concerned - at a time when the rest of the world is making significant advances in web accessibility the rest of the world is making significant advances in web accessibility.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Representor ID and details: 3839/DP1 K Grimes

The proposals in respect of development on the outskirts of Ystradowen should be abandoned or, at worst, curtailed significantly. There appears to be absolutely no rationale for the choice of site.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3839/DP2 K Grimes

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - No CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(35)				

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
This representation relates to the land identified as MG2(36) on the draft Local Development Plan and which adjoins Ystradowen.

The area proposed for development of new housing is presently green belt. Ystradowen is a small village 2 miles from Cowbridge. Despite being intersected by a main road, the only commercial operator is Tudor Garage - a petrol station, vehicle servicing and MOT, shop enterprise.

The area proposed for the building of new houses adjoins (and presumably will enjoy access from) Sandy Lane - a single track road which the Council does not consider significant enough to place on gritting routes during the winter - or to deal adequately with the large number of potholes which feature in the lane. Given this, it is highly surprising that the particular fields divided by Sandy Lane have been chosen to support new housing.

There are an enormous amount of fields available for development within the Vale. The choice set out in the draft Local Development Plan is very poor for the following reasons which either have not been considered or have not been considered adequately:

1. The proposals will increase the area of Ystradowen by circa 30-35%. It is evident that the infrastructure (roads, public amenities, commercial enterprises, etc.) does not support expansion to this degree.
2. The road system around Ystradowen is extremely narrow and, in particular, is restricted by a substantial amount of on-road parking. The increased traffic which inevitably will follow from such an expansion will cause bottle-necks at junctions and present a significant road safety risk. Pedestrians crossing in an area where a great many parked cars feature will, inevitably and sadly, at some point lead to an accident.
3. There is already enormous competition for schools within Ystradowen - particularly at the infant/junior stage. Without the creation of further school places, this situation will become significantly worse.
4. Due to its rural location, Ystradowen is not blessed by cutting edge utilities. It is understood that when Highgrove was built in 1997, concerns were immediately raised in connection with the drainage. Whilst these problems do not appear to have manifested recently, it is a real concern that housing of the scale proposed will cause difficulties to the existing residents. This cannot be acceptable.

Further, the Welsh and UK Governments have, quite rightly, recognised the importance of high-speed broadband service to all. Currently, the broadband connection to Ystradowen is neither fibre optic to cabinet nor property. In short, the access to the internet is appalling and regularly interrupted. Download speeds as low as 0.07 mps are regularly recorded. It is obvious that the introduction of a great many more users will only worsen internet access for all concerned - at a time when the rest of the world is making significant advances in web accessibility the rest of the world is making significant advances in web accessibility.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Representor ID and details: 3839/DP2 K Grimes

The proposals in respect of development on the outskirts of Ystradowen should be abandoned or, at worst, curtailed significantly. There appears to be absolutely no rationale for the choice of site.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3840/DP1 P Davies

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Examination

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

No No No No Yes No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to west of St Athan Road Llanblethian. Land t Site Reference: 2446/CS.1 2446/CS.2

3e - Please set out your representation below:

I make this representation on behalf of all members of my family, five adults whose primary residence is Brookfield Park Road. I do so with their full knowledge and agreement. I object to the proposal to build at least one hundred houses in the fields to the west and east of St Athan Road, Cowbridge (MG2 (13)) on the grounds that it will have a significant detrimental effect on road safety in the area.

This is for the following reasons:

1. St Athan Road is narrow and even if it is aligned in the area of the development other sections of the road are too narrow to cope with more traffic.
2. The traffic lights at the junction of St Athan Road /Cardiff Road already create a significant bottleneck. During busy periods there are long tailbacks in all directions and particularly tailing back into the town centre. Both the junction and the main road into Cowbridge are routes for children walking to and from both the Comprehensive and the Primary School. The additional traffic as a result of this development will exacerbate this existing problem, increasing traffic chaos and making the roads even less safe for use by school children on foot.
3. Due to the bottleneck at the junction of St Athan Road/ Cardiff Road vehicles, including heavy vehicles, drive at speed around the narrow residential side roads in a number of parts of Cowbridge in order to avoid the junction. This will only increase with the additional traffic as a result of this development and this will have a further impact on road safety.
4. There is a particular problem in Brookfield Park Road. The expansion of the primary school at the junction of Brookfield Park Road and Broadway has led to additional buildings in the school grounds which has meant that there is now no room in the school grounds for staff to park their cars. These cars and heavier vehicles such as camper vans are routinely double parked at the northern end of Brookfield Park Road for large parts of the day. In addition, cars belonging to parents are parked and mill around this area at dropping off and picking up times at the school. At present, cars using Brookfield Park Road as a short cut to avoid the St Athan Road /Cardiff Road junction do so at speed and with little regard for the parked cars and pedestrians, including the schoolchildren. This is already 'an accident waiting to happen'. The additional traffic both parked and taking a shortcut and increased numbers of children at the school, as a result of the new development would create an even more significant road safety problem.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

For the candidate site to be removed and included as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

I wish my daughter, Miss Caroline Davies, to speak on my behalf at the Hearing. The representation will be concerning the effect of the proposed development on road safety.

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3841/DP1 T Widdrington & C Huws

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input checked="" type="checkbox"/> 69	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Eform	Examination

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - No

Consistency Tests - C1 - Yes C2 - Yes C3 - Yes C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - No CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(16).	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	Yes	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land at Fort Road, Lavernock Site Reference: MG 2 (16)

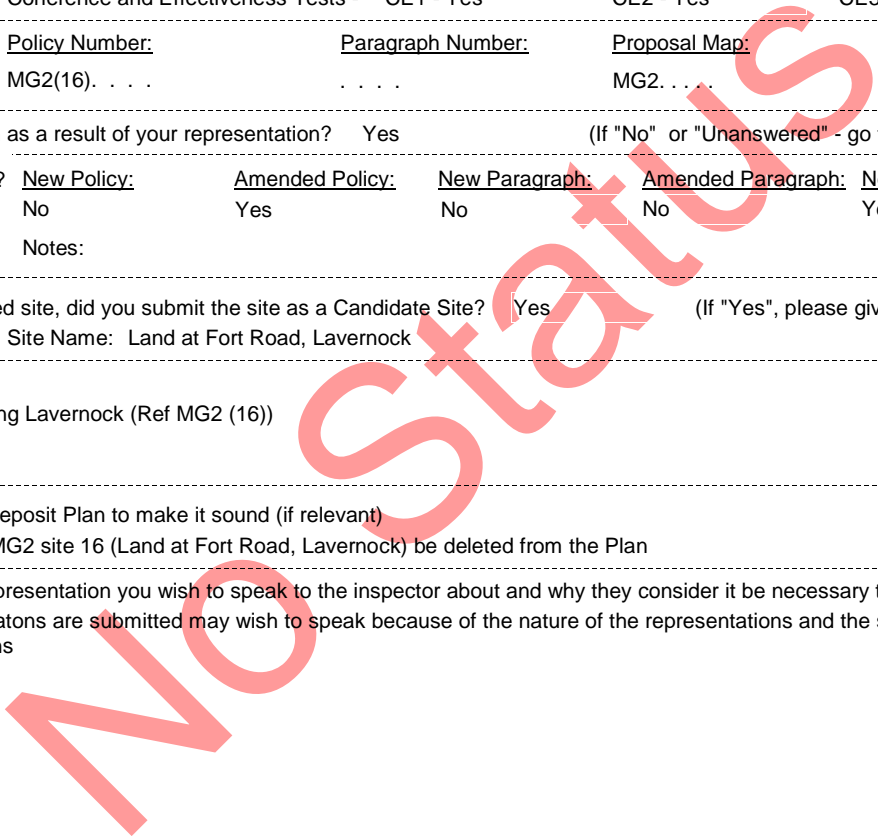
3e - Please set out your representation below:

Please see attached representations on proposals affecting Lavernock (Ref MG2 (16))

(See supporting Evidence)

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant) that the allocation of land for housing identified in Policy MG2 site 16 (Land at Fort Road, Lavernock) be deleted from the Plan

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing - One or more of those on behalf of whom these representatons are submitted may wish to speak because of the nature of the representations and the severity of the local objections to the allocation of site MG 2 (16) within the Plan which is outlined in the representations



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3843/DP1 Mr C Gardner

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Speak at hearing
30/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

..... MG2.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

Yes No No No No No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

It is totally unrealistic to consider Windyridge as a possible access road to the proposed new housing at St Cyres Scool site in Dinas Powys. Did the surveyor who suggested this route actually view Windyridge? Windyridge is far too narrow to adequately deal with any increased traffic volumes and would have to be adapted to the detriment of the present inhabitants. Today commercial vehicles have difficulty in accessing the road and have to mount the pavements to get by. One of the reasons my family moved to Windyridge was because of no through traffic.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The site is situated in almost certainly the highest population density in the Vale of Glamorgan, so is thus ideal for community facilities. The most obvious being the present use as a school. It is within easy walking distance to all of Dinas Powys and much of Penarth, and within reasonable public transport distance from Barry.

I am dissatisfied that there have not been any proposed extra community facilities of substance A local church is in desperate need of a permanent base and the local sporting facilities are not adequate for the present demand. Medical services are restricted due to the limitations of space at the Dinas Powys Surgery premises on Cardiff Road. The St Cyres site would be ideal for such facilities or a new library as the current library is way too small to accommodate the population of Dinas Powys.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3844/DP1 St Athan Community Council, Old School Hall

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
30/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG4. . . .	7.21. . . .	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land at Church Farm Site Reference: 2461

3e - Please set out your representation below:

1. St Athan Village has sustained considerable development over the last 30 years. In 1981, some 200 former servicemen's houses in Eglwys Brewis were sold off to private ownership. A housing development of 26 houses was added in Eglwys Brewis in 1986, together with a further 20 houses in Higher End and another 12 infill properties in the area. In 1992, a further 317 former servicemen's houses were sold off to private ownership. There are a further 47 houses in Burley Place currently used for service personnel accommodation, many of which are currently empty and could well be sold off to private ownership in the future. In 2012, planning permission has been given for another 100 houses at St John's View, which are included in the proposed increase in the draft LDP.
2. Currently, there are over 30 houses up for sale in the area and many more vacant and available to rent. It is very difficult to currently sell houses in the area.
3. There has not been any increase in facilities or improvements to the road infra-structure, despite these significant increases in the housing stock. There is currently considerable concern about the reliability and limited schedules of the bus service, which is essential to non-car owners in this mainly rural location.
4. The Plan is for a further 430 houses on two sites, with only very limited improvements to the road infra-structure, which will have no impact upon the additional traffic in the area. The Community Council objects to the inclusion of any further houses in St Athan as proposed in the draft LDP.
5. The planned additional housing is grossly disproportionate to the existing housing levels and is not sustainable by the Community. It will forever change the profile of the Village turning it into a small town with totally inadequate facilities.
6. Such a development would generate an additional 500 cars or thereabouts leading to even more congestion on the narrow country lanes, which are already dangerous.
7. The proposed increase relies on the entirely speculative Aerospace Business Park generating additional jobs and workers migrating into the area to fill these.
8. Historically, workers have commuted from Cardiff and the Valleys to work in St Athan, so, even if the jobs are generated, it does not follow that the workers will want to move to St Athan, particularly given the road infra-structure problems, lack of public transport and community facilities and the higher housing purchase cost compared to the Valleys.
9. St Athan has experienced many false dawns with the proposals for a defence college and the building of the Red Dragon building at a cost of £100,000,000, which is now not used.
10. The proposed Aerospace Business Park is considered to be speculative and relies upon, according to the Plan, the building on of skills already in the area. This view is out of date as many of the skilled personnel have now left the area due to the closure of DARA and the VC10 servicing project, which ceases at the end of March 2012. It is not considered that the designation as an Enterprise Zone will have any material effects upon this position.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Exclusion of all additional housing in St Athan.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3844/DP2 St Athan Community Council, Old School Hall

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Do not speak at he
30/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG4. . . .	7.21. . . .	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land at Higher End, St Athan Site Reference: 2540

3e - Please set out your representation below:

1. St Athan Village has sustained considerable development over the last 30 years. In 1981, some 200 former servicemen's houses in Eglwys Brewis were sold off to private ownership. A housing development of 26 houses was added in Eglwys Brewis in 1986, together with a further 20 houses in Higher End and another 12 infill properties in the area. In 1992, a further 317 former servicemen's houses were sold off to private ownership. There are a further 47 houses in Burley Place currently used for service personnel accommodation, many of which are currently empty and could well be sold off to private ownership in the future. In 2012, planning permission has been given for another 100 houses at St John's View, which are included in the proposed increase in the draft LDP.
2. Currently, there are over 30 houses up for sale in the area and many more vacant and available to rent. It is very difficult to currently sell houses in the area.
3. There has not been any increase in facilities or improvements to the road infra-structure, despite these significant increases in the housing stock. There is currently considerable concern about the reliability and limited schedules of the bus service, which is essential to non-car owners in this mainly rural location.
4. The Plan is for a further 430 houses on two sites, with only very limited improvements to the road infra-structure, which will have no impact upon the additional traffic in the area. The Community Council objects to the inclusion of any further houses in St Athan as proposed in the draft LDP.
5. The planned additional housing is grossly disproportionate to the existing housing levels and is not sustainable by the Community. It will forever change the profile of the Village turning it into a small town with totally inadequate facilities.
6. Such a development would generate an additional 500 cars or thereabouts leading to even more congestion on the narrow country lanes, which are already dangerous.
7. The proposed increase relies on the entirely speculative Aerospace Business Park generating additional jobs and workers migrating into the area to fill these.
8. Historically, workers have commuted from Cardiff and the Valleys to work in St Athan, so, even if the jobs are generated, it does not follow that the workers will want to move to St Athan, particularly given the road infra-structure problems, lack of public transport and community facilities and the higher housing purchase cost compared to the Valleys.
9. St Athan has experienced many false dawns with the proposals for a defence college and the building of the Red Dragon building at a cost of £100,000,000, which is now not used.
10. The proposed Aerospace Business Park is considered to be speculative and relies upon, according to the Plan, the building on of skills already in the area. This view is out of date as many of the skilled personnel have now left the area due to the closure of DARA and the VC10 servicing project, which ceases at the end of March 2012. It is not considered that the designation as an Enterprise Zone will have any material effects upon this position.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Representor ID and details: 3844/DP2 St Athan Community Council, Old School Hall

Exclusion of additional housing included in draft LDP

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3845/DP1 Mr R Eustace

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
30/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG4. . . .	7.21. . . .	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land at Higher End, St Athan Site Reference: 2540/CS.1

3e - Please set out your representation below:

1. St Athan Village has sustained considerable development over the last 30 years. In 1981, some 200 former servicemen's houses in Eglwys Brewis were sold off to private ownership. A housing development of 26 houses was added in Eglwys Brewis in 1986, together with a further 20 houses in Higher End and another 12 infill properties in the area. In 1992, a further 317 former servicemen's houses were sold off to private ownership. There are a further 47 houses in Burley Place currently used for service personnel accommodation, many of which are currently empty and could well be sold off to private ownership in the future. In 2012, planning permission has been given for another 100 houses at St John's View, which are included in the proposed increase in the draft LDP.
2. Currently, there are over 30 houses up for sale in the area and many more vacant and available to rent. It is very difficult to currently sell houses in the area.
3. There has not been any increase in facilities or improvements to the road infra-structure, despite these significant increases in the housing stock. There is currently considerable concern about the reliability and limited schedules of the bus service, which is essential to non-car owners in this mainly rural location.
4. The Plan is for a further 430 houses on two sites, with only very limited improvements to the road infra-structure, which will have no impact upon the additional traffic in the area. I object to the inclusion of any further houses in St Athan as proposed in the draft LDP.
5. The planned additional housing is grossly disproportionate to the existing housing levels and is not sustainable by the Community. It will forever change the profile of the Village turning it into a small town with totally inadequate facilities.
6. Such a development would generate an additional 500 cars or thereabouts leading to even more congestion on the narrow country lanes, which are already dangerous.
7. The proposed increase relies on the entirely speculative Aerospace Business Park generating additional jobs and workers migrating into the area to fill these.
8. Historically, workers have commuted from Cardiff and the Valleys to work in St Athan, so, even if the jobs are generated, it does not follow that the workers will want to move to St Athan, particularly given the road infra-structure problems, lack of public transport and community facilities and the higher housing purchase cost compared to the Valleys.
9. St Athan has experienced many false dawns with the proposals for a defence college and the building of the Red Dragon building at a cost of £100,000,000, which is now not used.
10. The proposed Aerospace Business Park is considered to be speculative and relies upon, according to the Plan, the building on of skills already in the area. This view is out of date as many of the skilled personnel have now left the area due to the closure of DARA and the VC10 servicing project, which ceases at the end of March 2012. It is not considered that the designation as an Enterprise Zone will have any material effects upon this position.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Exclusion of the proposed additional housing in St Athan

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by Representation ID No.)

Representor ID and details: 3845/DP2 Mr R Eustace

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - No

Consistency Tests - C1 - No C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG4. . . .	7.21. . . .	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	Yes	No	No	No	No

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land at Church Farm, St Athan Site Reference: 2461/CS.1

3e - Please set out your representation below:

1. St Athan Village has sustained considerable development over the last 30 years. In 1981, some 200 former servicemen's houses in Eglwys Brewis were sold off to private ownership. A housing development of 26 houses was added in Eglwys Brewis in 1986, together with a further 20 houses in Higher End and another 12 infill properties in the area. In 1992, a further 317 former servicemen's houses were sold off to private ownership. There are a further 47 houses in Burley Place currently used for service personnel accommodation, many of which are currently empty and could well be sold off to private ownership in the future. In 2012, planning permission has been given for another 100 houses at St John's View, which are included in the proposed increase in the draft LDP.
2. Currently, there are over 30 houses up for sale in the area and many more vacant and available to rent. It is very difficult to currently sell houses in the area.
3. There has not been any increase in facilities or improvements to the road infra-structure, despite these significant increases in the housing stock. There is currently considerable concern about the reliability and limited schedules of the bus service, which is essential to non-car owners in this mainly rural location.
4. The Plan is for a further 430 houses on two sites, with only very limited improvements to the road infra-structure, which will have no impact upon the additional traffic in the area. I object to the inclusion of any further houses in St Athan as proposed in the draft LDP.
5. The planned additional housing is grossly disproportionate to the existing housing levels and is not sustainable by the Community. It will forever change the profile of the Village turning it into a small town with totally inadequate facilities.
6. Such a development would generate an additional 500 cars or thereabouts leading to even more congestion on the narrow country lanes, which are already dangerous.
7. The proposed increase relies on the entirely speculative Aerospace Business Park generating additional jobs and workers migrating into the area to fill these.
8. Historically, workers have commuted from Cardiff and the Valleys to work in St Athan, so, even if the jobs are generated, it does not follow that the workers will want to move to St Athan, particularly given the road infra-structure problems, lack of public transport and community facilities and the higher housing purchase cost compared to the Valleys.
9. St Athan has experienced many false dawns with the proposals for a defence college and the building of the Red Dragon building at a cost of £100,000,000, which is now not used.
10. The proposed Aerospace Business Park is considered to be speculative and relies upon, according to the Plan, the building on of skills already in the area. This view is out of date as many of the skilled personnel have now left the area due to the closure of DARA and the VC10 servicing project, which ceases at the end of March 2012. It is not considered that the designation as an Enterprise Zone will have any material effects upon this position.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Removal of St Athan from the housing allocation

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3846/DP1 F B Clee

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
30/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Eform	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - No P2 - No

Consistency Tests - C1 - Yes C2 - No C3 - No C4 - No

Coherence and Effectiveness Tests - CE1 - No CE2 - Yes CE3 - No CE4 - No

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(28).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
No	No	No	No	No	Yes

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:

My comments relate to the proposed inclusion of the land to the rear and adjacent to St. David's Church in Wales Primary school, Colwinston. LDP ref: MG2.28.

I don't believe the proposal to be sound because it contradicts comments & policies contained in the Conservation Mgt plan for Colwinston approved by the VoG Council in 2009. Specifically, the development of 60 dwellings will increase the size of our village by approximately 40% which is beyond a reasonable increase in size when considering the current infrastructure (lack of) of the village. This level of development would significantly change the character and "ruralness" of the village and impose an unsustainable number of people and road traffic in, what is currently, a very congested and busy road, during peak school hours. This can only add more significant danger regarding road safety and traffic accidents, which does not make sense, particularly when considering school children safety.

With the potential of 60 more families living around the school area and the absence of any facilities in the village, the significant increase in traffic throughout the day (not just at peak school times) as people attend to their day to day needs (work, shopping, doctor appointments etc.) would be such a level as to significantly increase the potential for road traffic accidents and road chaos in and around the village.

In addition, current infrastructure for water and sewerage removal are at their limit and the addition of a significant housing development would clearly require major investment and improvements to current infrastructure in this regard.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

I wish to see the removal of LDP ref: MG2.28 relating to the land behind Colwinston Primary School from the Vale LDP 2011-2026

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3850/DP1 Mr M Etheridge

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
.....	.....	..... MG2(13)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to the west of St Athan Rd, Llanblethian, Land to the east of St Atha Site Reference: 2446/CS1 2446/CS2

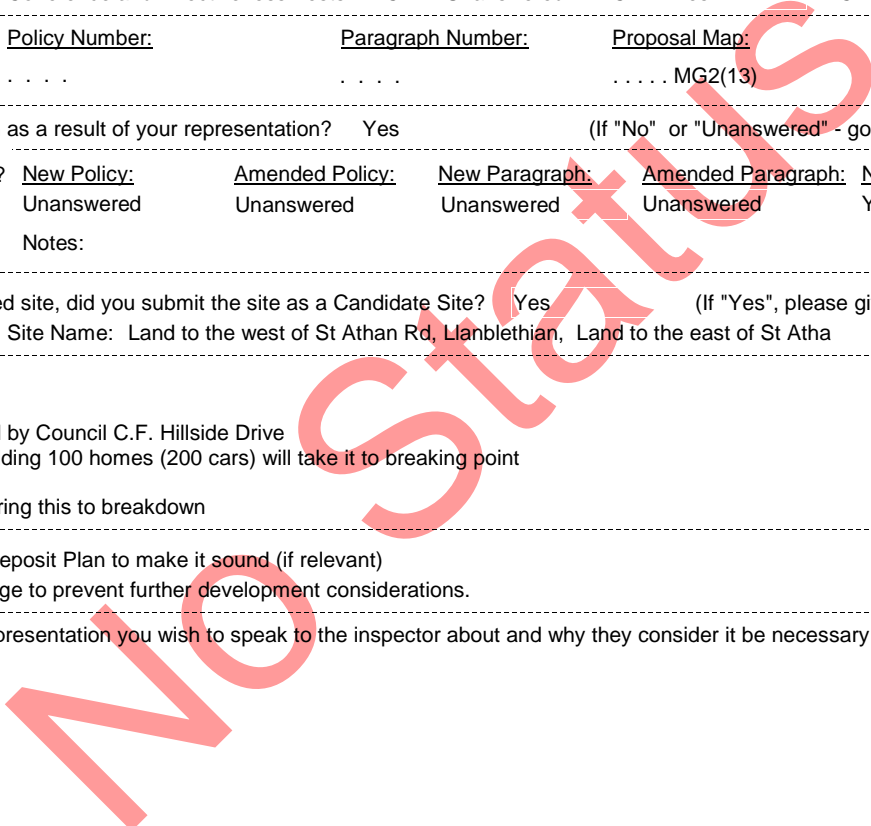
3e - Please set out your representation below:

- Access issues- St Athan Road is too narrow
- Site will be on heavily sloping sites. These are not gritted by Council C.F. Hillside Drive
- Impact on Cowbridge- there is insufficient parking ow, adding 100 homes (200 cars) will take it to breaking point
- Public right of way footpath access- must be maintained
- Sewerage works - overloaded now add 100 homes will bring this to breakdown

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3851/DP1 Mr D.Davies

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

Unanswered Unanswered Unanswered Unanswered Unanswered Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

I have no objection to extra housing being constructed in the Vale, but the reality is that the occupants of that housing will only probably be purchasing housing in that area, as they cannot afford ever increasing prices in Cardiff. The main area of employment in this area is Cardiff, and the reality is that most of these new residents will travel to Cardiff for their jobs.

Their routes are either along Port Road to Culverhouse X, which is excellent if you are leaving the area for the M4, but too long and indirect for approaching Cardiff City Centre. Consequently, most traffic levels, and will continue through Dinas Powis (I know how to spell it, but like a number of other residents, I object to having the Welsh version forced on me without consultation).

Dinas Powis is a two lane road...one in each direction. To class it as a 'B road would be a compliment. Once in the village, you either travel in a constant slow/stationary queue along the Cardiff Road to the Merrier Harrier Junction, or you try to pass it all by using the Pen Y Turnpike Road, which is fairly described as a tarmaced wide lane.

If you are not out of Dinas Powis by about 8 am you will not have enough time, taking into account the time spent queuing on these roads, to get to Cardiff by 9am.

Unfortunately our Councillors travel into Barry, in the rush hour and out of Barry at the end of the day. They can have little or no idea, what it is like having to put up with this chaos every day of your working life.

The reality is that Dinas Powis needed a bypass years ago but none of these Councillors have done anything about it. They probably hoped it would go all go away, and they spent our taxes on re-vamping Barry Town centre (on at least two occasions,) at a cost that probably would have paid for a desperately needed by pass at Dinas Powis. (Of course, they managed to build their own bypass from the tunnels through to Barry Dock...sorry, I'm getting cynical).

I would suggest it would be unwise to construct this amount of housing without seriously addressing the ability of the currently poor road network, to handle the additional traffic flow that can be expected.

The frustration of drivers, feeling ignored and neglected, if left to 'get on with it', will I am sure be felt by politicians of all persuasions at election time.

This bypass will benefit EVERYONE in the Vale, whether travelling to work, or those just on shopping trips. The draw in the area is Cardiff, not Barry.

Cardiff will, through its employment opportunities, continue to provide income, from which these new residents will provide the taxes, that, the Vale and other council's need to operate.

I am led to believe that the route for this bypass is still available. I fully accept that funds are limited, but to see cars everyday, wasting precious expensive fuel, and time trying to get to their place of work, in today's climate, is ridiculously wasteful, unnecessary and unavoidable.

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3851/DP1 Mr D.Davies

I hope you will take into consideration my comments, which have been made, not because I live in this village, but because this is an accurate portrayal of current traffic problems, and those that will occur if nothing is done to improve the road network first.

Yours sincerely
Dave Davies

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3852/DP1 K & S Chatwell

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
74. . . .	. . . .	. . . . MG2(25)	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

On behalf of my husband Keith Chatwell and myself I wish to object most strongly to the proposed housing development in Sully on arable land. We are amazed that farmland is being considered in the plan when we are constantly being told that there is a world food shortage. Are there not alternative brown field sites at the Bendricks for example?

Secondly, should the plan go ahead, the issue of transport would be a major one. There is no railway station in Sully. Swanbridge Road, Sully Road and parts of Cog Road are lanes with no footpath and can barely cope with the level of traffic at present. Many motorists now use these roads as short cuts and many more pass through South Road to avoid the congestion in Dinas Powys. The construction of more houses would only add to the problem as these days there are at least two cars per household.

Thirdly, there is only one food shop in Sully and a post office which operates on a willy nilly basis. It is unlikely that Sully School could cope with the influx of new pupils.

Finally, do we want to see the urban sprawl stretching virtually from Barry to Cardiff? Do we want to encourage bio-diversity by hanging on to every bit of green pasture for as long as possible?

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3853/DP1 K R Wade

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(19). MG2(20).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Vale of Glamorgan Local Development Plan 2011 - 2026

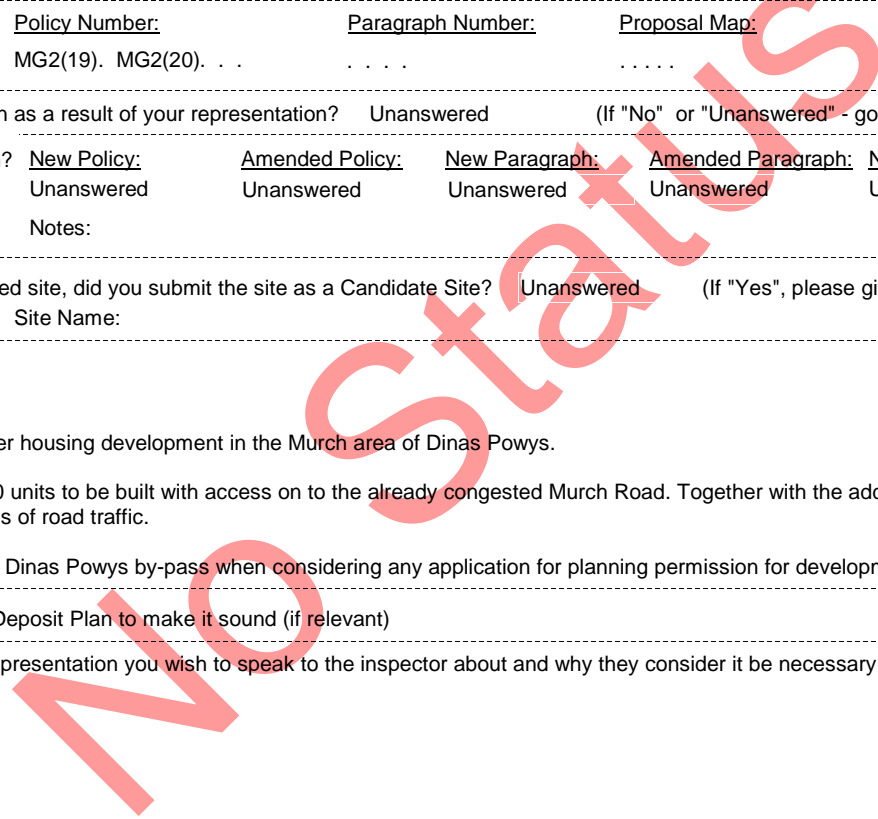
I am extremely concerned at the rproposals to allow further housing development in the Murch area of Dinas Powys.

I understand that it is proposed to allow an additional 400 units to be built with access on to the already congested Murch Road. Together with the additional housing units being proposed in Barry, Sully, Vale of Glamorgan etc. this will only make matters worse in terms of road traffic.

I trust the Council will protect the area designated for the Dinas Powys by-pass when considering any application for planning permission for development. I would appreciate a formal reply to this question.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by Representation ID No.)

Representor ID and details: 3854/DP1 A P Verallo

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2. . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

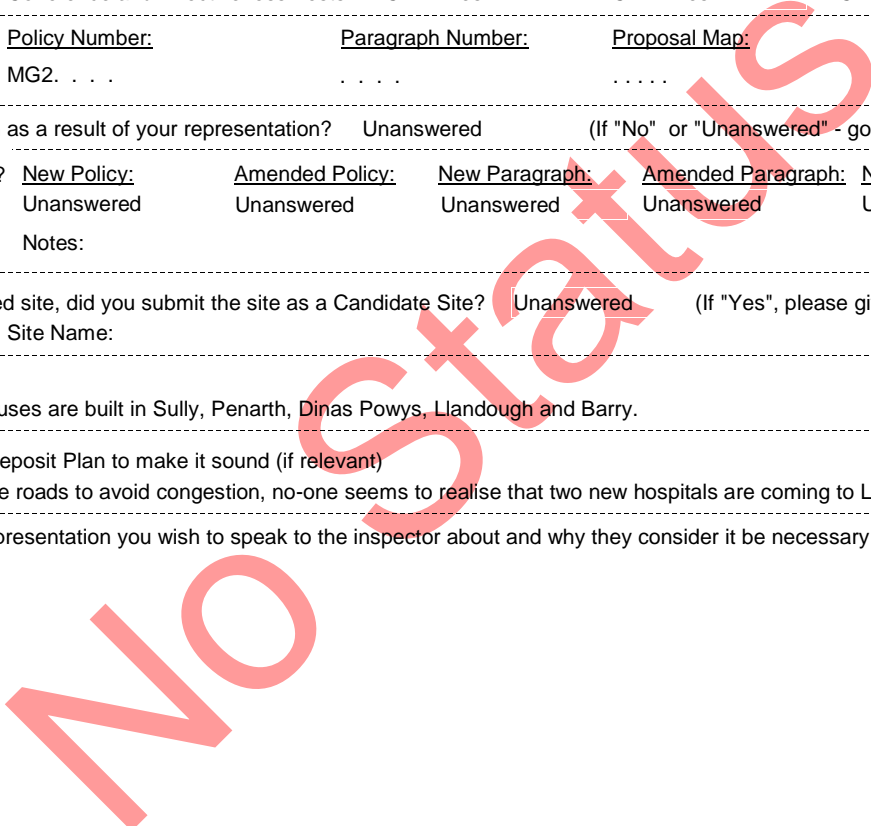
3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
There must be adequate infrastructure in place before houses are built in Sully, Penarth, Dinas Powys, Llandough and Barry.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
No objection to house building but there must be adequate roads to avoid congestion, no-one seems to realise that two new hospitals are coming to Llandough increasing traffic problems.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3855/DP1 Mr C Williams

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(33).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
 Vale of Glamorgan Draft Deposit Local Development Plan: 2011-2026 Proposed residential land to the east of St Nicholas, MG 2 (33)

I am writing to object in the strongest terms to the above proposed changes to the local development plan. I am opposed to this for a number of reasons as outlined in brief below:

- 1) The site proposed in St Nicholas is prime agricultural land in an area of natural beauty. It is a green field site whereas there are numerous other brown-field sites in and around in the Cardiff and Vale of Glamorgan area.
- 2) There are numerous vacant city centre residential and commercial properties in Cardiff and the surrounding area. Yes some may need repair but the cost is nothing like the capex on new buildings.
- 3) Further to the above point, this type of housing supply would not have the knock on effect on improving infrastructure as it already exists. The proposed development in St Nicholas would necessitate large expenditure for land preparation, drainage, sewerage, water, electricity and gas supplies, road building and the provision of other expensive infrastructure. The provision of extra nursery, school and local play facilities are further costs that would need to be met. During economic recession it is more important than ever to consider carefully where every pound should be spent, whether from public or private budgets as resources are limited, to maximise the improvement in the wealth and well-being for all citizens.
- 4) The further necessity for affordable housing makes this site particularly unsuitable because of the absence of shops in the village of St Nicholas, the infrequent bus service (hourly at peak times, 2-hourly at other times), and thus the necessity for car ownership to make living at this site a practical proposition.
- 5) Most houses have two or more cars, and this would necessitate access for a further 100 or so cars onto the A48 each morning and evening. The A48 is already an extremely busy road, which is already accident prone. Development at this site would cause a massive disruption to the flow of traffic from the entire Vale of Glamorgan and beyond into Cardiff in the morning, out of it in the evening, and also at busy times during weekends. The A48 also serves as the M4 relief road when accidents block the M4 and further congestion on the A48 would impair this role.
- 6) St Nicholas is an area is of special architectural and historic interest, and such a development would significantly devalue this heritage.
- 7) The proposed changes in the LDP would permit encroachment into green land that serves to protect the rural character of the Vale of Glamorgan. With population increase, rural environments within easy

Representor ID and details: 3855/DP1 Mr C Williams

reach of towns and cities become an increasingly important amenity to residents of those towns and cities. They are valuable resources, comparable to mountains and coastlines in that they enable all to re-connect with nature away from the high population density of cities and large towns.

8) An increase in the population and housing for St Nicholas of about 30% is proposed. This would irreversibly and massively alter the nature and character of the village.

9) Encroachment into the green belt on such a massive scale would furthermore begin the process of erosion of the greenbelt separating the Vale of Glamorgan from the City of Cardiff. If developments such as proposed in St Nicholas were permitted, they would constitute the first domino of a series that might result in loss of the green belt around Cardiff. In order to preserve the rural nature of the Vale of Glamorgan for generations to come, it is necessary to protect the greenbelt particularly vigorously at the eastern end of the Vale given the possibility of massive encroachment from the city of Cardiff.

10) If a substantial number of houses are deemed to be essential to build, then it might be possible to build more than currently proposed at the Llandow trading estate site (MG 12 (9) and (10)).

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3856/DP1 Mrs C R Marchant

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(27).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

I object to the above proposed development on the following points:

1. The increased traffic flow at the junction of Whitefields Farm Lane and the A4222. At present, despite checking the traffic assiduously, turning left from the lane onto the A4222 one regularly finds a vehicle right on one's tail hooting furiously. Turning right from the lane onto the A4222 going towards Ystradowen one takes one's life in one's hands as one has neither a clear view left or right. It is pure luck that a car does not hit one in the side. Several planning applications have been turned down in the past because of the danger of this junction.
2. The MG2 [27] site is outside the village 'envelope'. This is a Conservation Area and breaching the envelope will inevitably lead to more infringements in the future. Any development would breach the Council's own guidelines for Conservation areas. We have already had several old trees felled, contrast this with the St Hilary trees.
3. The Court Close site MG2[27] was never on the Candidate Site Register.
4. Whitefields Farm lane streams with water during and after heavy rain. This will become worse if this field is covered with tarmac and concrete. I note a possibility of surface water being drained into the river. I own the lay-by, the drive to my house and the land in front of my garage. I will not allow a surface water drain on my land.
5. The problems with Cowbridge infrastructure if the St Athan road site, Ystradowen site and this site go ahead. Y Bont Faen school and the Welsh school are already full. With the cattle market being built on the current parking problem will become even worse. We shall need a third GP surgery.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3857/DP1 Mr & Mrs Marshall

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(19). MG2(20).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
 Re: Vale of Glamorgan Deposit Local Development Plan 2011 — 2026

I am writing on behalf of my husband and myself to let you know how unhappy we are about the proposal to build 400 houses at the St Cyres annexe and Caerleon Road, Dinas Powys.

I have lived in Dinas Powys for 34 years and over this time I have seen the increase of traffic going through Dinas Powys. Trying to get through Dinas Powys in the morning and afternoon rush hours is extremely difficult with bumper to bumper traffic right through to the lights at the Merrie Harrier with most of the traffic coming and going to Barry.

To build 400 houses on this site would be ludicrous bearing in mind that there is only one main access road to Cardiff Road which is already heavily congested with parents taking and collecting their children to Dinas Powys Infants School.

Commuting to work at present either by bus or train is also a nightmare. If you go by bus you are stuck in the traffic through Dinas Powys for absolutely ages and the trains are already full to bursting by the time they get to Dinas Powys. The extra volume of people catching public transport if the build goes ahead would make it even worse, not to mention the increase in Carbon Dioxide emissions from the extra vehicles.

I would urge you to reconsider using this site to build 400 houses as clearly if the build goes ahead it will have a detrimental effect on the residents of Dinas Powys.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3858/DP1 Mr N Shah

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Examination

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Yes

Consistency Tests - C1 - Yes C2 - Unanswered C3 - Unanswered C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

..... MG2(16)

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

Yes Unanswered Unanswered Unanswered Unanswered Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference: MG2(16)

3e - Please set out your representation below:

I have not studied the LDP in huge detail. However, I am concerned about the principles upon which the LDP is derived. The models used are, to my mind, outdated and unsustainable.

In relation to all future housing development but with particular relevance to site location MG2 (16).

In addition to the obvious traffic implications, lack of school provision and the negative impact to wildlife, of future housing, I would like to put on record the following points.

- 1) I regularly walk along the beach to Lavernock point and the cliffs are made of soft sedimentary rock, a mixture of limestone, shale and marls. The cliff is eroding constantly and land slips (large and small) are regular in occurrence. Much of the cliff is overhanging. Please advise the contractors who cut the vegetation. Please advise the house near cliff edge, close to Cionis bistro and their neighbours.
- 2) Unless any future developments are built to include infrastructure such as shop(s), pub, community hall etc. then the developments will not be sustainable. They will encourage car use and pollution, congestion etc. will be increased.
- 3) Lack of local shops and services mean most new homes will pave over any front gardens to accommodate car parking. This leads to increased surface water run off, possible flooding, drain overload, as well as depletion of ground water, which can further exacerbate cliff erosion.
- 4) The current supermarket model of food distribution is unsustainable due to it's heavy reliance on cheap fossil fuels. Future food production will rely on food grown and distributed locally, meaning green areas around cities and other large centres of population, are of vital importance. Imagine the MG2 site growing vegetables for the people of Penarth and Sully! With this sustainable approach there are many other benefits like better health, less waste, less plastic, less recycling, jobs for our young people, social cohesion and so on.
- 5) Most of the houses will be financially out of reach for many people, so houses will be purchased as second homes to rent out, or left empty as long term investments. The Vale and Cardiff currently has in the region of four thousand empty properties that they know about. In reality the figure is likely to be much higher, (just ask a postman or a dog walker). This is a problem beyond the reach of the council, but potentially we are seeing a return to Dickensian Britain with many people disenfranchised, due to high property prices. Surely the solution is not to just keep building more houses which people see as 'investment opportunities' and not homes.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Representor ID and details: 3858/DP1 Mr N Shah

I want to speak up for sustainability issues not largely considered.

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3858/DP2 Mr N Shah

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(16).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Response to
The Vale of Glamorgan Local Development Plan (LDP) 2011-26

To the Planning Commission of the LDP
We fully understand the need for further residential developments in order to meet the demand for new homes. The plans for site location MG2 (16) include the construction of 450 "dwellings", which is a massive expansion of the Lower Penarth residential area with enormous impact on an already densely populated part of Penarth.

We have the following concerns, which need to be included in the early planning phase of such a large development site:

1. Traffic (residential and construction) – It is absolutely impossible to use the current residential roads off Lavernock Road (Brockhill Rise, Caynam Avenue, Stanton Way and Whitcliffe Drive) for feeding into the new development site. The construction traffic would lead to serious traffic congestions and would have a serious impact on the Cliff Walk recreational area. The same holds true for the traffic by the new residents once construction has been completed. We, therefore, strictly object to any idea involving the current residential roads (Brockhill Rise to Whitcliffe Drive) in order to gain access to the MG 2 (16) site.
2. Recreational area – The Cliff Walk is a very busy recreational area in Lower Penarth that attracts a multitude of dog owners (irrespective of the weather) as well as many walkers and cyclists (especially on a clear day). The MG 2 (16) development site with its planned 450 dwelling would cause a "collapse" of the current restricted belt of park area along the cliff top. We, therefore, demand that the new site create its own recreational area, which may an extension of the existing cliff walk.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3859/DP1 S.J.G.Clarke

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(19). MG2(20).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
Vale of Glamorgan Local Plan 2011-2026

I wish to lodge my objection to those parts of the above Plan that impact upon Dinas Powys, particularly those parts of Dinas Powys described below in your Deposit Plan:

Primary Settlement Developments:
Dinas Powys
19 Land adjoining St Cyres School site 12.69 hectares
20. Caerleon Road area. 2.54 hectares
For a total of 400 dwellings.

As described in the Deposit Plan, both areas are going to present the area with severe traffic difficulties, and, as a resident of the area, I can testify to the severe congestion that occurs in the area at present, without the future development swelling the traffic problem. These difficulties are evident both at rush hours and at other times of day along the A4055 through Dinas Powys, and at the pressure points at the junction of the A4055 with Cross Common Road, and at the junction of Millbrook Road/Murch Road. Even with improvements to these crossings/junctions, traffic conditions would be made even worse if vehicle numbers were to be increased. I am led to believe that there are also development plans downstream of Dinas Powys in the direction of Barry [Barry Waterfront], which would increase through traffic in addition to that envisioned in a Dinas Powys development.

Dinas Powys is already blighted with high congestion on the A4055 throughout the day, with standstill conditions during rush-hours. At the junction of the A4055 with Cross Common Road, it only takes a small back-up of two or three cars, with a bus turning into Murch from Barry to produce gridlock conditions. Worsening pollution and congestion conditions are not going to do anything for the status of Dinas Powys as a comfortable place to live.

The Murch side of Dinas Powys is moving into a traffic-blighted area already, with its too-narrow main roads congested with parked cars, and ever-increasing through-traffic. To bring more vehicles into the area would be foolhardy in planning terms, and would, in my opinion, bring environmental pollution and discomfort in residential terms. In the Windy Ridge area, pressure on the very limited road system there is intense.

Earlier, we noted that it was the intention of the Vale Council to remove the Children's Lollypop Patrol from the Millbrook/Murch/A4055 crossing because of economic constraints on the budget. It was only pressure from residents that brought about a change of heart on that matter. The grounds at that time were that it would be extremely dangerous for very young children to cross the road unsupervised. Now, it appears, that your Council wish to increase the danger levels again!! I believe that it is the responsibility of the County council to produce a safe environment for school children. These proposals will do the opposite.

Representor ID and details: 3859/DP1 S.J.G.Clarke

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3860/DP1 B E Verallo

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Unanswered

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

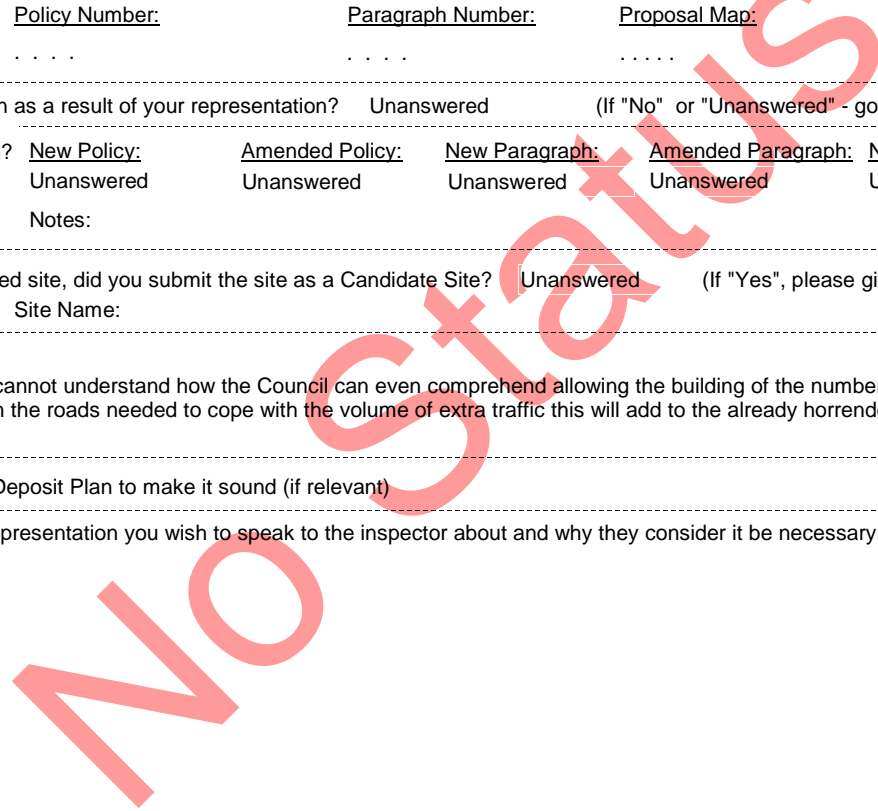
Site Name: _____ Site Reference: _____

3e - Please set out your representation below:

I do not object to new houses being built if needed but I cannot understand how the Council can even comprehend allowing the building of the number of houses allocated for Barry, Sully, Dinas Powys, Penarth and Llandough when the Council is not prepared to put in the roads needed to cope with the volume of extra traffic this will add to the already horrendous problems we already have and I don't think this building should go ahead until these roads are put in place.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3861/DP1 Mr & Mrs A Coles

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(19). MG2(20).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
 Re: Vale of Glamorgan Deposit Local development Plan 2011 - 2026

I am writing on behalf of my husband and myself regarding the proposal to build 400 houses at the St Cyres annexe and Caerleon Road, Dinas Powys.

I have lived in Dinas Powys for 12 years and over this time the increase in traffic going to and from Barry is horrendous. To build 400 houses at St Cyres/Murch Road, which will result in even more traffic trying to get onto the Cardiff Road is ridiculous. The parking is already bad along Murch Road with parents dropping off and collecting their children from the Infants School and an increased volume of traffic would make it an absolute nightmare even without the danger to children crossing the road to get to school.

I would therefore like you to reconsider the plans for this site because to go ahead with this build would be detrimental to the people already residing in Dinas Powys who already have to put up with the massive volume of vehicles going through their village.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3862/DP1 Mr N Mitten

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(13).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

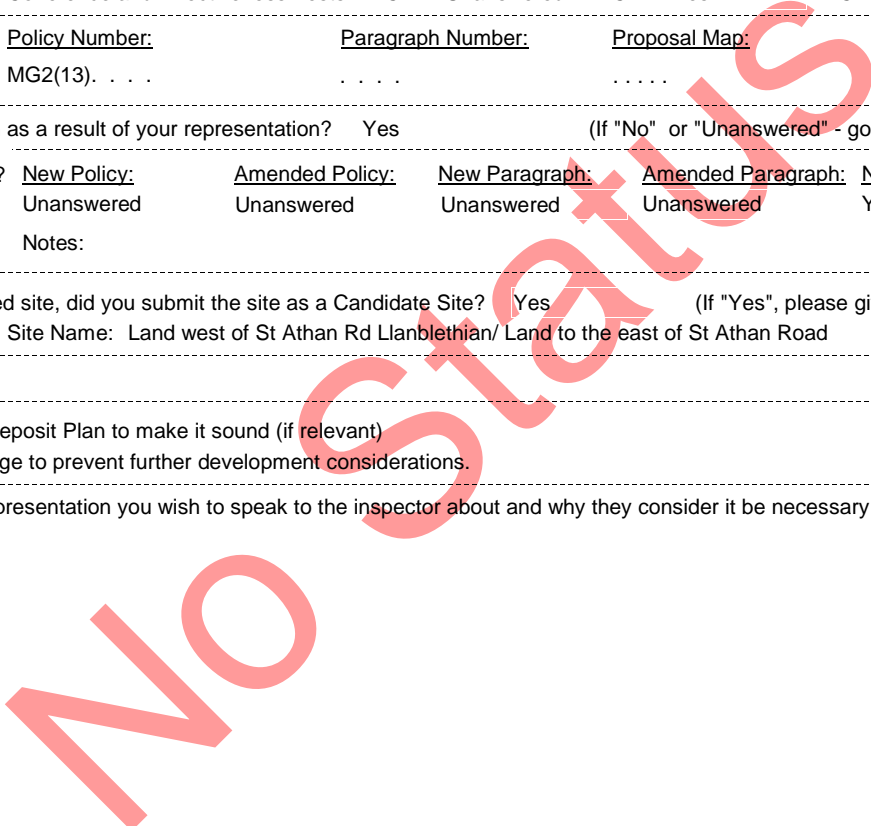
Site Name: Land west of St Athan Rd Llanblethian/ Land to the east of St Athan Road Site Reference: 2446/CS1 2446/CS2

3e - Please set out your representation below:

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3863/DP1 Mrs W M Lowe

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Unanswered

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Yes C3 - Unanswered C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
82. MG2(33)	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: St Nicholas Site Reference: MG2(33)

3e - Please set out your representation below:
Deposit Local Development Plan St Nicholas Site no. MG2(33)

I believe that the above site MG2(33) should be deleted from the Deposit Local Development Plan 2011-2026 for the following reasons:

1. Traffic- It is an inappropriate green field site for development of any size due to the access at a dangerous point to the very busy A48 at the commencement of the 30mph zone. Residents already experience difficulty and danger at peak times when accessing the road to and from their homes without the added hazard of what could be another 100 vehicles from this site. This development and those proposed in the LDP for Cowbridge, Wenvoe and ITV Studios will also add to the existing bottleneck at Culverhouse Cross.
2. Scale of Development- The 50 dwellings shown on the plan constitutes an increase of approximately 33% to the settlement of the village of St. Nicholas, a possible population increase of at least 50% and to the north side of the village, 100% increase to the number of houses. Development on such a scale would overwhelm a small, rural village where the only public facilities are 2 churches, a school and a post box. There is no public house nor Post office, Nursery or Surgery and no local employment opportunities.
3. Conservation- The small village of St Nicholas is a Conservation area at the gateway to the rural and beautiful Vale of Glamorgan, an acknowledged area of special scenic value with its wide open views of surrounding fields. The villages has buildings of significant historical and architectural value and has developed organically over many hundreds of years. To develop this site would appear to be contrary to Objective 4 in your vision statement.
4. Housing needs- Your survey 'Local Housing Market Assessment' of November 2010 shows that there is no demand for affordable houses in St. Nicholas and the East Vale. In your 'Managing the LDP' you state that built and natural environment will be protected and enhanced including Conservation areas. Again, this plan for St Nicholas seems to contravene your aims.
5. Inclusion of site in Deposit LDP- Part of this site was not a Candidate Site in the original plan. I would like to know how the criteria was applied to include the extra area at Stage 3 (a VOG Council decision) when 245 other sites were rejected.
6. Localism Act 2011- This was introduced as part of The Big Society and was supposed to reflect the wishes of local people with regard to development of sites for building. If this site is not deleted from the Deposit LDP it would appear that the only local people whose wishes are to be regarded are the owners of the site.

Finally, I wish to comment on the problems found by many residents in completing the forms. At the first public display in Cowbridge Town Hall white forms were available until they ran out at about 11.30am when only the green forms which referred only to Sustainability Appraisal and Habitat Regulations were available.

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3863/DP1 Mrs W M Lowe

Not all of us have access to a computer nor the ability to find the information available from all of your surveys. This leads to a feeling that they have been made difficult to complete deliberately and creates an appearance of a lack of transparency.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Please delete St. Nicholas site MG2(33) from Deposit LDP.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Please delete St. Nicholas site MG2(33) from deposit LDP.

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3864/DP1 Dr C J Higley

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Yes C2 - Yes C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(18). . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

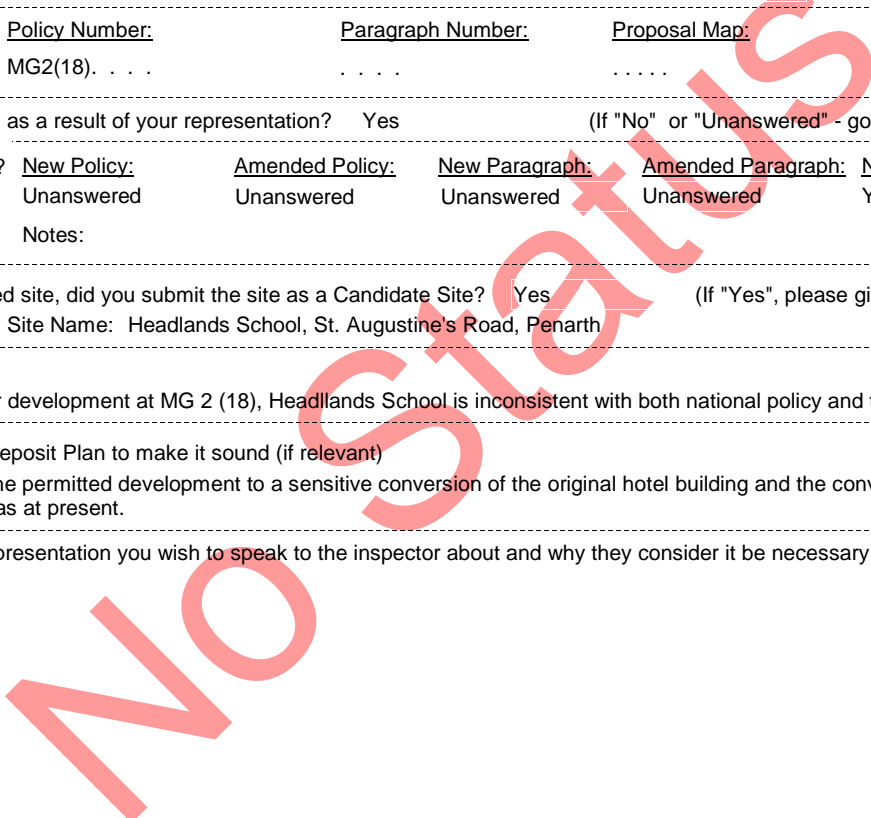
3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Headlands School, St. Augustine's Road, Penarth Site Reference: MG 2 (18)

3e - Please set out your representation below:
As detailed in the three pages attached, The proposal for development at MG 2 (18), Headlands School is inconsistent with both national policy and the general strategies laid out in the LDP.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
Deletion of site MG 2 (18) from the Plan or restriction of the permitted development to a sensitive conversion of the original hotel building and the conversion or replacement of the later school buildings, while retaining the same area of open space and mature trees as at present.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3865/DP1 Ms. C Salisbury

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
29/03/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG9. MD12. MG2. .	6.49. 7.41. . .	MG9. . . .	. . . . Feb 2012	Other - Not Listed. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land East of Llangan Site Reference: Site reference MG9/ID 22 Appendix 1

3e - Please set out your representation below:

REPRESENTATIONS AGAINST ALLOCATION OF GYPSY & TRAVELLER SITE AT LAND EAST OF LLANGAN

TEST P1

The LDP has not been prepared in accordance with the Community Involvement Scheme, see below key points:

- The Emergency Services and Local Primary school have all confirmed that they have NOT been consulted on the proposed site MG9. The LEA confirmed they had not been consulted about the Gypsy site.
- Registered consultees have not been informed of the consultation stages.
- According to the Welsh Government's document 'Travelling to a better future' there is an onus on the LA to consult with its strategic partners in delivering Gypsy & Traveller sites. No consultation has taken place.
- Good practice (Welsh Government document 'Good Practice Design in designing Gypsy & Traveller sites') suggests that where Gypsy & Traveller sites are concerned the local community should be engaged as early as possible — we believe that the Council has undertaken the minimum consultation in terms of the LDP and insufficient consultation with respect to the Gypsy & Traveller site in accordance with best practice.

TEST P2

1. The Sustainability Appraisal is flawed and contradictory — the proposed sites do not meet with national policy in respect of sustainability. The allocation of Llangan is not consistent with previous Planning Rejections by the Council which considered sustainability (Bonvilston Sept 2011) and with similar determinations by the Planning Inspectorate (Pembroke Sept 2011).

2. The allocation of MG9 is not consistent with the proposed LDP policies.

TEST C1

The Land Use Plan (with regards to Gypsy & Traveller sites) does not relate to any strategy - The Housing Strategy is out dated and does not provide any structure for assessing Gypsy & Traveller needs or site location.

TESTC2

Representor ID and details: 3865/DP1 Ms. C Salisbury

1. The Site allocation does not have regard to the following National Policy:

-Welsh Government Circular (30/2007):

- The site is RURAL and is "UNSUSTAINABLE" as there are no local services (no shops, food and drink outlets, doctor, dentist, Library, rail services or any main settlement within 5km etc). Llangan and Fferm Goch both score 0 points for local services in the evidence based assessment 'Sustainable Settlements Appraisal'
- The site would not comply with a RURAL EXCEPTION POLICY as it advocates that all pitches are accommodated on a RURAL site including transient pitches which would not comply with TAN 2.
- Any business operated from the site would be in contradiction of RURAL EXCEPTION guidance.
- The site allocation does not take into account the "SCALE" of the resident community. Llangan has a population of less than 100 with 35 homes and this proposal nearly doubles the size of the Hamlet.
- Example of similar site. In 2007 an application of the Sustainability issue was applied by the Planning inspector in Pembroke where an appeal was refused solely on this basis.
- The VOG Council has refused an application recently in Bonvilston on the basis of Sustainability and services in this case were closer to the site than in the case of Llangan proposal.

- Designing Gypsy and Traveller Sites Good Practice Guide — The site is too small; therefore cannot meet the needs identified in the LDP.

- The site measures 7400 m2 and could only accommodate 14 pitches without infrastructure (guidance is 500m2 per pitch plus refuse area; office; play area; infrastructure (roads etc)
- The access road to the site does not meet the minimum requirements for emergency vehicles (3.7m — it is actually 15m)
- The site access is poor and "unsafe" having extended walks (in excess of 800m to bus stop) along an unlit lane with no public footpath or street lighting.
- The proposal of 21 units on the site would restrict the ability of emergency vehicles to manoeuvre around the site.
- New sites grants are available (and cost should not be a material planning consideration).

-The guidance requires that sites are:

- sustainable — the Llangan site proposal is not
- equivalent to standards that would be expected for social housing in the settled community — This would not meet the standards and this site would not have been considered appropriate for development for residential in either the current or proposed plans
- have the effect of encouraging and developing good relations between Gypsies & Travellers and the settled community — the large scale of this proposal could mean that establishing good relations with the local community of Llangan would be unlikely and could also result in increased tensions in the community.
- based on WAG guidance of Design of Gypsy traveller sites the maximum number of pitches is 14, and the proposal at Llangan exceeds this number.

- Travelling to a Better Future

- Recommends that LA's engage with their Housing Association Partners to bring sites forward. The VOG Council has not done this.
- "Situating transit provision on residential Gypsy sites is not an option preferred by the Gypsy and Traveller community as this can lead to tensions among different family groups and make site management and maintenance very difficult." This creates a sense of "fear" within the settled Gypsy & Traveller community. The proposal is recommending that transient and permanent sites are co-located.

- Planning Policy Wales 2011

- The proposed site at Llangan is greenfield land, according to the definition of brownfield land set out in Figure 4 1 of PPW;
- it will not reduce the need to travel, due to the limited local service provision in close proximity to the site;
- offers very limited access to public transport facilities;
- is not large enough to provide ancillary facilities required to support a sustainable development as set out in paragraph 3.30 in accordance with Designing Gypsy and Travellers Sites Good Practice Guide;
- is located within a Special Landscape Area (SLA) and in close proximity to a Conservation Area. The assessment of the Llangan site incorrectly states that it is not within an SLA, so makes no reference to the sites proximity to the conservation area of Llangan. The location can be clearly seen from the conservation area.
- does not meet the identified needs of Gypsies and Travellers, in the Vale of Glamorgan (Fordham report 2008 - evidence);
- does not promote sustainable access to employment, shopping, education, health, community, leisure and sports facilities;
- does not maximise opportunities for community development and social welfare;
- does not foster social inclusion due to the isolated location of the site; and

Representor ID and details: 3865/DP1 Ms. C Salisbury

- does not contribute to improvements in health due to the isolation from services and facilities.

2. MG2. The draft policy MG 2 actively discriminates the Gypsy community by excluding them from the wider housing programme and potentially abuses their human rights. Policy MG 2 should be revised to allow the VOG to identify appropriate sites in the same way as Affordable Housing.

TESTC3

1. The policy does not have due regard to the Wales Spatial Plan.

- The key theme of the Wales Spatial Plan is achieving sustainable development through focusing new development in areas which have good access to key services and facilities. As there are no services surrounding the site the allocation of MG9 is not consistent with the objectives of the Wales Spatial Plan. The Gypsy site proposal fails Soundness test Consistency C3 because the policy does not have due regard to the Wales Spatial Plan.

TESTC4

1. The allocation of this site does not have regard to the relevant Community Strategy in the following respects:

- "The diverse needs of local people are met through the provision of customer focused, accessible services and information"- This cannot be achieved by the allocation of a non-accessible rural allocation.

- "Vale of Glamorgan residents and organisations respect the local environment and work together to meet the challenge of climate change"- The allocation of MG9 places heavy emphasis on the use of the car to access the most basic facilities — shops, health, education etc.

- "Older people are valued and empowered to remain independent, healthy and active. They have equality of opportunity and receive high quality services to meet their diverse needs"— All services are miles away and inaccessible to

the older community. The VERY POOR public transport system is located 1050m from the site and is in excess of the maximum distances as defined in the proposed LDP and "Manual for Streets".

- "People of all ages are able to access coordinated learning opportunities and have the necessary skills to reach their full potential helping to remove barriers to employment"—There is no employment opportunity near to the site.

The local primary school has confirmed that it is full and that its projections suggest that it doesn't have the capacity for such a large development (also consider the existing approval of 12 dwellings at Fferm Goch).

- The small local industrial unit has raised concerns in relation to the scale of the proposal.

TEST CE1

The Plan does not set out a coherent strategy in the following respects

- The Strategy makes the following statements:

The LDP will seek to provide a policy framework which: Manages the housing supply effectively in order to provide a range of good quality, affordable homes in sustainable locations

Reduces out commuting by providing opportunities for new housing, retail and employment development in accessible locations in the Vale of Glamorgan

The allocation of this rural site in open countryside does not meet this objective.

- The LDP also states its vision as being:

"Our Vision for the Vale of Glamorgan is a place:

That is safe, clean and attractive, where individuals and communities have sustainable opportunities to improve their health, learning and skills, prosperity and wellbeing and

Where there is a strong sense of community in which local groups and individuals have the capacity and incentive to make an effective contribution to the future sustainability of the area."

The allocation of this site in policy MG9 does not meet these objectives being in a rural location with inadequate facilities and transport links.

- The Allocation of this site in policy MG9 does not comply with the following objectives of the LDP:

-Objective 1: To sustain and further the development of sustainable communities within the Vale of Glamorgan, providing opportunities for living, learning, working and socialising for all. - The site's location would clearly not meet this objective.

Representor ID and details: 3865/DP1 Ms. C Salisbury

Objective 2: To ensure that development within the Vale of Glamorgan makes a positive contribution towards reducing the impact of and mitigating the adverse effects of climate change. - The allocation of this site will have entirely the opposite effect to this objective.

- Objective 3: To reduce the need for Vale of Glamorgan residents to travel to meet their daily needs and enabling them greater access to sustainable forms of transport. - The allocation of this site will have entirely the opposite effect to this objective.

- Objective 4: To protect and enhance the Vale of Glamorgan's historic, built, and natural environment. - The development of this site would not meet this objective: a planning refusal on an adjacent site in May 2002 stated "It is a proposal that would adversely affect the undeveloped rural character of the area"

- Objective 5: To maintain, enhance and promote community facilities and services in the Vale of Glamorgan - The local primary school has not been consulted, had they been it would have been recognised that the school does not have capacity, nor is it projected to have the capacity.

- Objective 7: To provide the opportunity for people in the Vale of Glamorgan to meet their housing needs- States that development of housing should be in sustainable locations - This is not. Furthermore, it brings into question POLICY MD12 which is discriminatory in that Gypsy & Traveller sites are treated differently from other housing allocations. An inclusive policy would see Gypsy & Traveller sites being assessed on the same basis as AFFORDABLE HOUSING and considered for ALL candidate residential sites in the LDP

- Objective 10: To ensure that development within the Vale of Glamorgan uses land effectively and efficiently and to promote the sustainable use and management of natural resources. The inappropriate use of finite resources can impact on the ability of future generations to fulfil their needs. The LDP through favouring the use of previously developed land and the sustainable use of natural resources of whatever kind and wherever they are located, will contribute to preserving their availability for future generations. - This is agricultural land in the Special Landscaped Area.

TEST CE2

The strategies, policies and allocations are not realistic and appropriate having considered relevant alternatives and are not founded on robust evidence:

1. The allocation of Llangan is purely on the basis of site ownership by the Vale and does not meet the requirement of Policy MD12.
2. The Gypsy & Traveller site assessment (anecdotal) conflicts with other evidence based background papers; specifically the Sustainable Settlement Appraisal. The SSA states 0 points for public transport but the Gypsy & Traveller site assessment states that public transport facilities are good.
3. The Gypsy Traveller site assessment states "good highway access", yet the access falls considerably short of the minimum requirement for vehicle access — the access lane is 2.5m wide, against a minimum requirement of 3.7m plus footpath of 1.2m.
4. The Gypsy Traveller site assessment does not reflect the current legal obligations of the VOG in respect of this site, yet the other site assessments highlight legal issues.
5. Several privately-owned sites were put forward as candidate sites for Gypsy & Traveller sites but were dismissed as they were not in Council ownership. Not being in council ownership should not be a reason to reject privately owned sites.
6. The key issue is that the site allocation does not reflect the identified need of the Gypsy & Traveller community as highlighted in the 2008 Fordham report.
7. The Gypsy Traveller site assessment suggests that Fferm Goch is the local settlement when Llangan is recognised in this and historic documents as the local settlement being only 150m from the proposed site. It appears that the council has also linking the site at Llangan to the Hamlet of Fferm Goch in order to increase the site assessment positive score.
8. The assessment makes no reference that the site is in a Special Landscape Area (SLA).

The assessment makes no reference that the site is adjacent to a Conservation Area, within the Conservation Management Plan (2009) for this area there the following recommendations with regards to developments near to, and visible from, the Conservation Area.

Recommendation:

Development which impacts in a detrimental way upon the immediate setting of the Conservation Area will be resisted. The Council will resist applications for change on the edges of the Conservation Area which would have a detrimental effect on the area's setting.

Recommendation:

The Council will seek to ensure that all development respects the important views within, into and from the Conservation Area, as identified in the appraisal. The Council will seek to ensure that these views remain protected from inappropriate forms of development.

The proposed site is clearly visible from the conservation area. One of the 'Significant views' highlighted in the Conservation Area Management Plan is from my house and looks directly on the proposed site (please see attached photo). The development of the proposed site would not protect these views. (Photograph Attached).

9. The allocation of Fferm Goch as a Minor Rural Settlement is incorrect. The appraisal scored 9 points. 3 are for employment which puts this site on par with the major settlements such as Barry. This is on the basis of 4 light industrial buildings. A survey of these employers has confirmed that zero new jobs have become available in the last 9 years and that the units collectively employ fewer than 15 people with no intention to expand. Furthermore, one of the units has been empty and the development is not a popular industrial site.

10. Fferm Goch has a population of less than 100 (98)— of the 5 sites in the Vale of Glamorgan with a population of 98 only Fferm Goch is classified as a Minor Rural site (probably based on the 9 points). The remainder are classified as Hamlets and there is a presumption against development in Hamlets (or as a minimum the scale would need to be appropriate and tied to a Rural Exception policy). The guidance requires ALL sites of a population below 100 to be classified as a Hamlet Fferm Goch should be recategorised as a Hamlet.

11. The Council has undertaken a study (Fordham report 2008) where the message was extremely strong that the Gypsy & Traveller community wanted smaller sites located on the fringes of larger

Representor ID and details: 3865/DP1 Ms. C Salisbury

communities. The report confirmed that isolated, rural sites restricted access to Health, Education and welfare facilities that disadvantaged them and needs to be seen in the light of the above objectives. The following is a quote from the Fordham report:

"Participants living on Shirenewton had three main criticisms: the site was too big, the distance from local amenities along with the lack of local transport,"

"This created many problems for the residents, especially the poorest: 'for a person like me on the bread line it's very tough. I can't afford to use the car', 'everything is a mile away, including the bus stop. It takes a long walk on a busy road to get to the shops and schools'".

"The tables demonstrate that access to services such as local shops, health centres and education facilities from both sites is difficult by foot and by local transport systems. This difficulty was eased when participants used their cars, however the level of ease was lower for Roverway due to the difficult entry onto the main road".

"Participants reported that access to local amenities, health services and education was low for both sites by foot or by public transport: 'Everything is a mile away, including the bus stop. It takes a long walk on a busy road to get to the shops and schools'".

"It was thought that smaller sites would reduce the problem of on-site conflicts: 'they need smaller sites and not too many different families, otherwise when you have a row the whole site becomes a war zone'"

"This affected the ability of the households interviewed to access local services such as shops, health centres and education facilities. It was reported that this problem mainly affected the women: men take the vehicles that the household own to work during the day, leaving the women without their own transport and often away from public transport routes"

"Participants did not specify where in Cardiff or the Vale of Glamorgan sites should be located. It was noted that sites should be on the outskirts of towns to enable access by foot to local services such as shops, the Launderette and health centres"

"While the focus of the survey was on accommodation requirements, the questionnaire also collected information on access to services, including health and education. Research has found that poor accommodation can prevent access to services and so cannot be seen in isolation."

"Participants living on sites felt that there were site restrictions that limited their work options. These were mainly associated with the location of the sites and lack of access to public transport rather than site regulations: 'no buses, no local transport. Bad access'"

"Participants living on local authority sites reported that the lack of local public transport provision in the area affected their ability to send their children to school, access health services and work opportunities, and limited their ability to attend training and education courses"

"Participants were asked about where they would like future sites to be, but were not specific about locations within the County Boroughs, instead emphasising the importance of public transport to any new sites. Government draft guidance on site design stresses the importance of access to services and the promotion of integrated co-existence' between the site and surrounding community."

"The precise location, design and facilities of any new sites should be drawn up in consultation with Gypsies and Travellers to ensure that the additional provision meets their needs. The health and safety implications of a new site's location should be considered in finding a balance between offering sites in good locations and the additional land costs this would entail. The settled community neighbouring the sites should also be involved in the consultation from an early stage."

12. An independent highway study recently undertaken by Capita Symonds, surrounding the proposed site has concluded that:

"The 1km long lane itself is of poor horizontal alignment, with poor forward visibility and unsuitable for regular vehicular traffic. If the site is developed the lane itself would need major upgrading, which would certainly change its appearance within this rural environment."

"The village school is approximately 1km from the village and 900 metres from the proposed site. It is noted that the route does not offer any facilities for pedestrians, such that the only safe way for children to travel between the site and the school safely would be by vehicle. This route would also be potentially hazardous for cycle use for children, the elderly or infirm and could be potentially hazardous for all users other than by car."

"With regard to the appropriateness of the location for a traveller's site development in relation to transportation, it is difficult to refer to standard guidelines, as few relate to "rural highways", most highway design standards for residential development relate to urban areas. Hence, the advice contained within this report is based on best available information, acceptable highway standards for developments of similar size and transport needs of small communities. Welsh Government guidelines state sites should be situated in close proximity to transport links. The Llanqan site would not appear to meet that criteria, being situated away from the main transport infrastructure, sites should also have ready access to schools, doctors and shops, against which requirements Llanqan again appears to fail."

"With regards to the existing lane, it is generally considered that where there is direct access to dwellings, the previous standard for developments, Design Bulletin 32 offers guidance where it states that a desirable minimum carriageway width of 5.5 metres is appropriate, together with 2.0 metre wide footways on both sides. This will allow two way traffic at all times, and safe movement of pedestrians."

"Thus the lane itself should be widened to this minimum standard, which will require the removal of the existing hedge line on one or both sides of the lane and probable acquisition of land from the adjoining

Representor ID and details: 3865/DP1 Ms. C Salisbury

fields. This will of course change the environmental character of the area substantially, but is considered essential to cater for increased vehicle and pedestrian traffic"

13. There is complete inconsistency with the allocation of MG9 against the proposed policies.

TEST CE3

1. The VOG council make no reference as to how they are going to manage such a large site. The 21 unit site in Rover Way Cardiff has 3 full time Council staff allocated to it.
2. The current Housing Strategy expires April 2012 and makes no relevant reference as to how the Gypsy & Travelling Community will be monitored in terms of growth or need. Indeed, there is no strategy that underpins the Gypsy & Traveller community or housing at all.

TEST CE4

1. Policy MD12 (Gypsy & Traveller) is discriminatory. It offers no flexibility for the Council to bring forward sites that are sustainable / suitable for Gypsies & Travellers through the policies derived within the plan.
2. MD12 should be redrafted to enable smaller, sustainable sites to be included within the Affordable Housing requirements and delivered through the Registered Social Landlord sector.
3. To argue that the Private Sector has been consulted to offer sites is not accepted. The private sector were not likely to volunteer sites for such a contentious use. The LDP should set clear strategies / policies to deliver sustainable sites for all members of the community; private; social and travelling. The current allocation does not meet this and could strongly be argued breaches the Human Rights of the Gypsy traveller community as it does not provide a suitable, sustainable site that meets the guidelines in the 2008 Fordham report.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The proposed Gypsy traveller site at Llangan (Policy MG9) should be removed from the LDP draft plan. The VOG should identify an alternative site that has been assessed according to a relative sustainability appraisal and meets the requirements of the Gypsy community as listed in the 2008 Fordham report.
Policy MD12 should be amended so that it does not discriminate against the Gypsy and Traveller community. All sites during the plan should be assessed on a similar basis as Affordable Housing.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3866/DP1 Mr & Mrs D Tattersall

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Brynhill Site Reference: 2407/CS

3e - Please set out your representation below:

Any development would have a significant negative impact on:

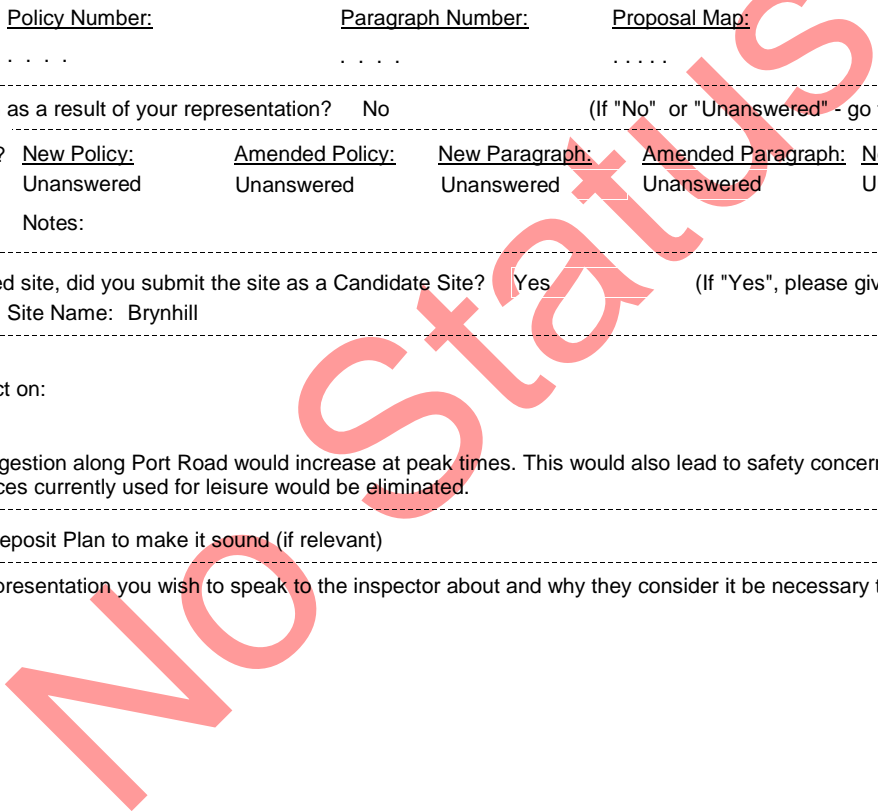
a) A designated special landscape area.

b) Ecological and environmental issues.

There would be issues around the road infrastructure congestion along Port Road would increase at peak times. This would also lead to safety concerns in the community particularly with regard to the close proximity of the hospital and local schools. The open spaces currently used for leisure would be eliminated.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3867/DP1 Mr M Evans

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Yes C2 - Yes C3 - Yes C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG9. MD12. MG2. .	6.49. 7.41. . .	MG9. . . .	. . . . Feb 2012	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land east of Llangan Site Reference: Site reference MG9/ID 22 Appendix 1

3e - Please set out your representation below:
REPRESENTATIONS AGAINST ALLOCATION OF GYPSY & TRAVELLER SITE AT LAND EAST OF LLANGAN

TEST P1

The LDP has not been prepared in accordance with the Community Involvement Scheme, see below key points:

- The Emergency Services and Local Primary school have all confirmed that they have NOT been consulted on the proposed site MG9. The LEA confirmed they had not been consulted about the Gypsy site.
- Registered consultees have not been informed of the consultation stages.
- According to the Welsh Government's document 'Travelling to a better future' there is an onus on the LA to consult with its strategic partners in delivering Gypsy & Traveller sites. No consultation has taken place.
- Good practice (Welsh Government document 'Good Practice Design in designing Gypsy & Traveller sites') suggests that where Gypsy & Traveller sites are concerned the local community should be engaged as early as possible — we believe that the Council has undertaken the minimum consultation in terms of the LDP and insufficient consultation with respect to the Gypsy & Traveller site in accordance with best practice.

TEST P2

1. The Sustainability Appraisal is flawed and contradictory — the proposed sites do not meet with national policy in respect of sustainability. The allocation of Llangan is not consistent with previous Planning Rejections by the Council which considered sustainability (Bonvilston Sept 2011) and with similar determinations by the Planning Inspectorate (Pembroke Sept 2011).
2. The allocation of MG9 is not consistent with the proposed LDP policies.

TEST C1

The Land Use Plan (with regards to Gypsy & Traveller sites) does not relate to any strategy - The Housing Strategy is out dated and does not provide any structure for assessing Gypsy & Traveller needs or site location.

TESTC2

Representor ID and details: 3867/DP1 Mr M Evans

1. The Site allocation does not have regard to the following National Policy:

-Welsh Government Circular (30/2007):

- The site is RURAL and is "UNSUSTAINABLE" as there are no local services (no shops, food and drink outlets, doctor, dentist, Library, rail services or any main settlement within 5km etc). Llangan and Fferm Goch both score 0 points for local services in the evidence based assessment 'Sustainable Settlements Appraisal'
- The site would not comply with a RURAL EXCEPTION POLICY as it advocates that all pitches are accommodated on a RURAL site including transient pitches which would not comply with TAN 2.
- Any business operated from the site would be in contradiction of RURAL EXCEPTION guidance.
- The site allocation does not take into account the "SCALE" of the resident community. Llangan has a population of less than 100 with 35 homes and this proposal nearly doubles the size of the Hamlet.
- Example of similar site. In 2007 an application of the Sustainability issue was applied by the Planning inspector in Pembroke where an appeal was refused solely on this basis.
- The VOG Council has refused an application recently in Bonvilston on the basis of Sustainability and services in this case were closer to the site than in the case of Llangan proposal.

- Designing Gypsy and Traveller Sites Good Practice Guide — The site is too small; therefore cannot meet the needs identified in the LDP.

- The site measures 7400 m2 and could only accommodate 14 pitches without infrastructure (guidance is 500m2 per pitch plus refuse area; office; play area; infrastructure (roads etc)
- The access road to the site does not meet the minimum requirements for emergency vehicles (3.7m — it is actually 15m)
- The site access is poor and "unsafe" having extended walks (in excess of 800m to bus stop) along an unlit lane with no public footpath or street lighting.
- The proposal of 21 units on the site would restrict the ability of emergency vehicles to manoeuvre around the site.
- New sites grants are available (and cost should not be a material planning consideration).

-The guidance requires that sites are:

- sustainable — the Llangan site proposal is not
- equivalent to standards that would be expected for social housing in the settled community — This would not meet the standards and this site would not have been considered appropriate for development for residential in either the current or proposed plans
- have the effect of encouraging and developing good relations between Gypsies & Travellers and the settled community — the large scale of this proposal could mean that establishing good relations with the local community of Llangan would be unlikely and could also result in increased tensions in the community.
- based on WAG guidance of Design of Gypsy traveller sites the maximum number of pitches is 14, and the proposal at Llangan exceeds this number.

- Travelling to a Better Future

- Recommends that LA's engage with their Housing Association Partners to bring sites forward. The VOG Council has not done this.
- "Situating transit provision on residential Gypsy sites is not an option preferred by the Gypsy and Traveller community as this can lead to tensions among different family groups and make site management and maintenance very difficult." This creates a sense of "fear" within the settled Gypsy & Traveller community. The proposal is recommending that transient and permanent sites are co-located.

- Planning Policy Wales 2011

- The proposed site at Llangan is greenfield land, according to the definition of brownfield land set out in Figure 4 1 of PPW;
- it will not reduce the need to travel, due to the limited local service provision in close proximity to the site;
- offers very limited access to public transport facilities;
- is not large enough to provide ancillary facilities required to support a sustainable development as set out in paragraph 3.30 in accordance with Designing Gypsy and Travellers Sites Good Practice Guide;
- is located within a Special Landscape Area (SLA) and in close proximity to a Conservation Area. The assessment of the Llangan site incorrectly states that it is not within an SLA, so makes no reference to the sites proximity to the conservation area of Llangan. The location can be clearly seen from the conservation area.
- does not meet the identified needs of Gypsies and Travellers, in the Vale of Glamorgan (Fordham report 2008 - evidence);
- does not promote sustainable access to employment, shopping, education, health, community, leisure and sports facilities;
- does not maximise opportunities for community development and social welfare;
- does not foster social inclusion due to the isolated location of the site; and
- does not contribute to improvements in health due to the isolation from services and facilities.

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2. MG2. The draft policy MG 2 actively discriminates the Gypsy community by excluding them from the wider housing programme and potentially abuses their human rights. Policy MG 2 should be revised to allow the VOG to identify appropriate sites in the same way as Affordable Housing.

TESTC3

1. The policy does not have due regard to the Wales Spatial Plan.

- The key theme of the Wales Spatial Plan is achieving sustainable development through focusing new development in areas which have good access to key services and facilities. As there are no services surrounding the site the allocation of MG9 is not consistent with the objectives of the Wales Spatial Plan. The Gypsy site proposal fails Soundness test Consistency C3 because the policy does not have due regard to the Wales Spatial Plan.

TESTC4

1. The allocation of this site does not have regard to the relevant Community Strategy in the following respects:

- "The diverse needs of local people are met through the provision of customer focused, accessible services and information"- This cannot be achieved by the allocation of a non-accessible rural allocation.

- "Vale of Glamorgan residents and organisations respect the local environment and work together to meet the challenge of climate change"- The allocation of MG9 places heavy emphasis on the use of the car to access the most basic facilities — shops, health, education etc.

- "Older people are valued and empowered to remain independent, healthy and active. They have equality of opportunity and receive high quality services to meet their diverse needs"— All services are miles away and inaccessible to the older community. The VERY POOR public transport system is located

1050m from the site and is in excess of the maximum distances as defined in the proposed LDP and "Manual for Streets".

- "People of all ages are able to access coordinated learning opportunities and have the necessary skills to reach their full potential helping to remove barriers to employment"—There is no employment opportunity near to the site.

The local primary school has confirmed that it is full and that its projections suggest that it doesn't have the capacity for such a large development (also consider the existing approval of 12 dwellings at Fferm Goch).

- The small local industrial unit has raised concerns in relation to the scale of the proposal.

TEST CE1

The Plan does not set out a coherent strategy in the following respects

- The Strategy makes the following statements:

The LDP will seek to provide a policy framework which: Manages the housing supply effectively in order to provide a range of good quality, affordable homes in sustainable locations

Reduces out commuting by providing opportunities for new housing, retail and employment development in accessible locations in the Vale of Glamorgan

The allocation of this rural site in open countryside does not meet this objective.

- The LDP also states its vision as being:

"Our Vision for the Vale of Glamorgan is a place:

That is safe, clean and attractive, where individuals and communities have sustainable opportunities to improve their health, learning and skills, prosperity and wellbeing and

Where there is a strong sense of community in which local groups and individuals have the capacity and incentive to make an effective contribution to the future sustainability of the area."

The allocation of this site in policy MG9 does not meet these objectives being in a rural location with inadequate facilities and transport links.

- The Allocation of this site in policy MG9 does not comply with the following objectives of the LDP:

-Objective 1: To sustain and further the development of sustainable communities within the Vale of Glamorgan, providing opportunities for living, learning, working and socialising for all. - The site's location would clearly not meet this objective.

Objective 2: To ensure that development within the Vale of Glamorgan makes a positive contribution towards reducing the impact of and mitigating the adverse effects of climate change. - The allocation of this

Representor ID and details: 3867/DP1 Mr M Evans

site will have entirely the opposite effect to this objective.

- Objective 3: To reduce the need for Vale of Glamorgan residents to travel to meet their daily needs and enabling them greater access to sustainable forms of transport. - The allocation of this site will have entirely the opposite effect to this objective.
- Objective 4: To protect and enhance the Vale of Glamorgan's historic, built, and natural environment. - The development of this site would not meet this objective: a planning refusal on an adjacent site in May 2002 stated "It is a proposal that would adversely affect the undeveloped rural character of the area"
- Objective 5: To maintain, enhance and promote community facilities and services in the Vale of Glamorgan - The local primary school has not been consulted, had they been it would have been recognised that the school does not have capacity, nor is it projected to have the capacity.
- Objective 7: To provide the opportunity for people in the Vale of Glamorgan to meet their housing needs- States that development of housing should be in sustainable locations - This is not. Furthermore, it brings into question POLICY MD12 which is discriminatory in that Gypsy & Traveller sites are treated differently from other housing allocations. An inclusive policy would see Gypsy & Traveller sites being assessed on the same basis as AFFORDABLE HOUSING and considered for ALL candidate residential sites in the LDP
- Objective 10: To ensure that development within the Vale of Glamorgan uses land effectively and efficiently and to promote the sustainable use and management of natural resources. The inappropriate use of finite resources can impact on the ability of future generations to fulfil their needs. The LDP through favouring the use of previously developed land and the sustainable use of natural resources of whatever kind and wherever they are located, will contribute to preserving their availability for future generations. - This is agricultural land in the Special Landscaped Area.

TEST CE2

The strategies, policies and allocations are not realistic and appropriate having considered relevant alternatives and are not founded on robust evidence:

1. The allocation of Llangan is purely on the basis of site ownership by the Vale and does not meet the requirement of Policy MD12.
2. The Gypsy & Traveller site assessment (anecdotal) conflicts with other evidence based background papers; specifically the Sustainable Settlement Appraisal. The SSA states 0 points for public transport but the Gypsy & Traveller site assessment states that public transport facilities are good.
3. The Gypsy Traveller site assessment states "good highway access", yet the access falls considerably short of the minimum requirement for vehicle access — the access lane is 2.5m wide, against a minimum requirement of 3.7m plus footpath of 1.2m.
4. The Gypsy Traveller site assessment does not reflect the current legal obligations of the VOG in respect of this site, yet the other site assessments highlight legal issues.
5. Several privately-owned sites were put forward as candidate sites for Gypsy & Traveller sites but were dismissed as they were not in Council ownership. Not being in council ownership should not be a reason to reject privately owned sites.
6. The key issue is that the site allocation does not reflect the identified need of the Gypsy & Traveller community as highlighted in the 2008 Fordham report.
7. The Gypsy Traveller site assessment suggests that Fferm Goch is the local settlement when Llangan is recognised in this and historic documents as the local settlement being only 150m from the proposed site. It appears that the council has also linking the site at Llangan to the Hamlet of Fferm Goch in order to increase the site assessment positive score.
8. The assessment makes no reference that the site is in a Special Landscape Area (SLA).

The assessment makes no reference that the site is adjacent to a Conservation Area, within the Conservation Management Plan (2009) for this area there the following recommendations with regards to developments near to, and visible from, the Conservation Area.

Recommendation:

Development which impacts in a detrimental way upon the immediate setting of the Conservation Area will be resisted. The Council will resist applications for change on the edges of the Conservation Area which would have a detrimental effect on the area's setting.

Recommendation:

The Council will seek to ensure that all development respects the important views within, into and from the Conservation Area, as identified in the appraisal. The Council will seek to ensure that these views remain protected from inappropriate forms of development.

The proposed site is clearly visible from the conservation area. One of the 'Significant views' highlighted in the Conservation Area Management Plan is from my house and looks directly on the proposed site (please see attached photo). The development of the proposed site would not protect these views. (Photograph Attached).

9. The allocation of Fferm Goch as a Minor Rural Settlement is incorrect. The appraisal scored 9 points. 3 are for employment which puts this site on par with the major settlements such as Barry. This is on the basis of 4 light industrial buildings. A survey of these employers has confirmed that zero new jobs have become available in the last 9 years and that the units collectively employ fewer than 15 people with no intention to expand. Furthermore, one of the units has been empty and the development is not a popular industrial site.
10. Fferm Goch has a population of less than 100 (98)— of the 5 sites in the Vale of Glamorgan with a population of 98 only Fferm Goch is classified as a Minor Rural site (probably based on the 9 points). The remainder are classified as Hamlets and there is a presumption against development in Hamlets (or as a minimum the scale would need to be appropriate and tied to a Rural Exception policy). The guidance requires ALL sites of a population below 100 to be classified as a Hamlet Fferm Goch should be recategorised as a Hamlet.
11. The Council has undertaken a study (Fordham report 2008) where the message was extremely strong that the Gypsy & Traveller community wanted smaller sites located on the fringes of larger communities. The report confirmed that isolated, rural sites restricted access to Health, Education and welfare facilities that disadvantaged them and needs to be seen in the light of the above objectives. The

Representor ID and details: 3867/DP1 Mr M Evans

following is a quote from the Fordham report:

"Participants living on Shirenewton had three main criticisms: the site was too big, the distance from local amenities along with the lack of local transport,"

"This created many problems for the residents, especially the poorest: 'for a person like me on the bread line it's very tough. I can't afford to use the car', 'everything is a mile away, including the bus stop. It takes a long walk on a busy road to get to the shops and schools'".

"The tables demonstrate that access to services such as local shops, health centres and education facilities from both sites is difficult by foot and by local transport systems. This difficulty was eased when participants used their cars, however the level of ease was lower for Roverway due to the difficult entry onto the main road".

"Participants reported that access to local amenities, health services and education was low for both sites by foot or by public transport: 'Everything is a mile away, including the bus stop. It takes a long walk on a busy road to get to the shops and schools'".

"It was thought that smaller sites would reduce the problem of on-site conflicts: 'they need smaller sites and not too many different families, otherwise when you have a row the whole site becomes a war zone'"

"This affected the ability of the households interviewed to access local services such as shops, health centres and education facilities. It was reported that this problem mainly affected the women: men take the vehicles that the household own to work during the day, leaving the women without their own transport and often away from public transport routes"

"Participants did not specify where in Cardiff or the Vale of Glamorgan sites should be located. It was noted that sites should be on the outskirts of towns to enable access by foot to local services such as shops, the Launderette and health centres"

"While the focus of the survey was on accommodation requirements, the questionnaire also collected information on access to services, including health and education. Research has found that poor accommodation can prevent access to services and so cannot be seen in isolation."

"Participants living on sites felt that there were site restrictions that limited their work options. These were mainly associated with the location of the sites and lack of access to public transport rather than site regulations: 'no buses, no local transport. Bad access'"

"Participants living on local authority sites reported that the lack of local public transport provision in the area affected their ability to send their children to school, access health services and work opportunities, and limited their ability to attend training and education courses"

"Participants were asked about where they would like future sites to be, but were not specific about locations within the County Boroughs, instead emphasising the importance of public transport to any new sites. Government draft guidance on site design stresses the importance of access to services and the promotion of integrated co-existence' between the site and surrounding community."

"The precise location, design and facilities of any new sites should be drawn up in consultation with Gypsies and Travellers to ensure that the additional provision meets their needs. The health and safety implications of a new site's location should be considered in finding a balance between offering sites in good locations and the additional land costs this would entail. The settled community neighbouring the sites should also be involved in the consultation from an early stage."

12. An independent highway study recently undertaken by Capita Symonds, surrounding the proposed site has concluded that:

"The 1km long lane itself is of poor horizontal alignment, with poor forward visibility and unsuitable for regular vehicular traffic. If the site is developed the lane itself would need major upgrading, which would certainly change its appearance within this rural environment."

"The village school is approximately 1km from the village and 900 metres from the proposed site. It is noted that the route does not offer any facilities for pedestrians, such that the only safe way for children to travel between the site and the school safely would be by vehicle. This route would also be potentially hazardous for cycle use for children, the elderly or infirm and could be potentially hazardous for all users other than by car."

"With regard to the appropriateness of the location for a traveller's site development in relation to transportation, it is difficult to refer to standard guidelines, as few relate to "rural highways", most highway design standards for residential development relate to urban areas. Hence, the advice contained within this report is based on best available information, acceptable highway standards for developments of similar size and transport needs of small communities. Welsh Government guidelines state sites should be situated in close proximity to transport links. The Llangan site would not appear to meet that criteria, being situated away from the main transport infrastructure, sites should also have ready access to schools, doctors and shops, against which requirements Llangan again appears to fail."

"With regards to the existing lane, it is generally considered that where there is direct access to dwellings, the previous standard for developments, Design Bulletin 32 offers guidance where it states that a desirable minimum carriageway width of 5.5 metres is appropriate, together with 2.0 metre wide footways on both sides. This will allow two way traffic at all times, and safe movement of pedestrians."

"Thus the lane itself should be widened to this minimum standard, which will require the removal of the existing hedge line on one or both sides of the lane and probable acquisition of land from the adjoining fields. This will of course change the environmental character of the area substantially, but is considered essential to cater for increased vehicle and pedestrian traffic"

Representor ID and details: 3867/DP1 Mr M Evans

13. There is complete inconsistency with the allocation of MG9 against the proposed policies.

TEST CE3

1. The VOG council make no reference as to how they are going to manage such a large site. The 21 unit site in Rover Way Cardiff has 3 full time Council staff allocated to it.
2. The current Housing Strategy expires April 2012 and makes no relevant reference as to how the Gypsy & Travelling Community will be monitored in terms of growth or need. Indeed, there is no strategy that underpins the Gypsy & Traveller community or housing at all.

TEST CE4

1. Policy MD12 (Gypsy & Traveller) is discriminatory. It offers no flexibility for the Council to bring forward sites that are sustainable / suitable for Gypsies & Travellers through the policies derived within the plan.
 2. MD12 should be redrafted to enable smaller, sustainable sites to be included within the Affordable Housing requirements and delivered through the Registered Social Landlord sector.
 3. To argue that the Private Sector has been consulted to offer sites is not accepted. The private sector were not likely to volunteer sites for such a contentious use. The LDP should set clear strategies / policies to deliver sustainable sites for all members of the community; private; social and travelling. The current allocation does not meet this and could strongly be argued breaches the Human Rights of the Gypsy traveller community as it does not provide a suitable, sustainable site that meets the guidelines in the 2008 Fordham report.
-

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The proposed Gypsy traveller site at Llangan (Policy MG9) should be removed from the LDP draft plan. The VOG should identify an alternative site that has been assessed according to a relative sustainability appraisal and meets the requirements of the Gypsy community as listed in the 2008 Fordham report.

Policy MD12 should be amended so that it does not discriminate against the Gypsy and Traveller community. All sites during the plan should be assessed on a similar basis as Affordable Housing.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No
Sales

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3868/DP1 B & G Leake

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Yes C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

Unanswered Unanswered Unanswered Unanswered Yes Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference: MG2(13)

3e - Please set out your representation below:

We object to the proposal to build houses on field MG2(13) which is at present open space and part of a Special Landscape Area. Such a proposal directly conflicts with Policy MD2, Point 6, page 52, "where appropriate conserve and enhance the quality of existing open spaces" and Policy MD1, Point 8, page 51, development "does not have an unacceptable impact on green wedges, sites of Special Landscape Areas" and Point 6.2, page 51, development does not result in the redevelopment of important open space.

Apart from the prime purpose of wanting to preserve MG2(13) as open space which we use, the addition of 100 houses will definitely add to the flooding problems already present around the River Thaw, especially as the steep slope will facilitate flash flooding and will add to the pressure on the Sewage Farm adjoining the river.

Extra houses will also increase the car traffic into Cowbridge, will increase pressure on the Medical Centre and schools, and will make worse the already serious lack of car parking spaces in Cowbridge.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Deletion of proposed development on field MG2(13)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3868/DP2 B & G Leake

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
24/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Yes

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

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3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

Unanswered Unanswered Unanswered Unanswered Yes Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

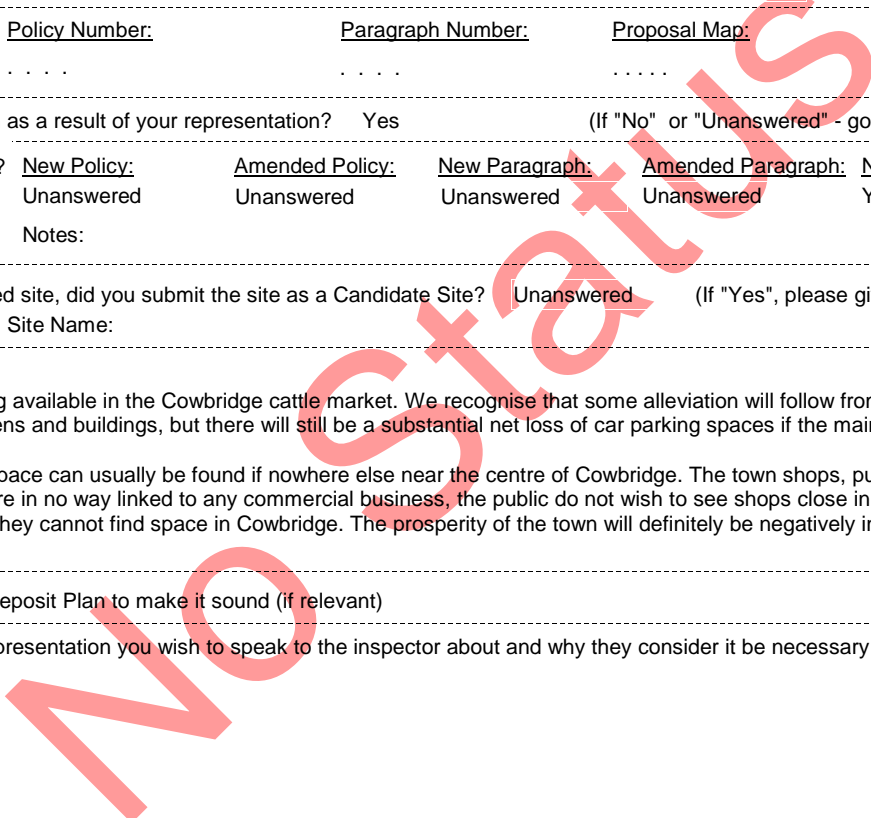
3e - Please set out your representation below:

We are concerned at proposals to build on the car parking available in the Cowbridge cattle market. We recognise that some alleviation will follow from the proposed use of space for car parking adjoining the outside of the town wall which is presently occupied by pens and buildings, but there will still be a substantial net loss of car parking spaces if the main cattle market is lost.

At present parking at the cattle market is a place where space can usually be found if nowhere else near the centre of Cowbridge. The town shops, pubs, restaurants, banks, dentists, opticians etc etc rely for trade on customers being able to park and although we are in no way linked to any commercial business, the public do not wish to see shops close in Cowbridge because would-be customers shop in out of town supermarkets with ample free car parking because they cannot find space in Cowbridge. The prosperity of the town will definitely be negatively influenced by any loss of car parking spaces in the cattle market.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3868/DP3 B & G Leake

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
24/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Email	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

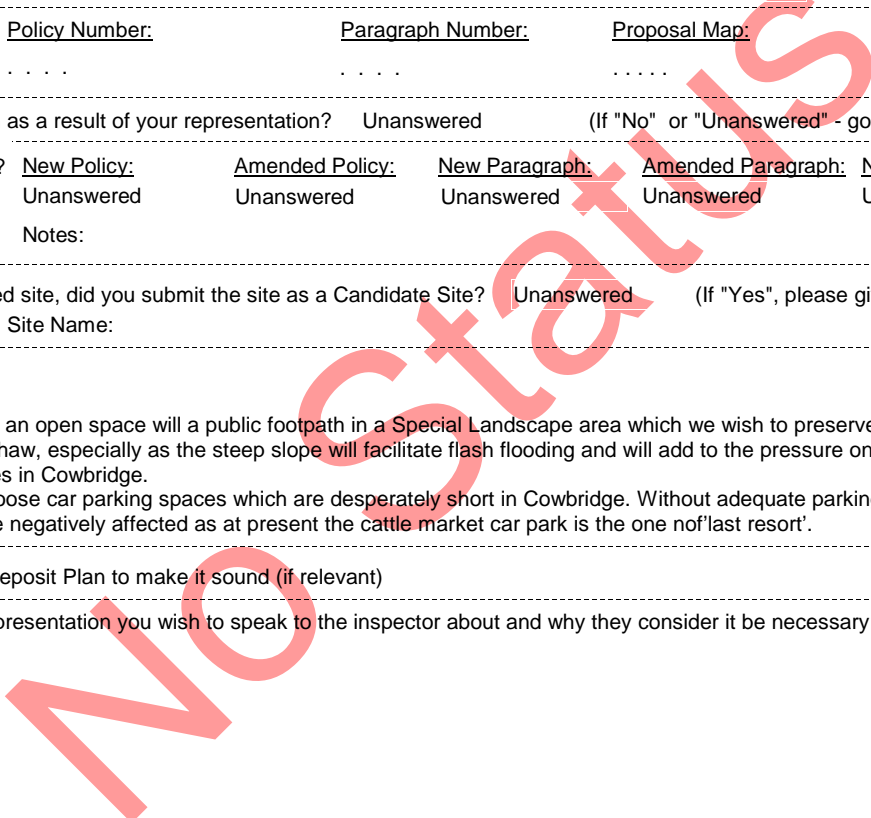
3e - Please set out your representation below:

We are very concerned at proposals to

1. Build 100 houses on Field MG2(13) which is at present an open space will a public footpath in a Special Landscape area which we wish to preserve. In addition the building of 100 houses will definitely add to the flooding problems already present around the River Thaw, especially as the steep slope will facilitate flash flooding and will add to the pressure on the sewage farm adjoining the river. Extra houses will also make worse the already serious lack of car parking spaces in Cowbridge.
2. Likewise proposals to build over the cattle market will loose car parking spaces which are desperately short in Cowbridge. Without adequate parking space would be customers go elsewhere to free supermarket car parking so Cowbridge's prosperity will be negatively affected as at present the cattle market car park is the one no'last resort'.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3869/DP1 Ms. Alison Green

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG9. MD12. MG2. .	0.0 - All. . . .	MG9. . . .	. . . . Feb 2012	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to the east of Llangan Site Reference: MG 9 / ID 22 Appendix 1

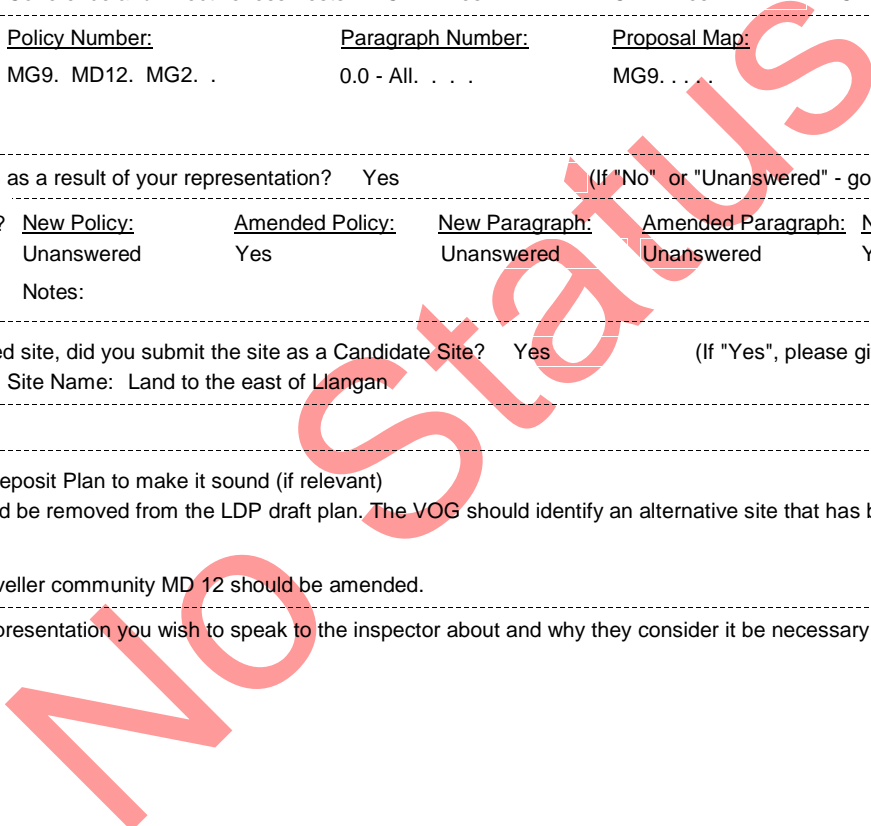
3e - Please set out your representation below:

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The proposed gypsy traveller site at Llangan (MG9) should be removed from the LDP draft plan. The VOG should identify an alternative site that has been assessed according to a relative sustainability appraisal and meets the requirements of the gypsy community.

So that it does not discriminate against the gypsy and traveller community MD 12 should be amended.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3870/DP1 Mrs J Gambling

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
.....	.....	..... MG2(13)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to west of St Athan Rd, Llanblethian, Land to east of St Athan Road, Site Reference: 2446/CS1, 2446/CS2

3e - Please set out your representation below:

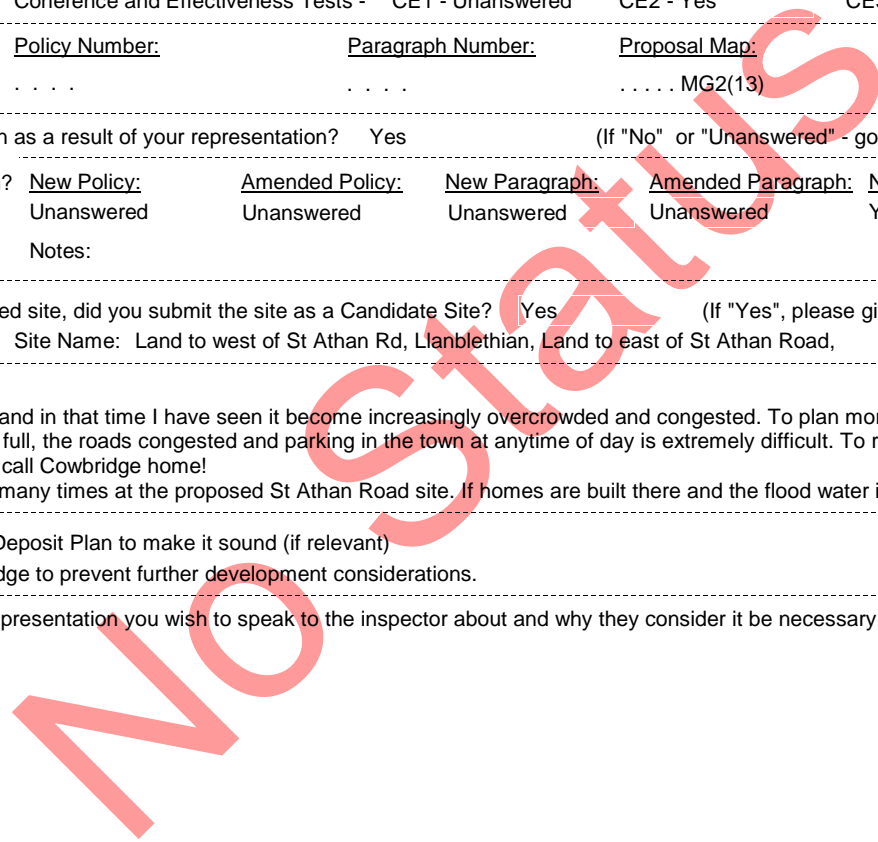
I have lived in or around Cowbridge for the last 40 years and in that time I have seen it become increasingly overcrowded and congested. To plan more homes when there is insufficient infrastructure to cope with the existing population is ludicrous. The schools are full, the roads congested and parking in the town at anytime of day is extremely difficult. To remove the parking in the livestock market and propose yet more homes shows a total disregard for those of us who call Cowbridge home!

I would like to add that I have witnessed severe flooding many times at the proposed St Athan Road site. If homes are built there and the flood water is unable to soak away where will it go?

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3871/DP1 Mr K Bowler

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(13). . . .	. . . .	. . . . MG2(13)	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

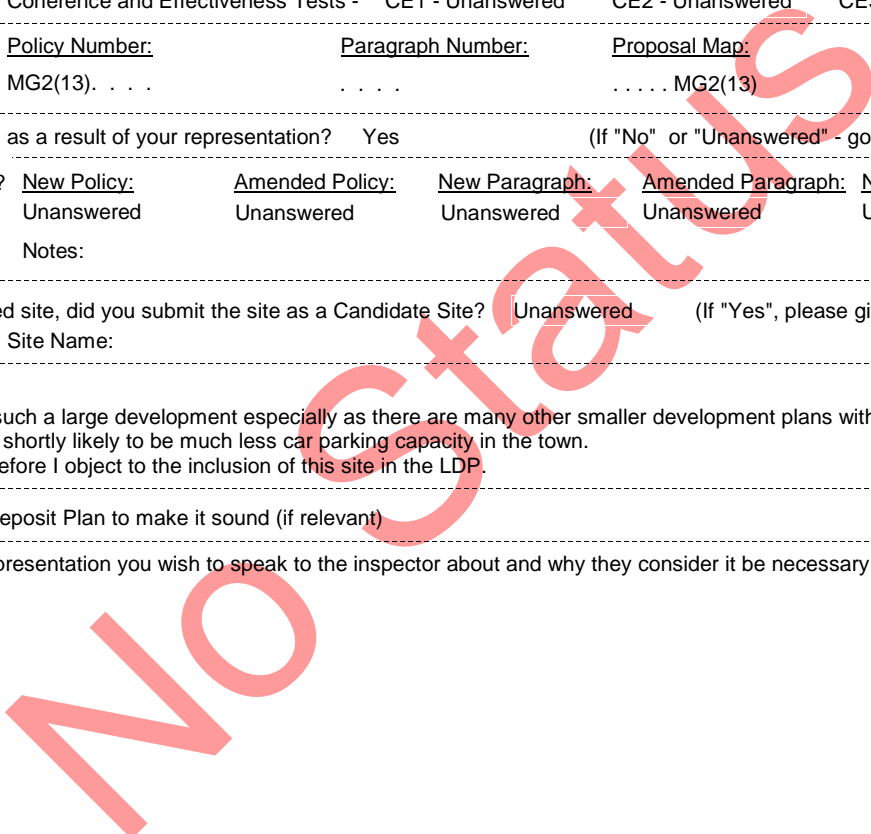
Site Name: Site Reference:

3e - Please set out your representation below:

The infrastructure of Cowbridge is insufficient to support such a large development especially as there are many other smaller development plans within or close by to the town. The schools are already oversubscribed, doctors surgery is very busy and there is shortly likely to be much less car parking capacity in the town. I believe the sewage system is also under pressure. Therefore I object to the inclusion of this site in the LDP.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by Representation ID No.)

Representor ID and details: 3872/DP1 Mr D Ed James

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Unanswered	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Unanswered	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Unanswered	CE2 - Yes	CE3 - Unanswered	CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
90.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

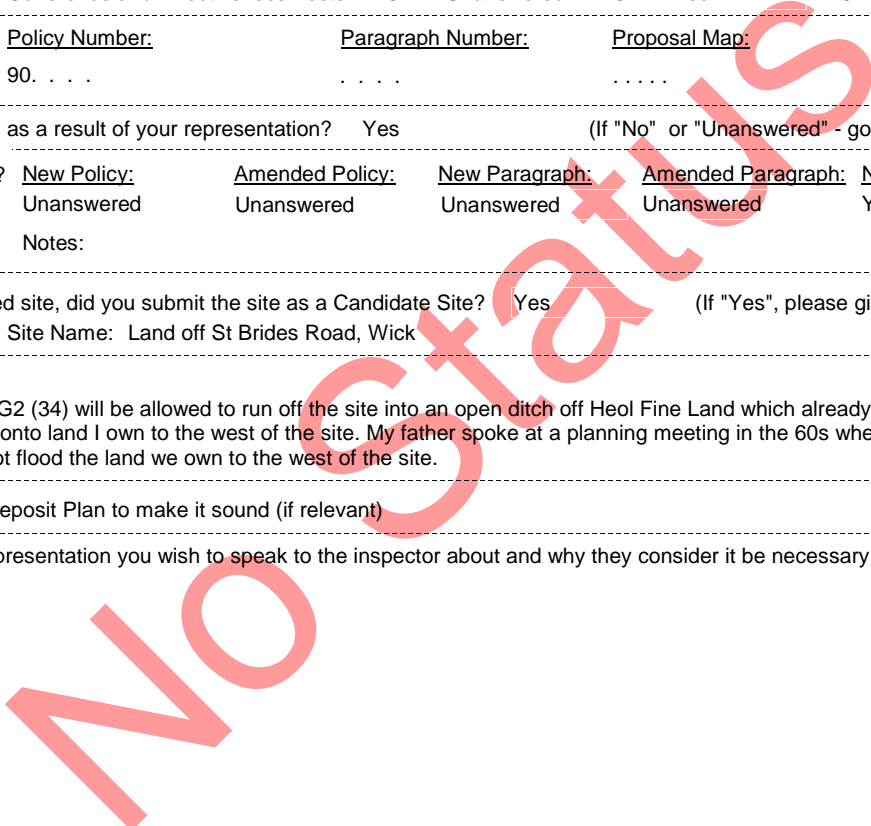
Site Name: Land off St Brides Road, Wick Site Reference: MG2 (34)

3e - Please set out your representation below:

My main concern is that surface water from the site ref MG2 (34) will be allowed to run off the site into an open ditch off Heol Fine Land which already carries surface water. The top half of Trepit Road and Court-Y-felin and rugby ground which after heavy rainfall floods onto land I own to the west of the site. My father spoke at a planning meeting in the 60s when a previous application for this site was refused as the developer could not prove that the surface water would not flood the land we own to the west of the site.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3873/DP1 C Williams

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Yes C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
..... MG2(13)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to West of St Athan Rd, Llanblethian, Land to East of St Athan Rd, L Site Reference: 2446/CS1, 2446/CS2

3e - Please set out your representation below:
Special Landscape Area

The proposed development is in a Greenfield Site, in the middle of the "Upper Thaw Valley"- one of the seven Special Landscape Areas designated by the Vale of Glamorgan Council. According to the council's document Policy ENV 4- Special Landscape Areas- "development in these areas will be strictly controlled in order to protect their special landscape character".

The current settlement boundary for Cowbridge lies at the top of the hill so that the town is confined to the North side of the hill. Consequently, as one approaches Cowbridge along St Athan Road from the South, the town is barely visible until you enter it. Extending the settlement boundary over the hill as described, will have a major impact on the landscape at this point and will effectively "urbanize" this whole section of the valley.

One of the most attractive features of the Vale of Glamorgan is the green landscape produced by farming and cultivation over many years. This development destroys a particularly attractive green valley which is currently completely outside and separate to the settlement. At present, the town is not visible from the river valley. Extending the settlement boundary over the top of the hill and down the North side destroys the valley and envelops it in the town.

Brownfield sites should always be considered before approaching an attractive area of rural countryside such as this, particularly when it has been designated as a special landscape area.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)
Remove candidate site from LDP and maintain Green field status.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3874/DP1 Mr T Jervis

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Examination

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
82. MG2(33)	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to the east of St. Nicholas Site Reference: 2378/CS.1

3e - Please set out your representation below:

Access from MG2(33) to St. Nicholas via Ger-y-Llan would not be safe. Apart from Ger-y-Llan and A48 there are no pavements in the village. Roads are characterized by narrow country lanes with concealed entrances and footpaths. The amount of traffic generated by new development would generate a big safety risk for pedestrians, cyclists and horse riders in the road.

There is a lack of community facilities in St. Nicholas no shops, post office, doctor surgery, dentist, employment etc. With no cycling provision, poor footpaths and intermittent bus service costing £6 return to Cardiff. New residents would have to base their lives around car transport. This contravenes the objectives of LDP namely:

- 1) To ensure development reduces and mitigates climate change.
- 2) To reduce need to travel to meet their daily needs and enabling greater access to sustainable transport.
- 3) To maintain enhance community facilities and services.

The dense development of 50+ houses at 8.5 per acre including roads would be out of character with the Conservation Area in St. Nicholas. Going against LDP objective of protecting the historic built and natural environment.

In conclusion

The Council has not provided evidence in their local plan that development on greenfield site MG2(33) would be practical and viable.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

MG2(33) should be deleted from Vale of Glamorgan Deposit Local Development Plan 2011-2026.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

I feel there are additional reasons why MG2 (33's) inclusion in LDP 2011-2026 should be deleted which the Inspector may be interested to hear.

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3875/DP1 Mr I C Jones

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - C2 - Yes C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
..... MG2(13)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to west of St Athan Road, Llanblethian, Land to east of St Athan Ro Site Reference: 2446/CS1, 2446/CS2

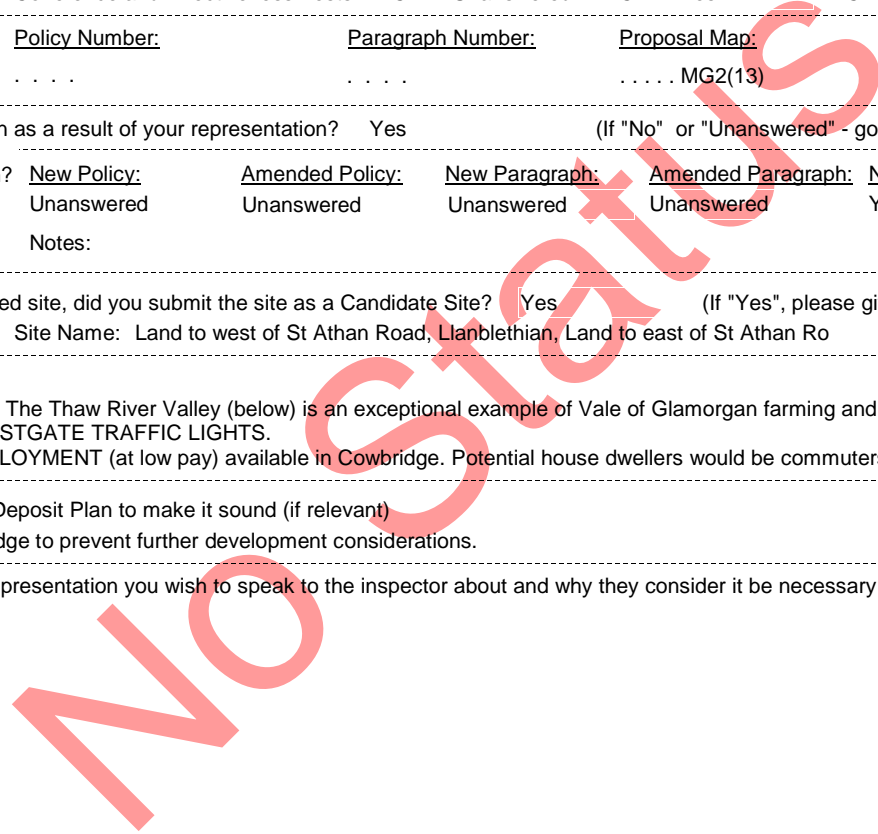
3e - Please set out your representation below:

- 1) The proposal due regard to the rural ENVIRONMENT. The Thaw River Valley (below) is an exceptional example of Vale of Glamorgan farming and natural LANDSCAPE.
- 2) Inadequate road system to cope with traffic flow at EASTGATE TRAFFIC LIGHTS.
- 3) Brownfield sites should be substituted. Very little EMPLOYMENT (at low pay) available in Cowbridge. Potential house dwellers would be commuters.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3876/DP1 Mr R Bird

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
..... MG2(13)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to the west of St Athan Llanblethian, Land to the west of St Athan LI Site Reference: 2446/CS1, 2446/CS2

3e - Please set out your representation below:

Access roads to this area are unsuitable and dangerous, too narrow for safety lacking basic provision for school children, other pedestrians, cyclists and vehicle parking or drop off.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Further development should not be approved until adequate roadways, pavements and parking facilities are created throughout the Cowbridge area.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3877/DP1 H Williams

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Examination

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
..... MG2(13)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to east and west of St Athan Road, Llanblethian. Land to east of St. Site Reference: 2246/CS1 2446/CS2

3e - Please set out your representation below:

Major problem with access.
It is proposed that access to the development will be via St Athan Road, which will be straightened to accommodate this. There are 2 hairpin bends because the hill at this point is very steep. Straightening the road would increase the gradient significantly.

Access is required from both East and West parts of the development. On St Athan Road, there would be a blind summit at the top and traffic travelling South from Cowbridge, would only have a short stopping distance, once the junction became visible. Combined with a steep gradient, this would be unsafe. Joining St Athan Road from the development would thus be very difficult.

St Athan Road has 2 busy periods each day. In the morning there is a steady stream of cars going South (? to work in Aberthaw) and in the evening there is a steady stream of cars going North. Putting an access point for this number of people at the bottom of the hill will cause major problems and in my opinion would be unsafe.

Additionally, cars going North, already routinely become stuck at this exact point of St Athan Road every time it snows (even when the road has been gritted). Putting in a junction/roundabout and making the gradient steeper would only exacerbate this problem.

The point of access for the proposed development is already an accident black spot. We have lived adjacent to this location for 16 years and have witnessed many road traffic accidents, including some serious incidents, where the driver has had to be cut out of the vehicle. The police have regularly attended these accidents and will be able to confirm the problem. Adding access from both sides and simultaneously making the road steeper is very likely to lead to further problems.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further planning or development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Road Safety

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3878/DP1 R Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Unanswered	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Unanswered	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Unanswered	CE2 - Yes	CE3 - Unanswered	CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
90.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land off St Brides Road, Wick Site Reference: MG2 (34)

3e - Please set out your representation below:

My comments relate to the inclusion of a candidate site identified as 'land off St. Bride's Road Wick, (site ref MG2 (34)). My understanding is that the proposed development comprises some 150 new homes on a 10-12 acre site lying to the north of the village of Wick. Such a development will effectively double the size of the village of Wick placing significant pressure on village infrastructure e.g. sewage/drainage systems, school, etc.

My specific concerns relate to the flow of surface water from the candidate site should such a development proceed . I own 13 acres of farmland to the west of the village. The topography of the surrounding land including the village and candidate site funnels surface water in a westerly direction from the village. Any increase in surface water flowing in a westerly direction would present a real and serious risk of my farmland flooding. This land forms a significant proportion of my total land holding of 70 acres. I could not afford to lose the income this grazing land provides to me.

The issue of surface water flowing in a westerly direction from the village and candidate site was raised in a planning application for the proposed residential development of the candidate site submitted in the 1960's . The application was refused. A significant factor in the planning authority's decision to refuse the application was the issue of surface water draining from the site and the detrimental affect this would have on the agricultural land to the west of the village.

I respectfully request that the above concerns are taken fully into account during the decision making process relating to this candidate site.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

1. Removal of candidate site - land at St Brides Road, Wick (site ref MG 2 (34)) from the Deposit Plan.
2. Priority is given to development of brownfield sites within the Vale of Glamorgan Council area over the destruction of greenfield sites, particularly agricultural land . This would accord with national planning policy announced in England recently.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3879/DP1 M H Davis

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <input type="checkbox"/> Written
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(13). . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

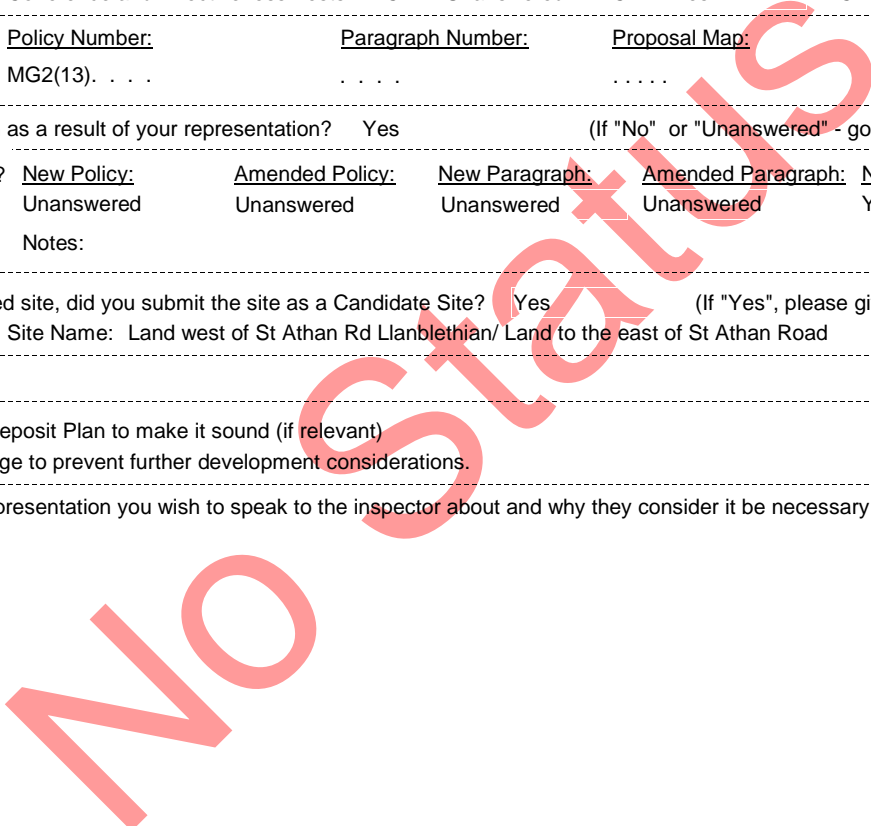
Site Name: Land west of St Athan Rd Llanblethian/ Land to the east of St Athan Road Site Reference: 2446/CS1 2446/CS2

3e - Please set out your representation below:

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3880/DP1 V Palmer

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <input type="checkbox"/> Written
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(13). . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

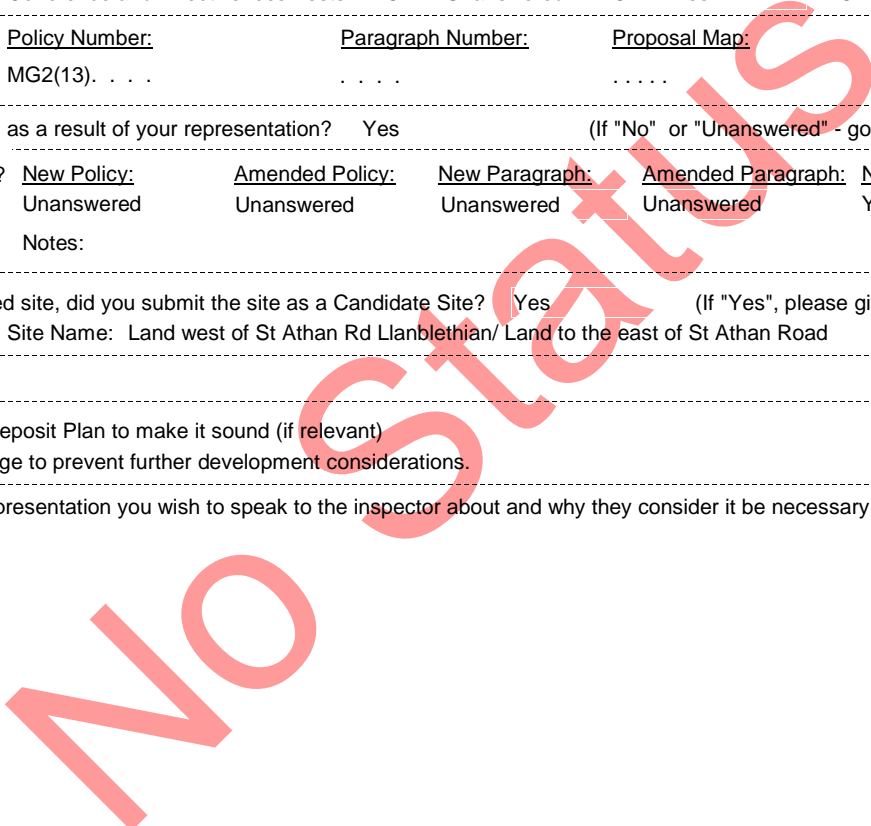
Site Name: Land west of St Athan Rd Llanblethian/ Land to the east of St Athan Road Site Reference: 2446/CS1 2446/CS2

3e - Please set out your representation below:

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3881/DP1 A Llion

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(27).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

I am writing to let you know of my objection to the proposed development of twenty houses on land as specified above.

My objections focus on two main criteria: firstly the impact on my own home and business; secondly the safety of the roads in and approaching the village.

My home is directly on the left hand corner of the uphill approach to Court Close and the effect of this development to me personally will be enormous.

I run a business from home called Annie's Pampered Pets which is principally a luxury home boarding establishment for dogs. I pay a fee of £155 each year for a local authority licence, am regularly inspected and am now in my third year of business.

I have worked hard to build a good reputation in the town and this is now paying off with a thriving business. Clients come to me as I live in a quiet, safe, country location which, I fear, will no longer be the case if these houses are allowed to be built. I park my car on this approach to Court Close where I am daily to be seen loading and offloading animals and I walk down this hill with dogs in tow again each day.

I have conducted these tasks in comparative safety until now but the massive increase in traffic on the approach to Court Close will pose a huge risk to myself and also valuable animals. I am very worried clients will find alternative establishments to put their animals once they see the increased safety risks and I will lose a lot of business.

I am a single parent with three children to support and struggle to pay my bills. If my business goes down I will not only lose my livelihood but my home. If I am allowed to remain in peace without this development going ahead however I am hoping this year to be able to expand my business and offer employment opportunities.

I am hugely worried also about the increased safety of my children with particular regard to their use of the steps which approach the front of my home. These steps end directly in the roadway which, whilst not ideal now, would be extremely dangerous if extra traffic were to use this approach road.

These steps are shared by my adjoining neighbours in the row two of which houses contain young children. I feel there is a tragedy waiting to happen with the use of these steps under busier road conditions. Progressing onto my worries regarding the roads in and approaching the village, it is widely rumoured the road directly beneath my house is too narrow and would be subject to widening. This however would do nothing to alleviate the problems lower down this road — near the environs of The Hare and Hounds public house.

I know it has been a source of consternation for many years in the village as to the chaos caused by deliveries to this pub but, I feel, a problem which is irritating now would be hugely escalated with the increase of volume of traffic. Very often one has to mount the kerb to squeeze past the brewery trucks etc a situation which would become truly hazardous with twenty more families using the same approach.

Representor ID and details: 3881/DP1 A Llion

Added to this is the increased risk of accident at the blind bend on the corner of the Farmers Arms public house. As it is there is always a risk of accident as road users navigating this bend have to wait on the actual junction to turn right at the Hare. With so many families and their callers using this access point to the new development, the back log of traffic would impact greatly on this blind bend and again I would strongly suggest there is a tragedy waiting to happen.

My last point however joins all these safety questions into one by asking has anyone thought about the Cowbridge High School children walking back and fore to school? My own son is one such pupil and I am extremely worried about him crossing what is already a dangerous road with so much extra traffic.

I feel that putting houses on the proposed site in question is completely detrimental to the lives of those living nearby and poses high risk of loss of life. I strongly object to this proposal and suggest that a more suitable site be found.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3882/DP1 P R Jones

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(28).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to rear of Colwinston Primary School Site Reference: 2513/CS1

3e - Please set out your representation below:

Introduction

Colwinston is a small historic village of 150/160 houses with its links with farming still a feature of village life. There are no commercial units, some houses date back 300/400 years.

Since 1970 the area has been designated as a Conservation Area. Any large scale housing development will contravene many of the policies within the Conservation Management Plan for Colwinston approved by the Vale of Glamorgan Council in 2009.

Thus in the Candidate Site Assessment process for the LDP site reference 2076/CS1 (Land opposite St David's School) was rejected at stage 2 was rejecting stating "it would have an adverse effect on the character and setting of Colwinston Conservation Area".

It is therefore incredible that a much larger site to the rear of the School therefore in exactly the same Conservation Area but also impinging on existing roadside housing should not be rejected on the same criteria, but is being actively promoted..

Candidate Site Assessment Process Stage 2

The environmental impact on a designated Conservation Area to consider issues such as:

- Site Type
- Location and Accessibility
- Physical Constraints and Infrastructure capacity

Site Type

This is a Greenfield site still in agriculture with grade 2/3 agricultural land status.

Location and Accessibility

The village has a church, a pub, a small village hall, a small playground and St David's Church in Wales Primary School. The school has in recent years operated at full capacity although this current academic year shows spare capacity of approx 20 pupils (this capacity is spread over 7 age groups). A development of 60 houses of

Representor ID and details: 3882/DP1 P R Jones

which 35 per cent are to be affordable could give rise to a considerable number of children across the age range well in excess of capacity at a time when it is proposed to ring fence the school with a housing development, depriving the capacity to expand school facility if necessary. It also must be noted that the school draws in the catchment of Llandow and Llysworney, but also as a Church in Wales School provided a Church education for many families from outside of this catchment. The nearest secondary education is 5 miles away at Cowbridge where existing youth are bussed to and from. Similarly, doctor's surgeries and all services are subject to car travel. There is a minimal bus service which is not available at work travel times or routes. It is possible to marginally improve this service by walking 1 kilometre to the A48. The suggestion that a road be built across the school playing field would mean substantial realignment of the school with a major cost of reallocating land for a new playing field on SLOPING TERRAIN. Is this sustainable use of resources?

Physical Constraints

Although the area to be developed is not designated C2 Flood Zone it is well documented that a stream passes through the proposed development. It is perhaps, sometimes forgotten as it not flows below ground level caused presumably by a lowering of the water table but after prolonged rain, it reappears above surface.

Topography

The land to the east of the village and bordered by the A48 to the north and the Twmpath junction road to the south forms a large bowl and the contours restrict the drainage flow through the centre of the village.

It is evident in the architecture of the older houses along this route "Heol Faen", "Garden Cottage", "Penlon" and "Church Cottage" are all set on higher ground facing the water course. They do not face the roads which are north/south. Historically, the latter three properties were correctly addressed as "The Square" which is believed to be the site of the mediaeval village with the stream course and surrounding meadow for livestock retention.

These properties have avoided flooding although housing development which planners and developers have ignored in the last 50 years have suffered flooding. The rainwater run off from any large scale development can only exacerbate the problem. The construction of any new houses would need to recognise the risks from this water course but more importantly existing housing stock will be placed at severe risk. Advice No 15 Section 8 clearly states that local knowledge should be sought to help to appraise flood risk.

Transport

Due to the lack of convenient public transport almost all households have one car, many have two or in some cases three. Those without cars are almost entirely elderly and for specific appointments are taken by friends/neighbours in their cars.

The proposed development could increase car ownership by 60/100 vehicles. It is fact that there is traffic congestion existing particularly at school arrival and departure times. These occasions are exacerbated by the School bus transport. Parents at the primary school have tried to invoke their own unofficial One Way System to avoid vehicle confrontations and minor accidents but it would not be realistic to expect car owners from the new proposed development to undertake a full circumnavigation of the village to exit to the A48.

Utilities

All existing utility services are at capacity. Electricity is provided by overhead cable. There is no mains gas. The village sewerage system is unable to cope and wet weather periods frequently see introduced surface flow water overburden the pumping station causing overflow release valves to open to release torrents of pollutant along the road site with all its inherent risks to health before flowing into the Colwinston Brook. I understand that Welsh Water will not allow any further sewerage connections and to provide new piping to the link station at Llysworney would run into millions of pounds. Any new development would need septic tank facility.

Candidate Site Assessment Process Stage 3

The appraisal consists of 15 specific objectives with appropriate scoring as to impact on sustainability within the area.

Local knowledge does not appear to have been sought. The scoring criteria seem to have been given scant consideration and is therefore seriously flawed and has led to the promotion of a site which should have been rejected for reasons set out in this presentation.

1. To provide the opportunity for people to meet their housing needs.

The immediate local need as supported by the Housing Market Assessment Study of the Rural Vale is minimal. The real effect of this ill researched scheme might be seriously damaging to existing housing in a flood path. MY SCORE - -

2. To maintain, promote and enhance the range of local facilities.

Representor ID and details: 3882/DP1 P R Jones

The development will not achieve this objective. The development could provide for a pupil increase at the school but by ring fencing the boundaries with the very same families, they could be denied use of the school if a possible extension was necessary. Further housing expansion in neighbouring villages will produce further pressure from parents wanting their children educated in a church school environment. To deprive the school of its LEVEL PLAYING FIELD would culminate in major cost to level and tier the alternative sloping area. IS THIS SENSIBLE USE OF RESOURCES? MY SCORE - -

3. To maintain and improve access for all

As stated in Stage 2 "Location and Accessibility" the only main local service is the school. There is also the pub, the church, the modest village hall and a small play park. All other services are a minimum of 5 km away. Bus service is limited and car ownership is a necessity. MY SCORE - -

4. Reduce the causes of deprivation

None of the criteria used under this objective are met. MY SCORE -

5. To maintain protect and enhance community spirit

It simply reduces open space and puts all remaining services under unacceptable pressure, urbanising a historic rural conservation area. MY SCORE -

6. To minimise the causes and manage the effects of climate change.

The only features of climate change here is that the water table has fallen and the stream is no longer apparent. This feature could reappear with wetter winters. To build up to 60 houses with surface run off into this water course could put some existing housing at risk. MY SCORE - -

7. To minimise waste

The intention appears to be increase the size of the village by 40% by using green field grazing land. Inappropriate. MY SCORE - -

8. To use land effectively and efficiently

The site is bordered to the south, and north by houses and by houses and a primary school to the west. The existing houses total 25 and into this surround you proposed building another 60 houses. Landscape effect for the existing houses is detrimental. You refer to it as urbanisation. Hardly!! The land is grade 2/3 greenfield grazing land. MY SCORE - -

9. To protect and enhance the built environment and natural environment

The proposed site is adjacent to the designated Conservation Area and will spoil the open and natural character of the village. Sloping land makes the proposed development more out of keeping with its environment.
MY SCORE - -

10. To provide high quality environment within all new developments.

The proposal would degrade existing village street scene. MY SCORE 0

11. To protect, enhance the quality and character of the Vale of Glamorgan's culture and heritage.

As with 9 above this cannot be achieved, downgrading this historic village of character of Vale heritage to another commuter community. MY SCORE - -

12. To reduce the need to travel and enable the use of more sustainable modes of transport

The village has a limited bus service which could never meet the needs of the community. Almost every household is a car owner. Many, two, some three. The proposed development can only bring forward traffic congestion resulting in road widening with loss of village character. MY SCORE - -

13. To provide for a diverse and wide range of local job opportunities

Representor ID and details: 3882/DP1 P R Jones

What jobs? This is commuter housing development. MY SCORE –

14. 15. Neither are applicable. MY SCORE 0

Summary

In response to the appraisals “Summary of Contents”, I appraise as follows

- a) Given the large number of serious physical constraint and infrastructure problems there is no “clear potential to deliver housing”.
- b) There is only minimal housing need for family unit retention. This need could never extend to 60 houses.
- c) There is no benefit from limited facility.
- d) This seems to be a chicken or egg situation!

The propose site will encircle the village Primary School and will preclude any future expansion. There is currently capacity of 20 pupils across 7 year grades. The development of 60 homes could possibly, immediately put the school under pressure but surely we are looking to the future, certainly over 15 years. Please also consider the rights of families from the wider area who wish their children to be educated in a Church in Wales school.

- e) Apart from the pub, Community Hall and play park, all other facilities are a minimum of a 5 kilometre car journey away.
- f) The residential development to the south, north and west consists of just 25 houses spread along 1000 metres of village road.
- g) Despite the above comments your report submission appears to justify the proposal by the fact that the site will be on “gentle terrain”.
- h) Your report recognises that the development would have an adverse effect on the landscape and conservation area. This very reason was used to delete a smaller ribbon development which you rejected at stage 2.

Conclusion

In drawing up the LDP the Vale Council has set out specific policies and strategies for the on going development of village settlements in the rural Vale. You have then proceeded to ignore some of these principles. Certainly, in the case of Colwinston the appraisal of the candidate site under review seems no to have taken local opinion into account, nor indeed the Council's own high principled views on the preservation of this heritage village in Conservation Area.

Information regarding the site in relation to services, facilities employment opportunities, additional education requirements, increased traffic, an existing flood risk, a sewerage system which is at or over capacity and all the inherent consequences have been understated or ignored or possibly misconstrued when appraising many of the objectives in the stage 2 and stage 2 assessments.

ON CLOSE INSPECTION OF THE VALE COUNCIL'S OWN CRITERIA USED TO SUPPORT THESE POLICIES, STRATEGIES AND OBJECTIVES FOR THE LDP IT IS APPARENT THAT THE PROPOSED DEVELOPMENT IS COMPLETELY UNSUSTAINABLE.

UNFORTUNATELY, DUE TO THE FLAWED SCORING OF THE CANDIDATE SITE ASSESSMENT IT HAS LED TO THE SITE BEING WRONGLY INCLUDED WITHIN THE LDP.

IT MUST THEREFORE BE REJECTED.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3883/DP1 Mr & Mrs D Bonney

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes	P2 - Yes			
Consistency Tests - C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes	
Coherence and Effectiveness Tests - CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes	

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MD12. MG9. . .	0.0 - All. . . .	.....	..... Feb 2012	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land east of Llangan Site Reference: MG 9 / ID 22 Appendix 1

- 3e - Please set out your representation below:
- The plan has not been prepared in accordance with the Community Involvement Scheme and Local Primary School and Emergency Services have not been consulted
 - The Welsh Government place onus on the local authority to consult with its strategic partners in delivering Gypsy & Traveller (G&T) sites and no such consultation has taken place
 - Proposed sites do not meet with national policy in respect of sustainability
 - The Land Use Plan with regard to G&T does not relate to any strategy. The Housing Strategy is outdated and does not provide any structure for assessing G&T needs or site location
 - The site allocation in regard to G&T does not have regard to National Policy
 - The site is rural and unsustainable as there are no local shops, transport, health services etc — both Llangan and Fferm Goch score zero points in the evidence based assessment Sustainable Settlements Policy
 - Business would be operated from the site in contradiction of Rural Exception guidance
 - The site allocation does not take account of the Scale of the resident community - this proposal nearly doubles the size of the hamlet
 - The Vale of Glamorgan has refused an application in Bonvilston on the basis of Sustainability and 'services' were closer to this site
 - The site is too small according to the requirements of the Designing Gypsy and Traveller Sites Good Practice Guide and therefore cannot meet the needs of the LDP
 - The site measures 7400 sq metres and could only accommodate 14 pitches without infrastructure, neither does it meet the minimum requirements for emergency vehicles
 - The site is poor and unsafe with no public footpath, street lighting and more than 800m to walk to the nearest bus stop

Representor ID and details: 3883/DP1 Mr & Mrs D Bonney

- Guidance requires that sites are sustainable, equivalent to standards expected for social housing in the settled community and should encourage the development of good relations between Gypsy Travellers and the local community. The proposal meets NONE of these requirements
- The Vale of Glamorgan has not engaged with their Housing Association Partners on this proposal, as recommended by the Welsh Government
- Situating transit provision on residential sites is not an option preferred by the Gypsy and Traveller community as this can lead to tensions among the different family groups and make site management difficult and dangerous
- The allocation of Llangan is purely on the basis of site ownership by the Vale of Glamorgan and does not meet the requirement of Policy MD12
- The Sustainability Settlement Appraisal states zero points for public transport but the G&T site assessment states that this is good which is clearly not the case
- The G&T site assessment states good highway access yet the access at 2.5m falls considerably short of the minimum requirement for vehicle access of 3.7m plus 1.2m footpath
- The G&T site does not reflect the current legal obligations of the Council yet other site assessments highlight legal issues
- The site allocation does not reflect the identified need of the G&T community as highlighted in the Fordham Report
- The assessment makes no reference to that fact that the site is in a Special Landscape Area
- The assessment makes no reference that the site is adjacent to a Conservation Area and within the Conservation Management Plan for this area there is a specific requirement to protect the view from the edge of the conservation area over the proposed site
- Fferm Goch has a population below 100 and should therefore be classified as a hamlet. There is a presumption against development in hamlets
- The Vale of Glamorgan has undertaken a study (Fordham) where the message was extremely strong that the G&T community wanted smaller sites located on the fringe of larger communities. The Fordham Report confirmed that isolated, rural sites restricted access to health, education and welfare facilities and therefore disadvantaged them. The recommendations of the Report would appear to have been totally ignored.
- The Vale of Glamorgan make no reference as to how they are going to manage such a large site. The 21 unit site in Cardiff has 3 full-time staff
- The current Housing Strategy expires April 2012 and makes no relevant reference as to how the Travelling Community will be monitored in terms of growth or need.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Remove site MG 9 from the plan and put in its place an alternative site that has been assessed according to a relative sustainability appraisal

Amend Policy MD 12 so that it does not discriminate against the gypsy and traveller community. All sites to be assessed on a similar basis as affordable housing

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by Representation ID No.)

Representor ID and details: 3884/DP1 D W Davies

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
..... MG2(13)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to west and east of St Athan Rd, Llanblethian Site Reference: 2446/CS1, 2446/CS2

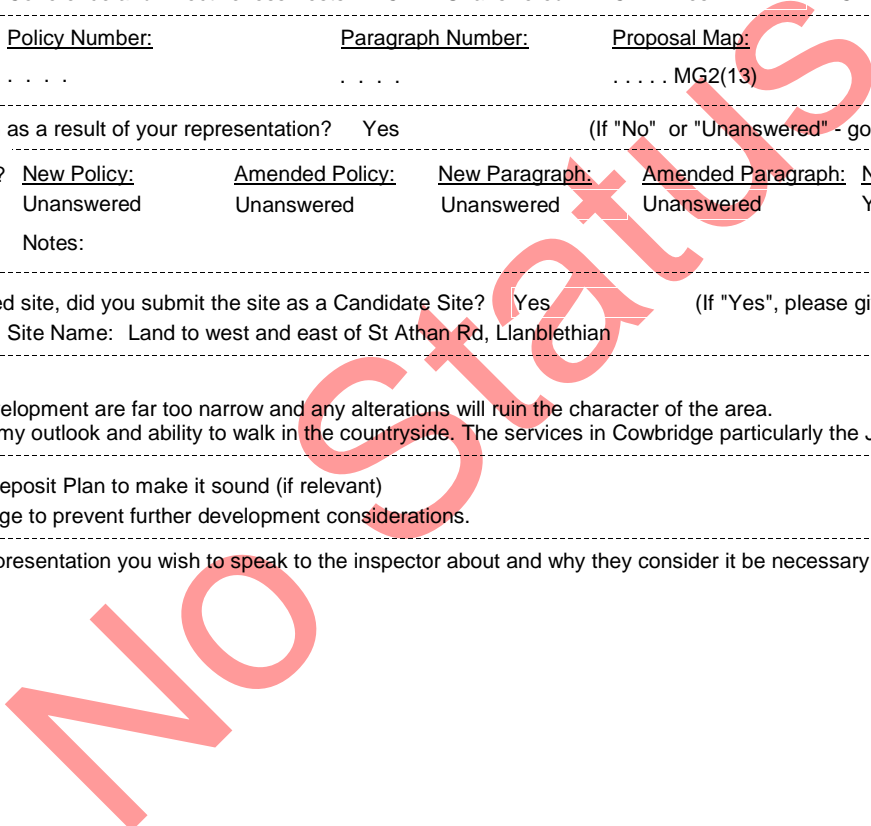
3e - Please set out your representation below:

I believe the transportation links around the proposed development are far too narrow and any alterations will ruin the character of the area. I currently overlook countryside and any building will ruin my outlook and ability to walk in the countryside. The services in Cowbridge particularly the Junior School are already stretched.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3885/DP1 A Sprinks

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

VALE OF GLAMORGAN DEPOSIT LOCAL DEVELOPMENT PLAN 2011 - 2026

I write concerning one aspect of the inevitable increase in road traffic if the proposals for additional housing in Dinas Powys in your above named plan were to materialise.

This aspect is air pollution: and its consequences upon the young children who use the pre-school playground at Dinas Powys Infants School, this playground being immediately adjacent to Murch Road which would carry the burden of this increased traffic.

I am told that already air pollution levels are excessive. The Nitrogen Dioxide (NO2) levels are recorded as being 43.8 units in this vicinity, with the maximum recommended level being 40 units, and an increase in vehicles, particularly standing traffic, would exacerbate the situation.

The standing traffic is highly relevant, as vehicles waiting at the traffic lights out of Murch Road are standing right by this pre-school playground.

So to the main point of this letter. I do plead that if these housing proposals go through, then this pre-school playground should be moved elsewhere on the school site.

I did write to the school's Head Teacher in September 2008 suggesting that even with the then level of traffic the playground be moved for these very health reasons, but I received no reply, and no action was taken.

Thank you for your time.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3886/DP1 Mr & Mrs Bennett

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <input type="checkbox"/> Written
29/03/2012	M	<input type="checkbox"/> 0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
.....	.....	..... MG2(13)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to west of St Athan Road, Llanblethian, Land to east of St Athan Ro Site Reference: 2446/CS1, 2446/CS2

3e - Please set out your representation below:

1. This is a site of special beauty and other sites are available. The view coming into Cowbridge on the St Athan Road is stunning and houses will ruin this!
2. There will be many more cars after this is built. This will add to congestion and parking problems as well as hold ups at junctions.
3. The sewage works doesn't have the capacity to cope. The houses will look down on these works and suffer from the unhealthy air and smells.
4. The Council's written policy on areas of special interest is "new development should not have an unacceptable impact on special landscape areas", so why use this site when others are available?
5. Access for traffic and emergency vehicles is restricted.
6. The St Athan Road is already a problem in many places. This will add more traffic in all directions because no work is available in Cowbridge, forcing people to travel.
7. This will put more pressure on school and other public services.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3887/DP1 Mr Chris Doble

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <input type="checkbox"/> Written
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

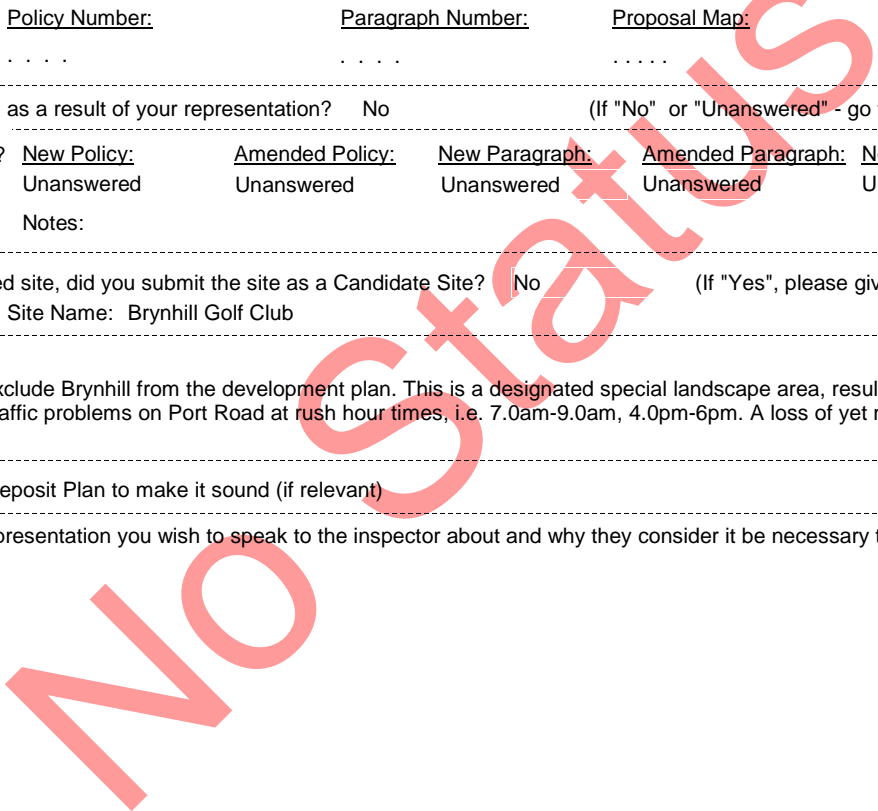
Site Name: Brynhill Golf Club Site Reference: 2407/CS

3e - Please set out your representation below:

2407/CS1 I support the current LDP in their decision to exclude Brynhill from the development plan. This is a designated special landscape area, resulting if destroyed or built on, the loss of open space used for leisure purposes. If built on, this would add to the gross traffic problems on Port Road at rush hour times, i.e. 7.0am-9.0am, 4.0pm-6pm. A loss of yet more green open space in Barry would have a negative impact on ecological and environment.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3888/DP1 Pdavies

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
..... MG2(13)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to west of St Athan Road Llanblethian, Land to east of St Athan Roa Site Reference: 2446/CS1, 2446/CS2

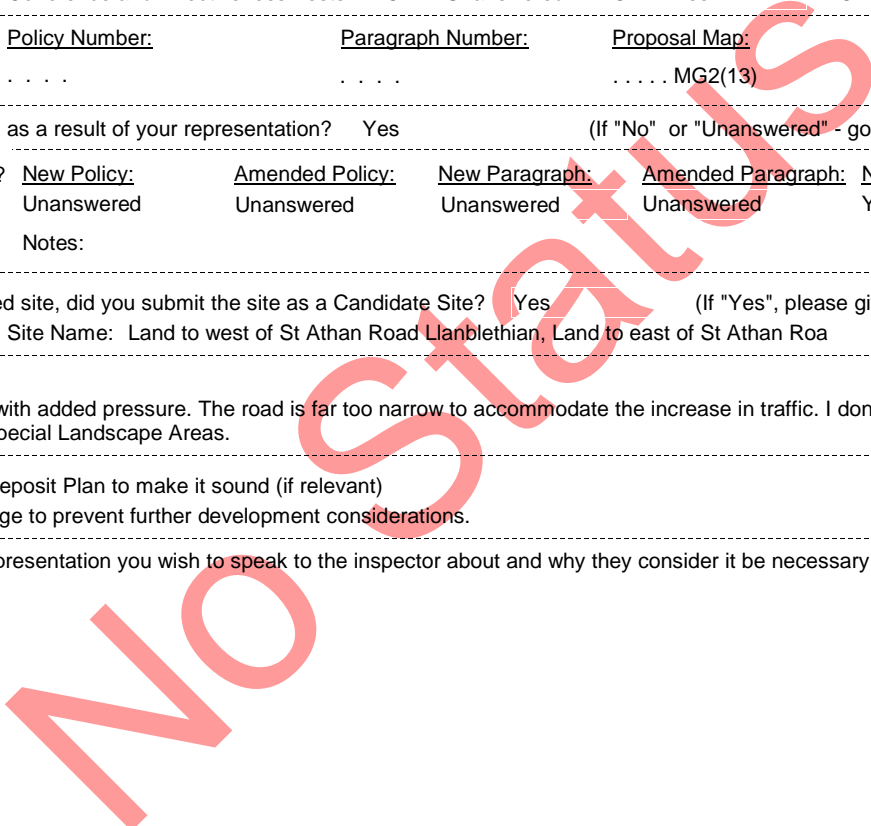
3e - Please set out your representation below:

I feel the local school is over subscribed and cannot cope with added pressure. The road is far too narrow to accommodate the increase in traffic. I don't wish to see Cowbridge 'ruined' the in the same way Llantwit Major has over the years. With houses built on Special Landscape Areas.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3889/DP1 A W Wallace

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(13). . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

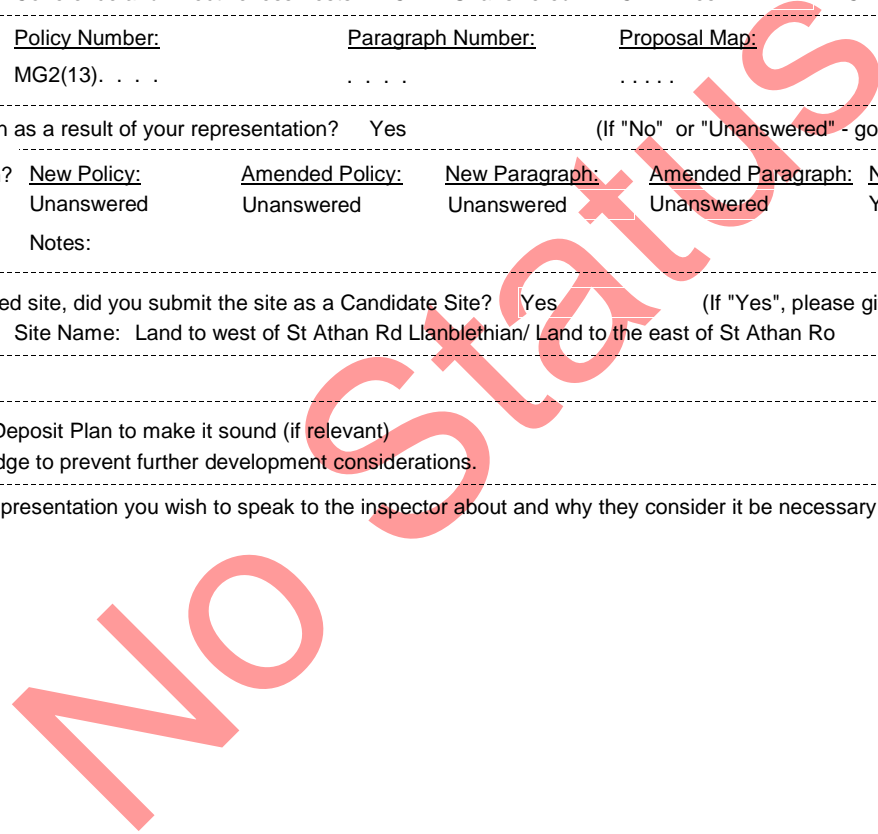
Site Name: Land to west of St Athan Rd Llanblethian/ Land to the east of St Athan Ro Site Reference: 2446/CS1 2446/CS2

3e - Please set out your representation below:

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3890/DP1 J Mansfield

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(33).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

LDP No. MG2 (33)

This site will not fit in with the Vale version of how a village should be developed.

Policy MG7 St. Nicholas Village

Greenfield site.
Village overwhelmed by developed. No good access from village to site.

Amenities

No shop. No post office. No public house. Limited bus service.
Sewerage and water will probably have to be upgraded.

Road A48

Problems and dangers of access particularly at peak periods. Residents need transport (cars) for shop, work, leisure.

National Trust

Coming to Dyffryn Gardens. Expecting visitors 20,000. Turning to Dyffryn Gardens in middle village (A48).

Cowbridge and villages growing. Most cars will travel along A48 to shop, work, leisure. M4.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3891/DP1 Mrs E M Banks

Table with columns: Date Lodged, Status, Petition and No., Supporting Evidence, Additional SA SEA, Rep format, and 4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?

2a - Do you consider the LDP is Sound? 2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails. Procedural Tests - P1 - Unanswered P2 - Unanswered Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map: Appendices: MG2(33)

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? (If "Yes", please give the Candidate Site Name and reference if known) Site Name: Site Reference:

3e - Please set out your representation below: Re LDP St Nicholas site no MG2(33) I would like to bring to your attention the following points. 1. The size of the proposed development would change the character of this conservation village, increasing the number of properties by 30% and the population by a possible 50% and could lead to more extensive development to the East. This conflicts with Council policy (MG7) for residential development within Minor rural settlements. 2. There are few facilities in the village and a bus service which is good in the day but scarce in the evenings. Also the existing infrastructure would probably need expensive and very disruptive work for this number of properties. 3. The owners of the land bordering the A48 and the field to the North (which was not a candidate site but was added by the Council) but which are essential for access, are I understand the same family, one of whom is a Vale Councillor, could this not lead to a conflict of interests? 4. The Traffic would be the biggest problem. The development is near to the end of the 30miles zone and all traffic leaving the village speeds up at that spot. Agricultural vehicles turn opposite and all the houses on the main road already have problems entering and leaving their drives without a further 100 cars adding to the existing heavy traffic, which can come to a complete stop at peak times. Due to the lack of amenities there would be a sharp increase in short car journeys to shops, which is an environmental concern. 5. There is no demand for affordable housing in St Nicholas and the East Vale as recorded by the Council in it's Local Housing Market Assessment dated 2010. With these points in mind I wish to register a strong objection to the LDP being adopted on this site or any other in this village.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by
Representation ID No.)

Representor ID and details: 3892/DP1 Mrs J Springett

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(27).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered

(If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered

(If "Yes", please give the Candidate Site Name and reference if known)

Site Name:

Site Reference:

3e - Please set out your representation below:

Land Adjacent to Court Close, Aberthin MG2 (27)

We recently had a meeting in the village of Aberthin to discuss the proposed plan to build 20 houses on the above mentioned site. This could mean at least 40 more cars trying to either travel to work or take children to school. The road where I live has been considerably widen as well as the road surface being very bad. I have lived here 35 years and the difference in the amount of traffic is amazing.

Another field full of houses is not a pleasant thought, the plots along the main road between the Comprehensive School and Aberthin village seem a more efficient idea Nos. 2394/CS.1 and 2716/CS.1 I don't think houses in the field near to Court Close would be a sensible idea at all. Please could more consideration be given to prevent extra traffic causing hold ups and making road crossing dangerous to children and adults.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3893/DP1 Mr D Evans

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Yes

Consistency Tests - C1 - Yes C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(28). . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Yes	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

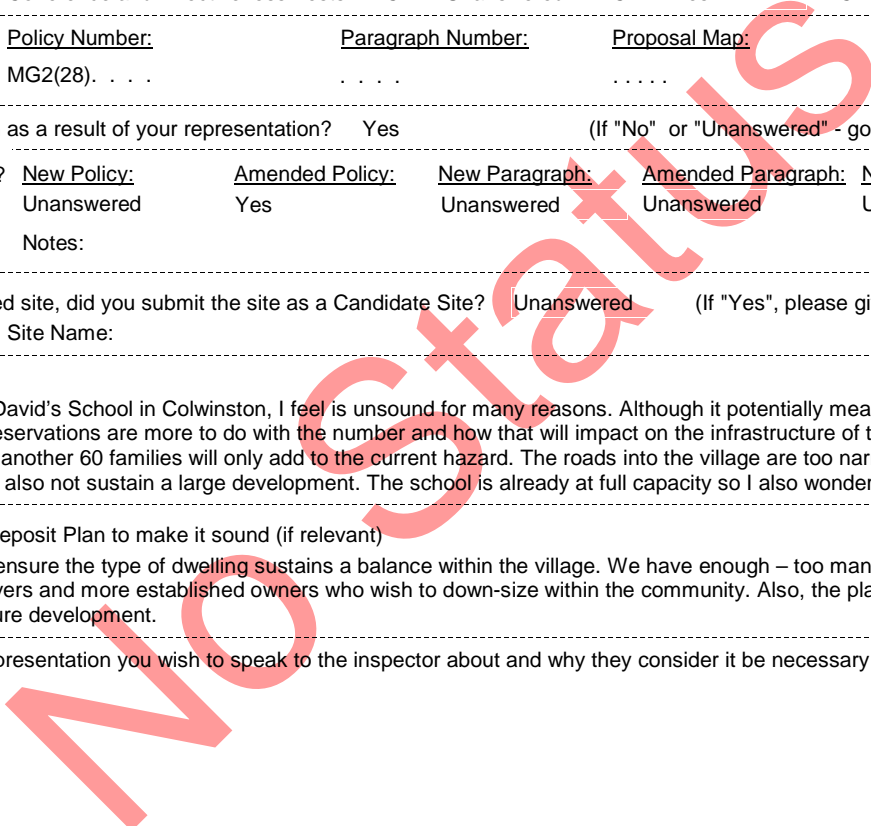
3e - Please set out your representation below:

The proposal of 60 residential dwellings to the rear of St David's School in Colwinston, I feel is unsound for many reasons. Although it potentially means houses to the rear of my property, I do not think it is a bad idea per se – so this is not based on nimbysism. My reservations are more to do with the number and how that will impact on the infrastructure of the village. The roads into the village are already a hazard from cars/buses bringing children to school and traffic for another 60 families will only add to the current hazard. The roads into the village are too narrow to provide a safe highway for the increased traffic flow. Also, the amenities in the village – or lack thereof - could also not sustain a large development. The school is already at full capacity so I also wonder where any new influx could be educationally provided for.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Reduce the number of dwellings to no more than 10 and ensure the type of dwelling sustains a balance within the village. We have enough – too many – executive- style houses and we require smaller 2/3 bedroom "cottage-style" dwellings to provide first-time buyers and more established owners who wish to down-size within the community. Also, the plan needs to include improvements to the highway structure to enable safer roads for existing use and to sustain any future development.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3894/DP1 N Joyce

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Yes	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

<u>Site Name:</u>	<u>Site Reference:</u>
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3e - Please set out your representation below:

I do not consider the Deposit plan to be sound and think a new policy must be considered with urgency.

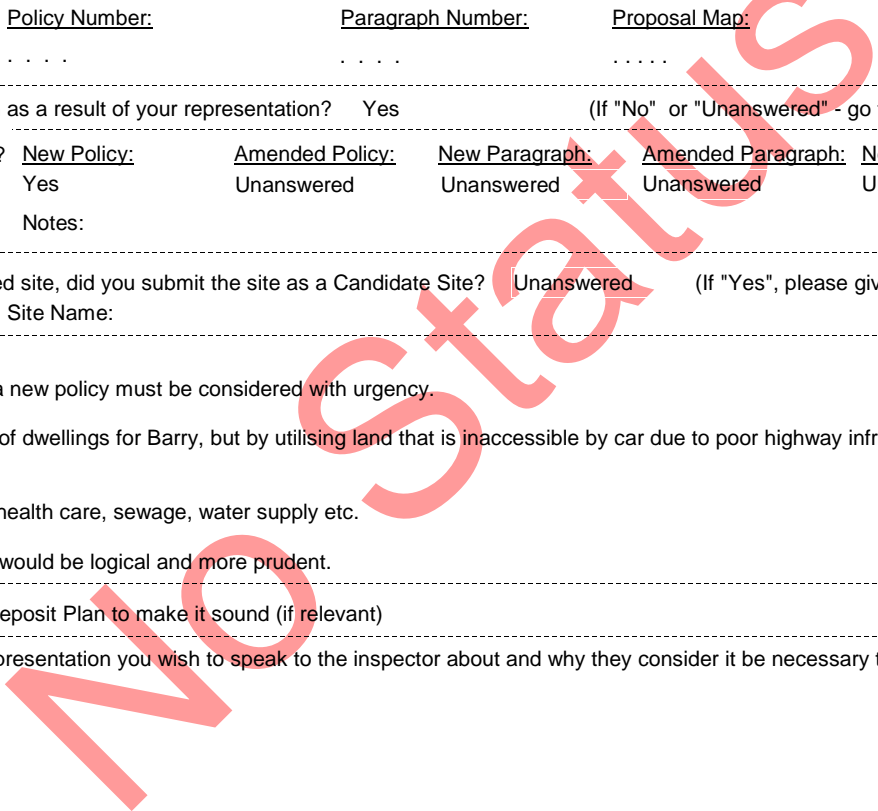
The plan is to accommodate (potentially) a large number of dwellings for Barry, but by utilising land that is inaccessible by car due to poor highway infrastructure this would be intolerable for current and new residents alike.

Other issues that would need resolving include: schools, health care, sewage, water supply etc.

I suggest to use land that is closer to Culverhouse Cross would be logical and more prudent.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3895/DP1 R & S Gatis

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

Unanswered Unanswered Unanswered Unanswered Unanswered Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Dear Sir,

Vale of Glamorgan Local Development Plan: Deposit (February-April)

Land to the rear of St David's Church in Wales Primary School, Colwinston

Notwithstanding our support for the representation made by Thomas Simon Solicitors in regard to this matter we would like to add some personal comments.

1. Size. The proposal in the plan is for a development of 60 houses and this will represent a 40% increase in the size of the village. We would argue that this size is disproportional to the site of the village. It will not be "moderate growth in a minor rural settlement" as set out in the plan but will have a major impact as regards to noise, privacy and disturbance to residents. Colwinston will be seen more as a housing estate than a rural village.

2. Road Traffic/Transport. There will be a significant impact of 60+ cars on the present road system. Access from the village to the A48 is by two roads which are only single car width for significant distances. Turning in and out of the village is already difficult and poses risk due to the existing volume of traffic. There are also difficulties regarding access for large vehicles and on road parking exacerbates these and at times access roads to the village can become blocked. The plan states that there is a possibility of two possible access points to the development site. We feel that there are risks to pedestrians and car users for both of these.

The present entrance (to the fields) is situated next to the school, opposite the community centre and close to a blind bend. The Community Centre provides parking for parents collecting children from school and also houses the playgroup, the after school club and has a children's play area. It can already be difficult to cross the road at the beginning and end of the school day any increase in traffic would increase the risk to families and children crossing this road.

The possible new entrance (which would have considerable effect on the school) would still be close to the school and although further from the bend would then be situated almost opposite a minor road turning. There are major parking issues in this area at school times and often the road becomes blocked.

There are only a few short areas of pavement and risks to pedestrians and cyclists are experienced on a daily basis. Bus frequency within the village is minimal and may be withdrawn. Access to regular bus service is ¼ mile walk away on the A48. An increase in traffic would decrease the number of families walking or cycling to school and would have an impact on other village residents undertaking these activities and would lead to a greater dependency on the car as the preferred mode of transport.

Representor ID and details: 3895/DP1 R & S Gatis

3. Facilities. Other than the school and a pub there are no other facilities in the village, access to shops would need to be by car.
4. Utilities. The present infrastructure will not support such an increase in houses. There is no gas supply to the village. Environmentally the use of oil, propane gas and electricity is less efficient and less "green". There are also difficulties with the sewerage system being unable to cope with the present number of residents. How will it cope with a 40% increase?
5. Water Drainage. We are aware that there are significant drainage difficulties on the land indicated for this development. In periods of wet weather a stream flows on the lower area of land and with the number of houses proposed the risk of flooding is increased.
6. Local Character. The land proposed is designated as Greenfield being agricultural land. It enhances the open nature of and gives the village its unique character. This area is at present an open space which supports a diverse range of birds, insects and animals.

Yours Sincerely

R Gatis S Gatis

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3896/DP1 A Hoskins

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(33).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

I must object to the building of the proposed houses in St. Nicholas - Site No. MG2 (33) which would overwhelm the village, and would be totally out of character with a conservation area.

There are no services in the village - no shop, doctor's surgery, post office, public house or restaurant. This means driving to these services, probably to the Culverhouse Cross area, causing more congestion at this bottle-neck. These frequent short journeys are contrary to Council policy.

The access to and from the site onto the busy A48 road is bound to cause many problems particularly at peak periods. The access from Ger-y-Llan is narrow and dangerous, but would certainly be used by bicycles and motorcycles.

It is the intention to build these houses on a Greenfield site causing the urbanisation of open countryside and starting the erosion of the green belt separating the Vale from Cardiff.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3897/DP1 P A Williams

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(13).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
LDP, MG2(13) Cowbridge, Vale of Glamorgan

I write to inform you that I strongly oppose the above Local Development Plan for Cowbridge in particular area MG2(13) the land adjacent to Crescent Close, Cowbridge and land surrounding Windmill Lane, Llanblethian, with proposed access off St Athan road, and ask that this site be removed from the plan. I do not believe that the plan is sound, and does not show good judgement for the following reasons:

1. It is an area of outstanding beauty, designated as 'a special landscape area,' (policy MD1) with public footpath for local residents to enjoy green fields and calm. It is the natural habitat of animals and birds such as Herons, Geese, Kestrels, Owls etc, with wild flowers that should be preserved. The environmental impact on our wildlife would be immense and in my view unforgivable. Any building on this site should not be allowed.
 2. The impact of 100 houses on this proposed site would be catastrophic to Cowbridge residents. Emissions from 200 cars (as most households own two cars) and central heating systems would pollute the clear country air. The increased level of noise would also disturb existing residents in the surrounding area and frighten livestock and wildlife.
 3. The increase in volume of cars, vans and lorries serving this site would impact greatly on St Athan Road and up to the cross roads and traffic lights outside the Edmondes Arms. This is an existing bottle neck especially at peak times e.g. with school traffic. We would see queue s stretching the length of St Athan Road, with a backlog through the High Street, Cardiff Road and Aberthin Road. Residents from Crescent Close, Primrose Close and Hillside Drive, Brookfield Park and Broadway would have difficulty joining the St Athan road in their vehicles.
- Ysgol lolo Morgannwg is situated on Broadway where increased traffic would cause problems for the safety of the children and also add to the parking problems for parents and staff. The approach on to the St Athan Road from Crescent Close area is particularly dangerous during frost and snow due to the steep gradient of the hill. This increase in traffic would put people at further risk. Visibility here on the approach to St Athan road would also cause difficulty with a greater volume of traffic. Any realignment would cause major problems for residents whose gardens back on to it. I am also worried that the possibility of a second emergency access being made on this very narrow road would increase the risk of accidents. I am, thus, concerned about the transport infrastructure surrounding a housing development of this scale.
4. Utilities such as gas and electric and in particular sewage would overload the existing capacity. The sewage works- station situated on this site would be overwhelmed by the increase in population. This cannot cope currently, with lorries regularly having to pump sewage away. We already experience problems from the nasty smells that emulate from the sewage works and waft across the valley; any increase in population would exacerbate this problem.
 5. The increase in population would swamp our existing Health Centre/ Doctors and Surgery and Dentists facilities that already feel the strain.
 6. The schools would not be able to cope with the added volume of children. We would return to large classes of 40 plus children per class as I experienced in my early teaching days. The Welsh Education

Representor ID and details: 3897/DP1 P A Williams

system has fought hard over the years to stop the overcrowding of classes; this would be a move backwards. The existing schools cannot cope with the current demand and it is difficult to see how children from any new housing development could be absorbed.

7. Parking is already a major problem in Cowbridge; an extra housing population would cause further congestion to an already over-congested high street and town.

8. I believe that the forecast of affordable housing provision in respect of supply and demand has not been properly quantified on this site.

Cowbridge is special. It is the Jewel in the Crown in the Vale of Glamorgan. It attracts visitors and tourists, who travel to see our old listed buildings and individual, unique shops and café's etc. We hold Food and Drink music, fashion and book festivals etc here. We are a community that pulls together to keep Cowbridge special. An increase in housing on this scale would ruin all that we strive to nurture and protect. The surrounding countryside is our rural heritage; we are after all the Rural Vale of Glamorgan. This would be ripped from us if housing sites spring up. Cowbridge would not be able to cope with a large influx of residents. It would be unrealistic to consider that it ever could.

I have been a resident here for 17 years and was attracted to the wonderful blend and mix of rural countryside and the urban facilities such as schools, banks, shops etc on offer here in Cowbridge. It is a rare blend that works perfectly. After living in London for many years and experienced the city pollution and horrendous volume of traffic and noise I can personally vouch for the haven that is Cowbridge, the uniqueness of this small town is precious. Any attempt to spoil this wonderful balance with an increase in domestic property would have a catastrophic, negative and environmental impact, causing grief to residents, ruining the calm of the surrounding countryside, putting our wildlife at risk and congesting the already heavily congested town. It would be sheer sacrilege and totally unrealistic.

The LDP has been based on an aspirational growth forecast, during a climate of unprecedented economic austerity that is likely to last for many years to come. I cannot see that there has been any attempt to assess the impact of this changed economic environment on the number of houses that are likely to be built on this site. The property market is already in a major slump, with current domestic properties either unable or slow to sell. Neither has there been any visible analysis on the implications for the provision of the transport infrastructure across the town. A critical feature in the plan should be the traffic management of new occupants on this site and other road users, along with the impact the added volume will have on Cowbridge roads. The LDP does not show that the transport infrastructure has been fully considered to enable a housing development of this size. I regard these points as being major deficiencies in the plan.

For all the reasons stated above, it is my belief that site MG2(13) should be removed from the LDP.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

NO

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3898/DP1 Mrs M Howell

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(33).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

3e - Please set out your representation below:

I most strongly object to the Vale of Glamorgan Local development Policy (draft) Plan 2011-2026.

If permission is granted, the 152 houses currently in the village will be increased to over 200.

There is a strong community spirit in this village, which is why we chose to move here initially. This will be decimated if you turn it into a small town.

A few years ago, I was reading a list of the best places to live in Great Britain - among the top 20 was the Vale of Glamorgan. Have we the voters given you the 'go ahead' to make a start on the destruction of it? It would be the equivalent of turkeys voting for Christmas. Furthermore what will stop anyone else who owns a few fields jumping on the same band wagon and seeking planning to develop.

There are enough brownfield sites which would benefit from development, and plenty of boarded up high street shops in South Wales crying out to be turned into houses and communities, yet you seek to use agricultural land to develop - of course building houses on green fields is quick and easy - no forward thinking or imagination necessary.

You are the Vale of Glamorgan Council, appointed and paid to preserve it - not to destroy it.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3899/DP1 B Millard

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Examination
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Yes C2 - Yes C3 - Yes C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(16). . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Yes	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Lavernock Fort Road Site Reference: MG2(16)

3e - Please set out your representation below:

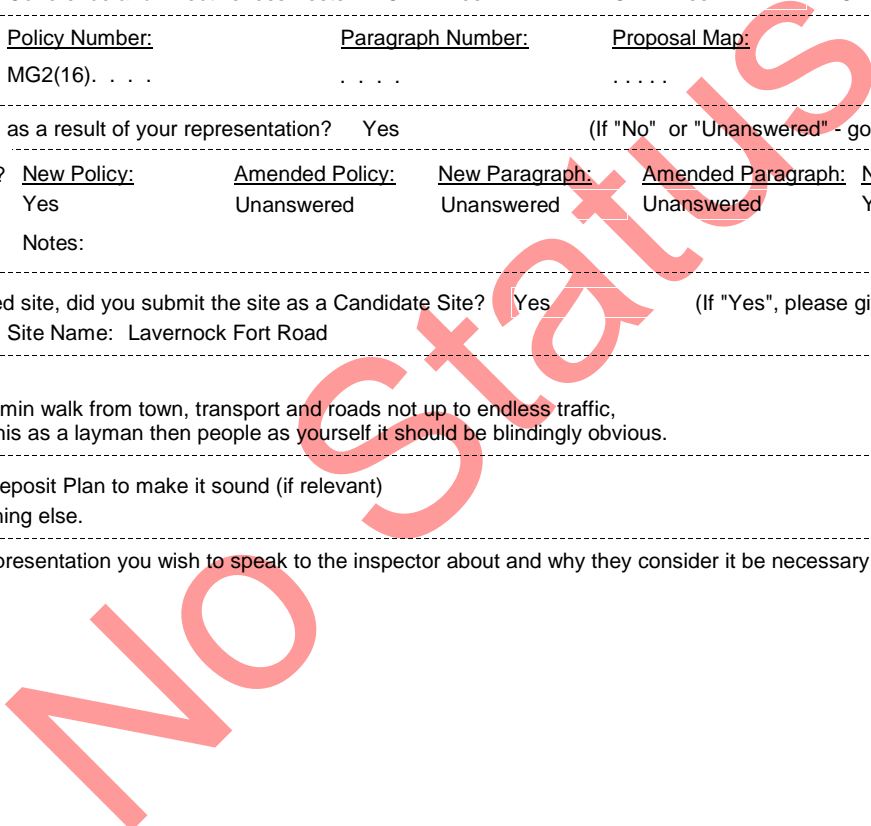
Spatial plan for one, as in your own plan this area is a 40 min walk from town, transport and roads not up to endless traffic, Health and schools not up to such an influx. If I can see this as a layman then people as yourself it should be blindingly obvious.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

This plan needs to be rethought for common sense if nothing else.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

- 1) Spatial Plan
- 2) Traffic



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3900/DP1 D Sillence

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Unanswered

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Yes

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes: The plan should be deleted

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

1. With the proposed plan for 50 houses would approximately be more than 75 extra cars in the village, it is difficult enough at the moment having access to the A48.
2. There are no shops, post office or public house.
3. This site would be an eyesore to the village and does not have regard to the community or national policy.
4. I am told the Vale Council has turned down over 200 applications for similar sites in the area.

Access to Culverhouse Cross from the village is a nightmare now. This would be made even worse.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The plan is unsound and should be deleted.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3901/DP1 Mrs M Wilson

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
29/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Vale of Glamorgan Borough Council

I understand that permission for planning has to contain a positive presumption for the benefit of the community.

As a resident of Dinas Powys I dispute that this is the case with the Local Development Plan 2011 - 2026.

Dinas Powys and Sully are not urban areas and the thought that the already heavy traffic will be disproportionately increased is definitely against public interest.

No one can be against the provision of housing for people. This plan however would seem to be against the interest of the present residents and any new ones would be living in the same mele.

We already need more and regular buses to run from Barry to Cardiff - the number 95 is often packed with a number of elderly passengers standing from Cardiff to Llandough Hospital where the position usually eases. These things matter and with extra large numbers of cars, lorries etc. converging on the Merrie Harrier conditions will have a very negative effect on the lives of the inhabitants of Dinas Powys, Sully, Penarth etc.

Please consider and improve and plan for such eventualities before building hundreds of new houses.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3902/DP1 RM & DJ Bradley

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <input type="checkbox"/> Written
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(13). . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

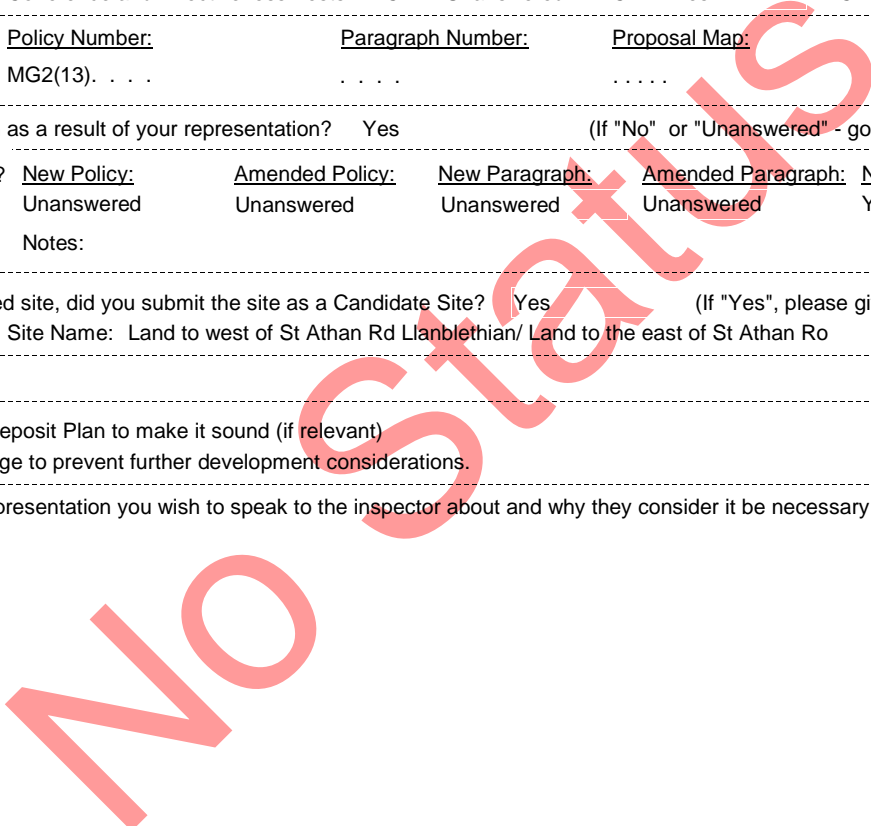
Site Name: Land to west of St Athan Rd Llanblethian/ Land to the east of St Athan Ro Site Reference: 2446/CS1 2446/CS2

3e - Please set out your representation below:

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3903/DP1 K & P Hawkins

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

Unanswered Unanswered Unanswered Unanswered Yes Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

We feel that Murch Crescent is not suitable to take the extra volume of traffic which would be generated by the proposed housing on the site of St Cyres Lower School (it is narrower than Murch Rd.). Also, it is already hard to get (a) access across Cardiff Road to reach Dinas Powis centre and Pen-y-Turnpike, and (b) to get to Cardiff and Penarth via the Merrie Harrier pub is even more difficult - often grid-locked at non-peak times. There would also be a detrimental road safety impact for the children attending the school at the junction of Murch Rd and Cardiff Rd. It would be much more use to the Dinas Powis Community to leave the St Cyres School building to be used as

a) For a Health Centre- the existing one on Cardiff Road is totally inadequate - no parking facilities and congestion along the road and in the nearby streets.

b) For use by the Community as a whole for the many activities taking place in limited accommodation.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

You ask for comments on the Deposit Plan, but no plan was supplied

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3904/DP1 M Bird

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Unanswered

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
..... MG2(13)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land west of St Athan Road Llanblethian, Land east of St Athan Road Lla Site Reference: 2446/CS1, 2446/CS2

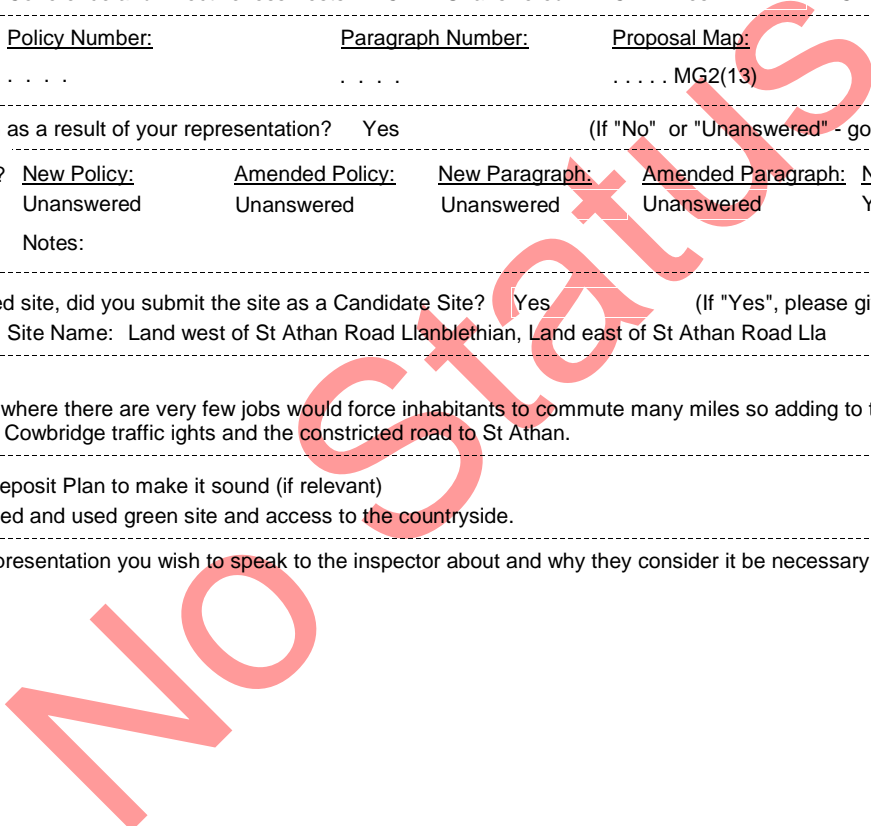
3e - Please set out your representation below:

To permit 100 houses, some affordable in this rural area, where there are very few jobs would force inhabitants to commute many miles so adding to the carbon footprint, wear on already roads which are in need of repair and dangerous traffic flow especially at the Cowbridge traffic lights and the constricted road to St Athan.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and retain it as a much valued and used green site and access to the countryside.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3905/DP1 Mr J Woodham

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

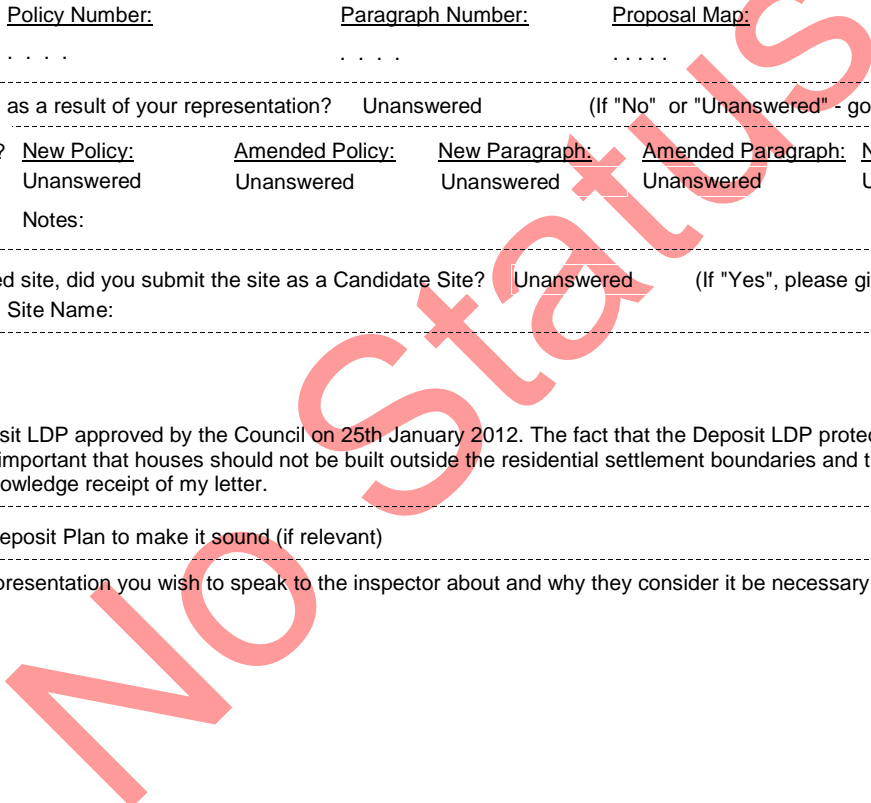
Site Name: Site Reference:

3e - Please set out your representation below:
Deposit Local Development Plan

Please accept this letter to show my support for the Deposit LDP approved by the Council on 25th January 2012. The fact that the Deposit LDP protects Brynhill golf course land from being built on by housing developers is particularly encouraging. I believe it is very important that houses should not be built outside the residential settlement boundaries and that recreational land and greenbelt should be protected wherever possible. I would appreciate it if you would acknowledge receipt of my letter.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3906/DP1 Mr A Wakefield

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

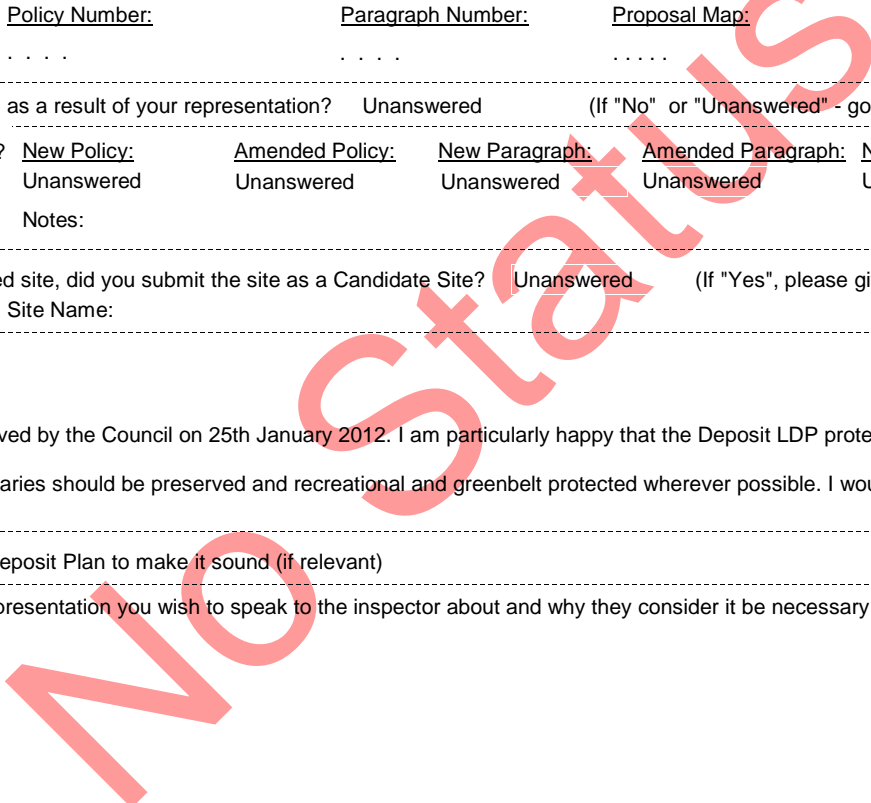
Site Name: Site Reference:

3e - Please set out your representation below:
Deposit Local Development Plan

I'm writing to show my support for the Deposit LDP approved by the Council on 25th January 2012. I am particularly happy that the Deposit LDP protects Brynhill golf course land from being built on by housing developers.
It is extremely important that residential settlement boundaries should be preserved and recreational and greenbelt protected wherever possible. I would appreciate it if you would acknowledge receipt of my letter.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3907/DP1 G Bowen-Jones

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(33).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

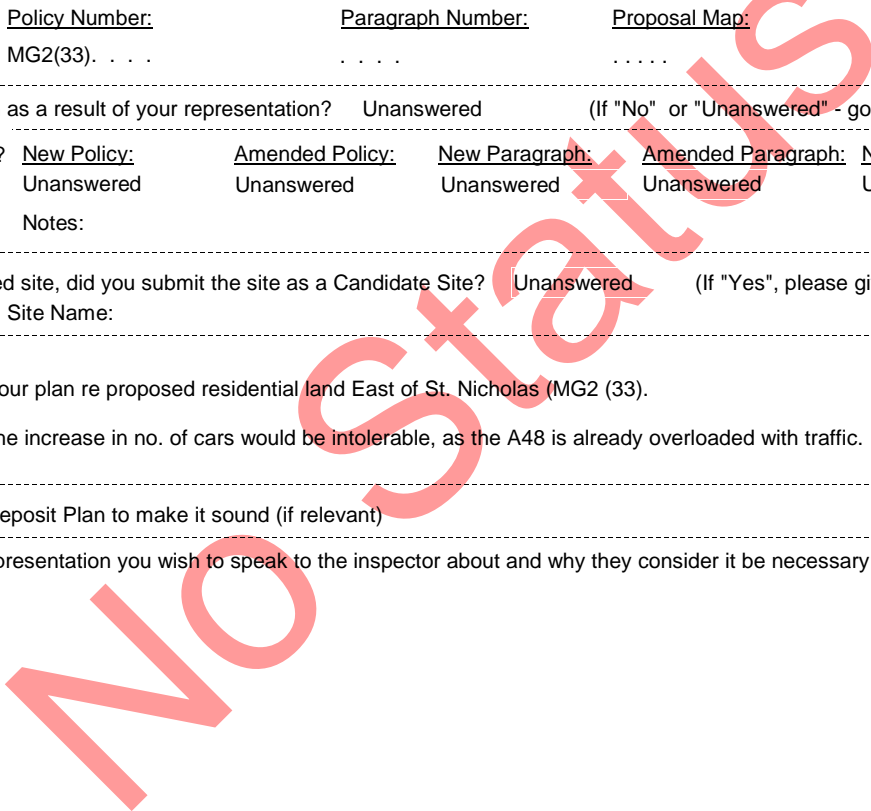
3e - Please set out your representation below:

I wish to register my objection in the strongest terms, to your plan re proposed residential land East of St. Nicholas (MG2 (33).

Access to the A48 would be required, also services and the increase in no. of cars would be intolerable, as the A48 is already overloaded with traffic. It is a unique village, no shops, or public house or post office.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3908/DP1 Mr H Howell

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Unanswered

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
82. 147-148 of LDP	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: St. Nicholas Site Reference: MG2 (33)

3e - Please set out your representation below:

When the Vale Council adheres to objective 10 and utilizes the very many brownfield sites, we could then discuss developing agricultural land.

See letter below:

The proposal of the LDP for the St. Nicholas proposal is ludicrous.

This is an ancient village with no amenities other than a Norman church, a school (already full), a telephone kiosk and a bus stop.

It is proposed that the village be increased by one third on a greenfield site.

Let us assume that most of the people living there will have a car which will be used each time they leave their front door. The only access is the busy A48 and the hugely congested Culverhouse Cross roundabout. One needs no foresight to envisage the living hell which will ensue when services are being provided to this site, together with the many visitors expected to visit the new National Trust acquisition at Dyffryn.

Why are the existing brown field sites in Barry and the Vale not being developed first? They usually have the services and amenities to cater for such a volume of houses.

The Vale of Glamorgan Council has not applied their own policies to the St. Nicholas development, I also wondered why no common sense was used when this proposal was mooted - I then discovered who owns the land which is the key to the development - all became clear and I now know why agricultural land is proposed in preference to brown field sites.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Take MG2 (33) out of the LDP.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3909/DP1 Mr B Mead

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
..... MG2(13)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to west of St Athan Road Llanblethian, Land to east of St Athan Roa Site Reference: 2446/CS1, 2446/CS2

3e - Please set out your representation below:

1. It is part of a Special Landscape Area
2. The field is currently outside Cowbridge settlement plan
3. A housing development will affect the countryside and wildlife
4. There is brown field site which should be developed first
5. The road leading to this site is totally inadequate

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3910/DP1 Mr I Mead

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
..... MG2(13)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to the west of St Athan Road Llanblethian, Land to the east of St Ath Site Reference: 2446/CS1, 2446/CS2

3e - Please set out your representation below:

1. There are brownfield sites available to be developed.
2. The road to be used is mainly a single track with acute and blind bends.
3. The land is part of a valley within a special landscape area.
4. A housing development within the area specified will have a detrimental effect on the surrounding countryside and wildlife.
5. The area of land is also within a flood plain of which is regularly flooded in the winter months.
6. The are of land is currently outside the Cowbridge settlement plan.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidaet site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3911/DP1 G A Brookfield

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
..... MG2(13)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to west of St Athan Rd Llanblethian, Land to east of St Athan Rd Lla Site Reference: 2446/CS1, 2446/CS2

3e - Please set out your representation below:

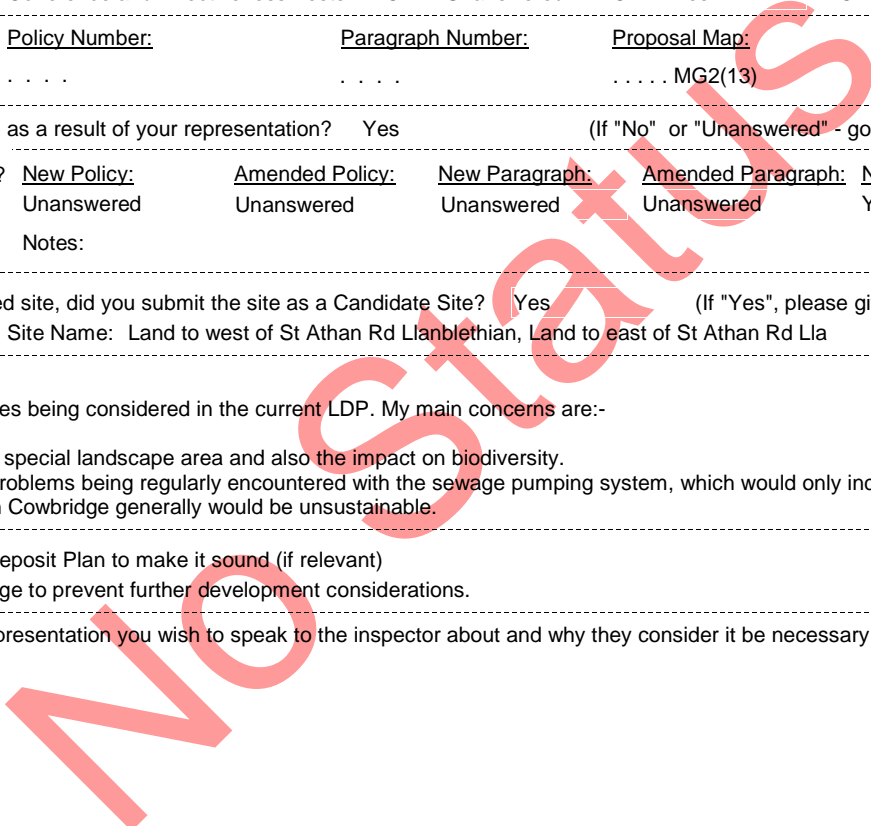
I am extremely concerned about the proposed 100+ houses being considered in the current LDP. My main concerns are:-

- The damaging visual intrusion to an area that is part of a special landscape area and also the impact on biodiversity.
- Living quite close to the area I am acutely aware of the problems being regularly encountered with the sewage pumping system, which would only increase.
- The extra impact with traffic in the immediate area and in Cowbridge generally would be unsustainable.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3912/DP1 C Bevan

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
..... MG2(13)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
				Yes	

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to west of St Athan Road Llanblethian, Land to east of St Athan Roa Site Reference: 2446/CS1, 2446/CS2

3e - Please set out your representation below:

Unsuitable development infrastructure- roads, schools etc. Inadequate for such a large development. Sewers and mains overloaded at present. Road safety issues arise also.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

NO STATEMENTS

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3913/DP1 Mrs P Kent

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(34).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

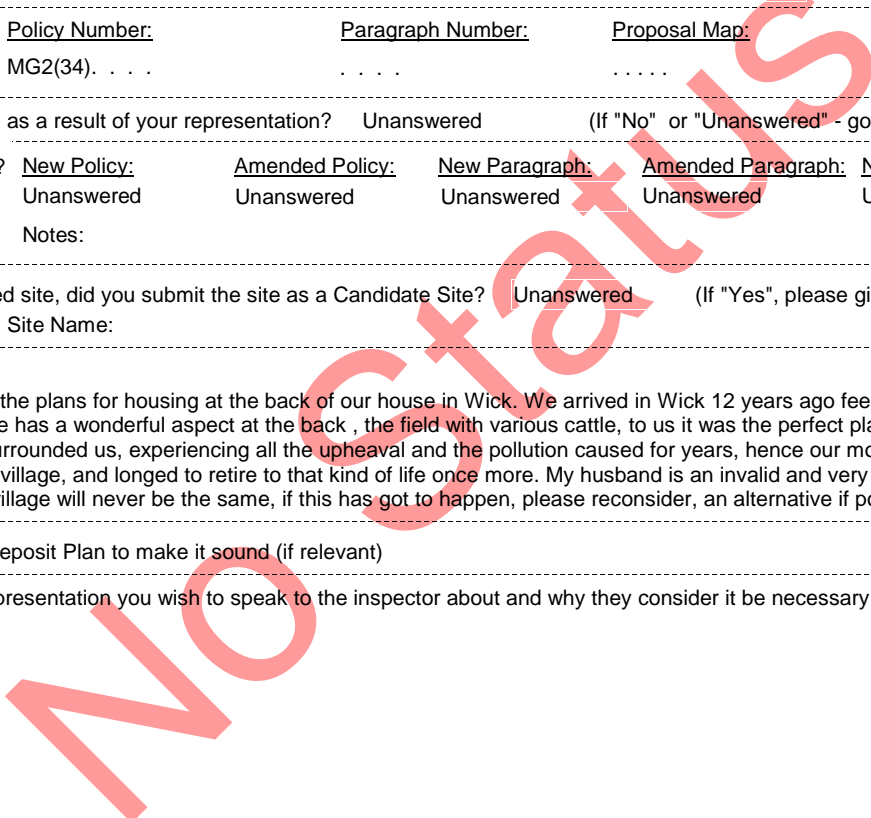
Site Name: Site Reference:

3e - Please set out your representation below:

I'll try and put in writing how my husband and I feel about the plans for housing at the back of our house in Wick. We arrived in Wick 12 years ago feeling very thrilled at finding the perfect place to live , a small village, 2 pubs, 1 shop, p.o, church and school. Our house has a wonderful aspect at the back , the field with various cattle, to us it was the perfect place after living in the city all our married life 54 yrs. We lived in the old St Mellons village before the housing estates surrounded us, experiencing all the upheaval and the pollution caused for years, hence our move to the country, Wick our wonderful find, after much searching. We are now in our 80's. We both grew up in a village, and longed to retire to that kind of life once more. My husband is an invalid and very rarely leaves the house. We're both so upset at the plans you have, my husband hopes he wont live to see it. The village will never be the same, if this has got to happen, please reconsider, an alternative if possible.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3913/DP2 Mrs P Kent

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <input type="checkbox"/> Written
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
49. . . .	. . . .	. . . . MG2 (34)	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

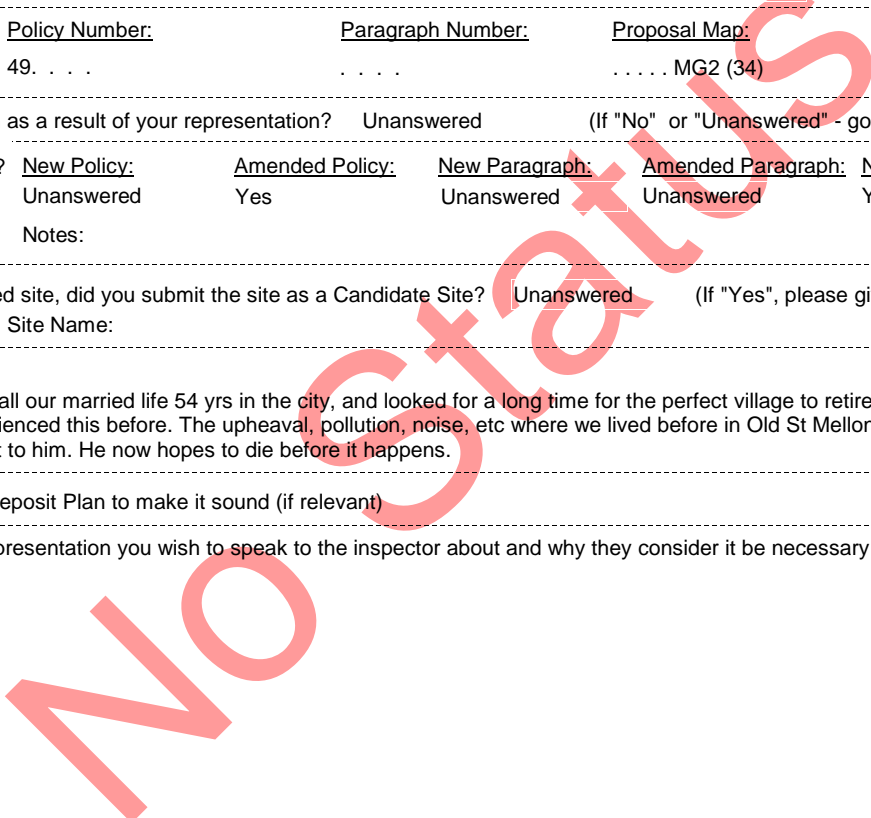
Site Name: _____ Site Reference: _____

3e - Please set out your representation below:

My husband and I moved to Wick 12 years ago; we lived all our married life 54 yrs in the city, and looked for a long time for the perfect village to retire to, and at last found Wick , we are now distraught at the future plans of the housing on our doorstep, having experienced this before. The upheaval, pollution, noise, etc where we lived before in Old St Mellons and our worst nightmare has happened again. My husband is an invalid now, his surroundings are important to him. He now hopes to die before it happens.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3914/DP1 R Hoddinott

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
26/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Email	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(13).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

I am writing to express my objection to the proposed building of 100 homes at the location MG2(13). After having read about the development in our local GEM paper I attended the Local Development Plan, LDP, meeting where I met with many likeminded residents.

I have been a resident of Cowbridge for a year and a half now after having selected it as the best place for my young family to grow. If I had known of this development I would have reconsidered our move to the area, as this is one reason that deterred us from moving to other locations in South Wales. Cowbridge already has many properties available for prospective home buyers to purchase, showing that 100 new houses will just saturate the market, leading to property prices falling and overcrowding of our road system which is currently at capacity. 100 houses has the possibility of adding up to 200 extra local vehicles, which would lead to congestion and increased risk of accidents, not to mention pollution.

The fields which have been selected for the development are a beautiful piece of green belt and unlike the proposed developments MG2(10) and MG2(11), will be removing two beautiful fields used by local residents for recreation and horse riding. Local schools are all already oversubscribed which makes it difficult for even local families such as mine to secure positions. Building 100 extra houses will not cater for the extra children that will require schooling.

Cowbridge is a beautiful location with an envious reputation for being a quiet haven outside of a busy major capital. Although 100 homes may not seem like much to the centre of Cardiff, it is enough to permanently destroy the delicate infrastructure that has made Cowbridge unique. I hope you understand the ramifications that such a development would have to our community, ramifications that cannot be taken back.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3914/DP2 R Hoddinott

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(13).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to west of St Athan Rd Llanblethian/ Land to the east of St Athan Ro Site Reference: 2446/CS1 2446/CS2

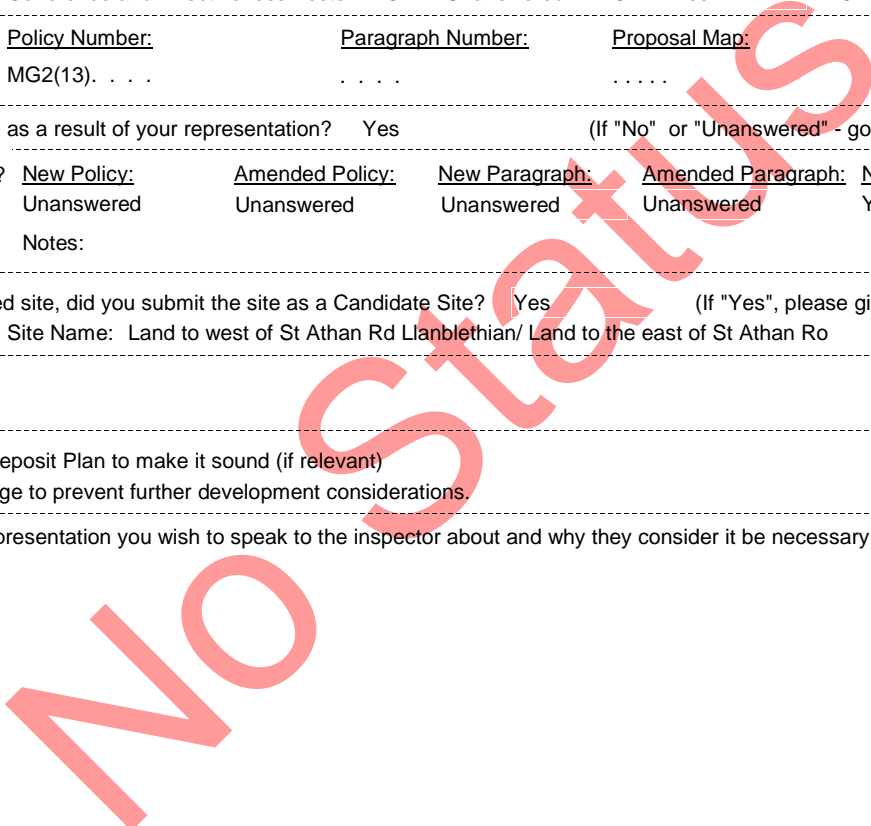
3e - Please set out your representation below:

.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3915/DP1 P Bird

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
..... MG2(13)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to west of St Athan Road Llanblethian, Land to east of St Athan Roa Site Reference: 2446/CS.1, 2446/CS.2

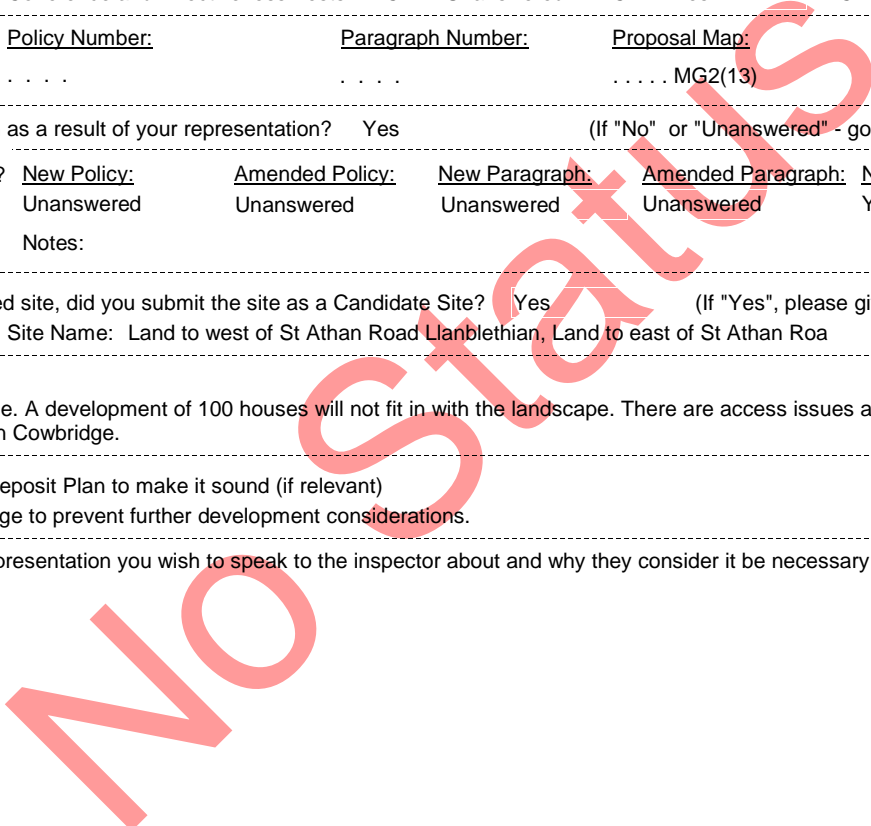
3e - Please set out your representation below:

This is a greenfield site outside the boundary of Cowbridge. A development of 100 houses will not fit in with the landscape. There are access issues and the impact on Cowbridge (schools, parking, traffic congestion) will be detrimental to those already resident in Cowbridge.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3916/DP1 Dr D AI Armstrong

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Unanswered

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(13).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

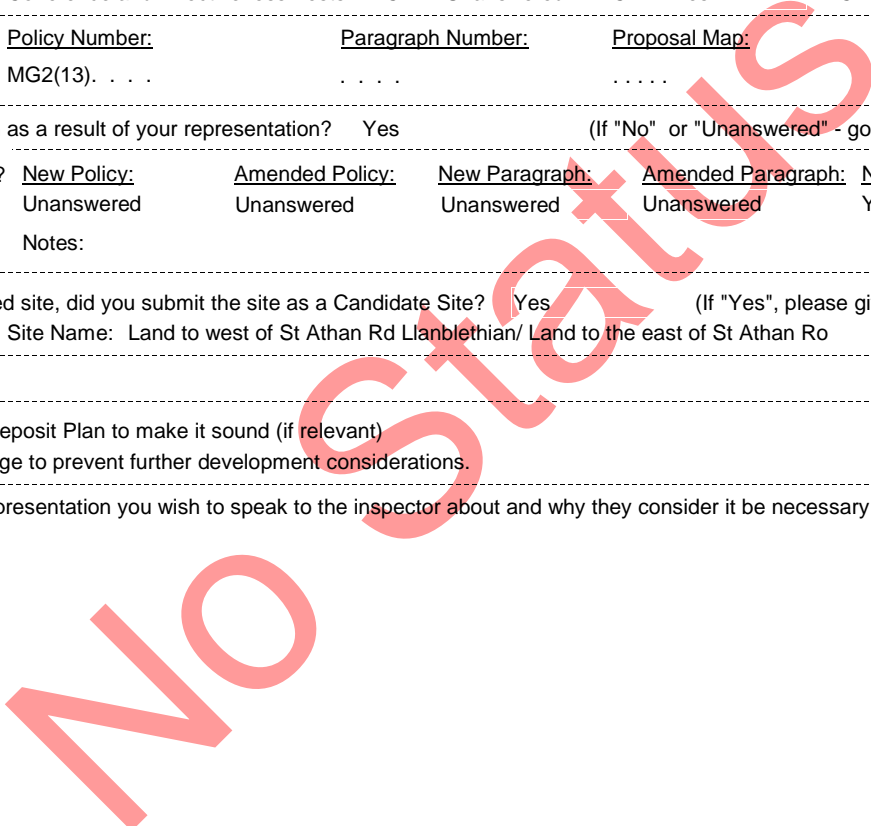
Site Name: Land to west of St Athan Rd Llanblethian/ Land to the east of St Athan Ro Site Reference: 2446/CS1 2446/CS2

3e - Please set out your representation below:

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3917/DP1 C Bird

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
..... MG2(13)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to west of St Athan Road Llanblethian, Land to east of St Athan Roa Site Reference: 2446/CS1, 2446/CS2

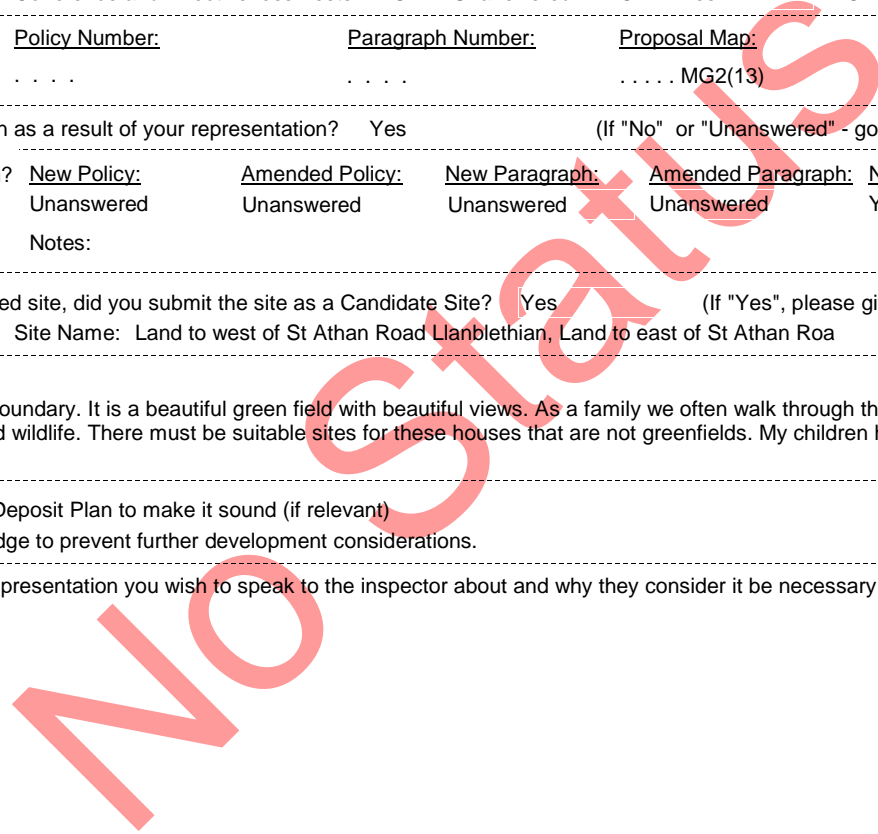
3e - Please set out your representation below:

This is a greenfield site that lies outside the Cowbridge boundary. It is a beautiful green field with beautiful views. As a family we often walk through this field on our way to Llanblethian. A build of 100 houses can only have an adverse effect on the local environment and wildlife. There must be suitable sites for these houses that are not greenfields. My children have to cross the St Athan Road to walk to school and this is dangerous enough already.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3918/DP1 Mr D Mountain

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
.....	7.20. . . .	.....	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
					Yes

Notes: Pictoral Representations

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name:	Site Reference:

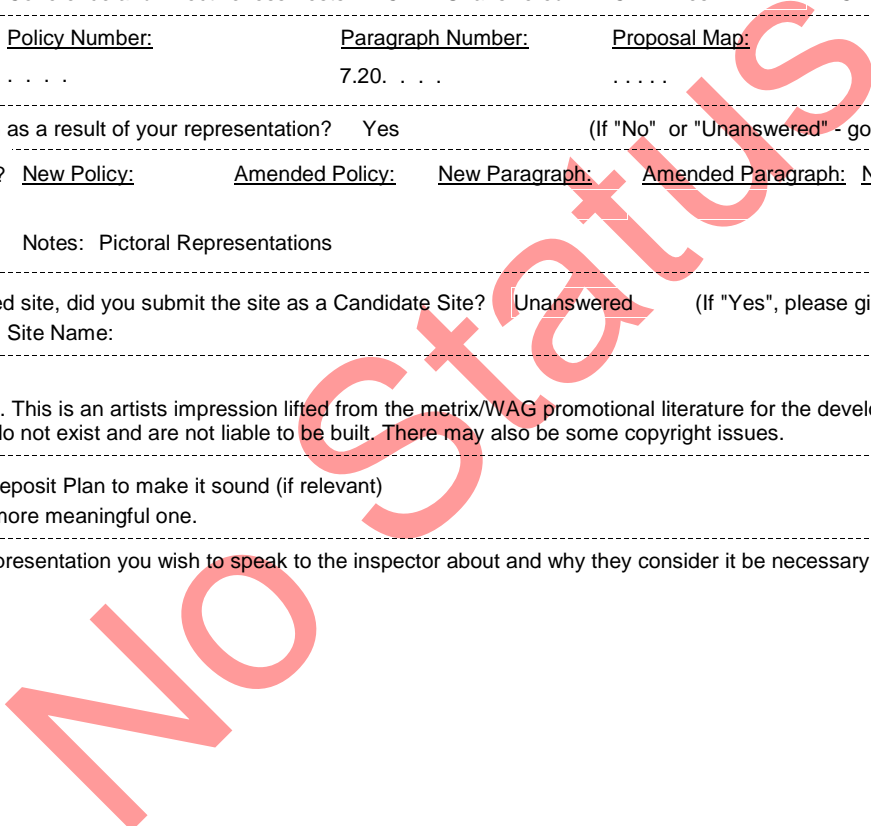
3e - Please set out your representation below:

The picture, on page 78 of the Deposit Plan is misleading. This is an artists impression lifted from the metrix/WAG promotional literature for the development of the RAF St Athan site. This project has been cancelled and the buildings etc shown in the impression do not exist and are not liable to be built. There may also be some copyright issues.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The picture should either be removed or replaced with a more meaningful one.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by
Representation ID No.)

Representor ID and details: 3918/DP2 Mr D Mountain

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Yes C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

SP2(2). SP5(1). MG4.
MG12(3).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes

(If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Yes	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered

(If "Yes", please give the Candidate Site Name and reference if known)

Site Name:

Site Reference:

3e - Please set out your representation below:

Please see attached copy page 114 of the Deposit Plan. (representor refers to Delivery and Implementation Table SP2 Aerospace Buisness Park, St Athan)

The highlighted paragraph (The site can be accessed from the B4265 (the southern access road) and from MOD St Athan base by means of a northern access route which has been granted outline permission) is misleading and is not applicable as neither outline or detailed planning now exists for the NAR. This was rescinded when the Strategic Defence Review cancelled the MOD/Metrix contract for the development of RAF St Athan.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The highlighted paragraph should be removed from the document.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3919/DP1 Professor T.J Williams

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Yes C2 - Unanswered C3 - Unanswered C4 - Yes

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
.....	.....	..... MG2(13)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to west of St Athan Road Llanblethian, Land to east of St Athan Roa Site Reference: 2446/CS1, 2446/CS2

3e - Please set out your representation below:

My wife and I have resided in Windmill Lane for 55 years. During that time there have been three applications to build houses in field 606 adjoining the end of our Lane. All three applications were refused.

The present application should also be refused since it is an incursion into the valley of the river Thaw- a special landscape area. If the application is approved then it is more than likely that other applications will be made for developments in adjoining areas with a disastrous effect on the country town of Cowbridge. The hedge on the South side of Brookfield Park is located on a natural ridge which should be regarded as the boundary for urban development.

Field 606 provides Cowbridge residents with valuable facilities. The rights of way are well used by walkers and groups of ramblers. Walking along pavements in the new estate would not be an attractive alternative.

There are clearly difficulties in providing a safe exit from the proposed estate. St Athan Road is already difficult for motorists to negotiate and the increased traffic will affect other areas in the Cowbridge area. The town is often gridlocked with cars and when the new Waitrose store opens at the end of the year, it is difficult to predict how much additional traffic will be drawn into the town.

The sewerage works already has problems and the new estate will be particularly affected since it is downwind of the plant.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3920/DP1 John Lane

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? No (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Brynhill Golf Club Site Reference: 2407/CS1

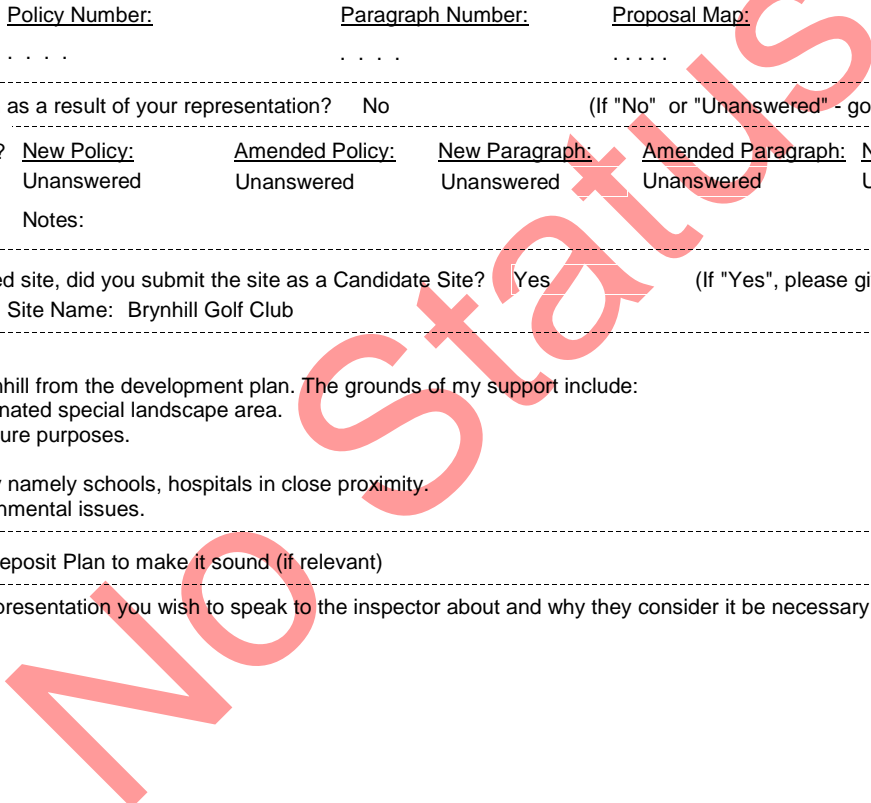
3e - Please set out your representation below:

I support the current LDP in their decision to exclude Brynhill from the development plan. The grounds of my support include:

1. Development would have a negative impact on a designated special landscape area.
2. There would be destruction of open space used for leisure purposes.
3. There would be inferior road infrastructure.
4. There would be safety concerns in the local community namely schools, hospitals in close proximity.
5. There would be a negative impact on ecological/environmental issues.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -



Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3921/DP1 Diane Hills

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(13).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

- The proposed development is outside the existing settlement boundary of Cowbridge and will effectively be built in open countryside, the footpath through which is used by many local families and individuals.
- The increased traffic generated will have an effect on parking in the town which is already failing to meet demand and will result in potential customers going elsewhere to shop with a consequent reduction in trade for local businesses.
- The proposed access onto St Athan Road has the potential to be highly dangerous even with any realignment of the highway
- St Athan Road and all associated junctions would inevitably become even busier.
- The increased traffic generated would result in many more vehicles using Brookfield Park Road- the main road through the estate- to avoid the traffic lights. The bends in this road mean that there is poor visibility for pedestrians and drivers and an increased volume of traffic could result in a serious accident especially as there is a play area alongside the road.
- The sewage pumping station on the Brookfield Park Estate is already unable to cope with demand with engineers being called to rectify faults in its operation. It has also flooded on more than one occasion in the past creating a potential health hazard.
- It is unlikely that local schools could cope with a large influx of additional pupils.
- How would local surgeries and other services cope with a significant increase in the number of local residents?

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

MG2(13) removed from the plan.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3922/DP1 Nigel Lewis

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
M	<input type="checkbox"/>	0	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Yes C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

..... MG2(13) St Athan Road

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

Unanswered Unanswered Unanswered Unanswered Yes Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: St Athan Road, Cowbridge Site Reference: MG2(13)

3e - Please set out your representation below:
Representation to Vale of Glamorgan Council in connection with Local Development Plan 2011- 2026

Site reference: MG2 (13)
Site Location: St Athan Road, Cowbridge.

HISTORY
This site was the subject of a Public Enquiry (in the 1980's?) in connection with a Planning Application refusal for housing development. The appeal was rejected by HM Inspector. The site is in reality no more suitable for housing now than it was then, regardless of legal loopholes which it seems the Authority wishes to exploit.

CONSTRAINTS
The site is designated as a Special Landscape Area, which, by definition, must generally exclude the building of housing estates, otherwise the designation is meaningless.

The site is outside the settlement boundary of Cowbridge. Any housing would still in reality be in the open countryside regardless of a technical change to the boundary.

It can be seen from the attached photographs that there is a well defined natural boundary of existing mature hedges and trees which screens existing housing from the valley. Why should this be defiled by a change to the boundary for the convenience of new housing?

VISUAL IMPACT
The site consists of two fields, one to the west and one to the east of the St Athan road. Both of these have substantial falls of approximately 1 in 12 (8%) to the south, i.e. towards the river. They thus present their 'face' towards the valley and would accentuate the presence of housing when approaching along St Athan road from the south. (See attached photographs). This is hardly an attractive proposition particularly bearing in mind the type and architectural style of development that can be expected from speculative house builders. The visual impact as an introduction to Cowbridge would be most unfortunate.

INFRASTRUCTURE
The Highways Department has apparently said there is no problem in providing access roads to these two sites. Even so, having regard to the exiting falls referred to above, this will entail a fair amount of cut and fill if the road is to be straightened and made to an acceptable gradient.

The development would entail additional traffic entering Cowbridge on a regular basis as it would be very unlikely that the majority of residents would be prepared to walk into town. Additional traffic would also be

Representor ID and details: 3922/DP1 Nigel Lewis

generated during 'school run' periods.

If one of the accesses to the west field were to be obtained via Bessant Close it would be unacceptable to residents of Brookfield Park due to the through traffic via what is at present a quiet cul-de-sac.

It is very doubtful whether the primary education schools could support any increase in the population of Cowbridge as it is understood that they are already fully subscribed. The Ysgol Iob Morgannwg has a waiting list for new pupils.

The existing sewage works occasionally gives off unpleasant odours which drift into the Brookfield Park housing. Whilst regulations might say that any new development will fall within an acceptable distance of the Works it cannot deny that such odours are unacceptable and would be even more apparent the nearer housing is to the Works.

CONCLUSION

The general public of Cowbridge has a right to expect the Vale of Glamorgan Council to act as guardians of the environment and with reference to LDP MG2 (13) they should thus unequivocally withdraw this proposal to develop land in the Thaw valley.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3923/DP1 Frances & Hywol Davies

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
..... MG2(13)	.....	.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to west of St Athan Road Llanblethian, Land to east of St Athan Roa Site Reference: 2446/CS1, 2446/CS2

3e - Please set out your representation below:

- Scenic
This area is a Greenfield site beyond the designated development area. Any houses will destroy the unique view down the Thaw Valley and the approach from St Athan direction.
- Access
There is already great strain on this road, any alignment would be very costly and there would be issues about any additional access.
- Sewerage
There is already pressure on the existing sewerage works and who would want this at the entrance to one's estate.
- Traffic
100 houses will generate more cars so increasing further congestion already being created by the anticipated 20% increase in footfall as a consequence of retailers such as Waitrose coming to Cowbridge (20% is a researched figure).
- Footpath
The public footpath through the area would have its amenity value destroyed.
- Cowbridge Generally
Cowbridge is a unique, walled, market town with a very attractive High Street. Its tourist potential is set to increase as visitors to the National Trust Dyffryn Garden's visit. Waitrose is also a big draw. A great sprawling town will detract from its distinct character.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Have candidate site removed and include as a green wedge to prevent further development considerations.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3924/DP1 R L Newbury

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(33).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
Draft LDP Proposals for St Nicholas Site MG2(33)

Having studied these proposals I write with the following comment:

- (i) The plots of land proposed, alongside the A48 in St. Nicholas, simply produce ribbon development.
- (ii) Access details are not shown. If it is to be direct onto the A48 the "new" cars will be upward of 120 creating a danger point at or close to existing business traffic from the Old Police Station. There, upwards of a dozen cars are parked within the grounds, on the verges and sometimes on the roadside. If access to the site is to be from behind the St. Nicholas Church, there are no more than lanes left over from the days of horse drawn transport.
- (iii) The number of "new houses proposed is of the order one third of the existing houses in St.Nicholas, quite an unacceptable proportion.
- (iv) There is no shop of any kind in St. Nicholas to service existing or new households. Likewise there is no public house or inn, and although there is a Church-in-Wales church, there is no vicar to run it.
- (v) There is a junior school but no senior school.
- (vi) There is no local employment available, apart, perhaps, from domestic placings and agricultural positions.
- (vii) Overall this proposed influx of dwellings will saturate the village, create traffic problems and create an unemployment blackspot with its attendant problems.

I would ask the planners to consider these points before passing the owners of this land a planning approval.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by
Representation ID No.)

Representor ID and details: 3925/DP1 Mrs E E O'Hagan

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(33).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

As a resident of St. Nicholas, I wish to object most strongly to the inclusion of land in St Nicholas (MG 2(33) as land allocated for residential development, and wish to see MG2(33) removed from the Deposit Plan.

My reasons for objecting are based on the following:

a. Your 'Sustainable Settlements Appraisal Review' identifies St Nicholas as a 'Sustainable Rural Settlement', for which the definition is as follows:

'A category of sustainable settlements which contain important services and facilities has been identified within the initial sustainability rankings. These settlements have scored relatively highly and although they contain a more limited range of services and facilities they help to meet local needs within rural areas and reduce the need to travel. In this respect they have an important functional role to play in sustainable rural communities.'

However, in your appraisal scoring for allocated candidate sites, the majority of scores for St Nicholas are negative rather than positive, with 8 out of 14 scores of zero in your 'Detailed Scoring of Settlements'. This is hardly surprising since all that St Nicholas has to offer in terms of service and facilities is a post box, a church and a chapel, and a public telephone.

b. The proposed level of residential development is hugely disproportionate: Your own calculations show an estimated population in St Nicholas of 336, which equates to around 140 dwellings. Similar figures for Cowbridge, for comparison, are 4164 and 1735 respectively. However, in the case of Cowbridge, a total of 187 new dwellings are proposed (a 10.7% increase in terms of the number of existing dwellings) compared with 50 new dwellings in St Nicholas (an increase of 35.7%). Furthermore, although the Plan presumes that the St Nicholas development would include affordable housing, your Affordable Housing Background Paper does not contain a requirement for affordable housing in St Nicholas.

c. Proposed development of the allocated land would seriously erode the architectural and historical significance of St Nicholas and would, clearly, contradict the Vale of Glamorgan Council's policy for conservation areas which states:

- A Conservation Area is an area of special architectural or historic interest, the character or appearance of which it is desirable to preserve or enhance.
- The Council has a duty to identify areas within the Vale of Glamorgan that have a character worthy of protection and to designate them as Conservation Areas.
- We are then required by law to formulate policies and proposals for their preservation and enhancement.

d. A housing development of this scale would require major enhancement of the village infrastructure, particularly in terms of sewerage, water and the other essential utilities.

Representor ID and details: 3925/DP1 Mrs E E O'Hagan

- e. The lack of basic services in St Nicholas (paragraph b above refers), such as a surgery and shopping facilities, would cause hardship to the new residents — in particular to those in affordable housing.
 - f. The school in St Nicholas would be unable to meet the resultant significant increased demand for places.
 - g. The proposed development would intrude into open country and would result in a loss of agricultural land. There would be a narrowing of the green gap between Cardiff and St. Nicholas and a significant and unnecessary increase in urbanization.
 - H. The proposal to have 50 dwellings and associated development on the allocated land would result in housing of a much greater density than currently exists in this conservation village and would simply overwhelm the village.
 - i. Access to the busy A48 by significant numbers of vehicles from any proposed development on the allocated land would be very difficult and would require special measures to be taken to cope the resultant increased traffic flow. This is particularly relevant in view of the forthcoming handover of the Duffryn House site to National Trust and that organization's expectation that their new site will attract 250,000 visitors per annum, the vast majority routing via the A48.
 - j. The scenic approach into St. Nicholas from the east would be significantly impaired. Furthermore, development of the allocated land on the scale envisaged would mean that St Nicholas would no longer be an attractive 'Gateway' to the beautiful Vale of Glamorgan and a welcoming transition from the sprawling urbanization of Cardiff.
-

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3926/DP1 Dr KA Broadbent & Mrs G. Broadbent

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on? Policy Number: Paragraph Number: Proposal Map: Constraints Map Appendices:

.....

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan? New Policy: Amended Policy: New Paragraph: Amended Paragraph: New Or Amended Site: Other (see Notes):

Unanswered Unanswered Unanswered Unanswered Unanswered Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Dear Sir,

Introduction

Colwinston is a small farming village, designated as a Conservation Area. A group of 60 houses would contravene many policies reviewed and approved by the Vale Council in 2009. Accordingly this allocation would have a negative impact in the Conservation Area.

The main service in the village is St David's Church in Wales Primary School, with some capacity for 20 pupils.

Although the village does not lie within a C2 Flood Zone there can be substantial water drainage. Local knowledge should be sought before decisions are taken.

The lack of a decent public transport service indicates that almost all households have at least one car which could lead to 60-100 additional cars very possibly dangerous.

Road Traffic- Village lanes are in need of repair with numerous large potholes having to be filled on a regular basis.

1. Assessment for Development- Without employment opportunities in the area this development will lead to Colwinston being/becoming merely a commuter suburb for Cardiff, Swansea and elsewhere.
2. To maintain, promote and enhance the range of local facilities- The development will do none of these things.
3. To maintain and improve access for all- Colwinston has inadequate bus service.
4. Reduce the causes of deprivation- None of the criteria used under this objective are met.
5. To maintain, protect and enhance community spirit- The site will reduce the amount of open space which is part of the character of this village.
6. To minimise the causes and effects of climate change- The site is not suitable
7. To minimise waste- This will not be the case since the development will increase the village size.
8. To use land effectively and efficiently- The site is immediately adjacent to a Conservation Area and 60 houses would impact that area.
9. To protect and enhance the built environment and natural environment- The proposed site is immediately adjacent to the designated Conservation Area and will spoil the character and open nature of the village.
10. To provide high quality environment within all new developments- The high quality environment already exists. It is the proposed development that has the potential to degrade that situation. The authority's justification that a positive score is regarded is weak.
11. To protect, enhance and promote the quality and character of the Vale of Glamorgan's culture and heritage- As with 9 above the objective here cannot possibly be achieved and will have a detrimental effect on the village.
12. To reduce the need to travel- The village has a very limited bus service.

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by
Representation ID No.)

Representor ID and details: 3926/DP1 Dr KA Broadbent & Mrs G. Broadbent

Yours sincerely,
Dr K A Broadbent & G Broadbent

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3927/DP1 C Auterson

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
M	<input type="checkbox"/>	0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(15). . . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to rear of Heol-y-Felin estate, Llantwit Major Site Reference: MG2(15)

3e - Please set out your representation below:

Draft response 17.3.2011

Part 2 - Tick - I think the plan is unsound and should be changed.

Part2b

Part 3

a) Policy No MG2(15)

b) Yes

3c. A new, deleted or amended site

3d. No

Site Name: Land to the rear of Heol-Y-Felin estate, Llantwit Major (reserve site)

Site reference: MG2(15)

3e

Housing Requirement

Policy MG1 states that the housing requirement is for 9,950 dwellings in the plan period, with priority being given to brownfield and committed sites. Proposing reserve housing site MG2(15) is of great concern as it is a Greenfield site and its proposed allocation as a potential reserve housing site is clearly inconsistent with the council's strategy. The additional potential dwellings (345) are not required to meet the housing requirement figure based on the Welsh Government Population projections for the Vale of Glamorgan during the plan period.

Any contingences or reserve housing sites should be based on brownfield sites, sites with extant planning permission, small sites, windfall sites, allocations within the adopted UDP, rather than on Greenfield sites which is also contrary to national policy.

Settlement boundary

The existing settlement boundary along Heol-y-Felin/Nant-yr-Adar, Llantwit Major, as defined in the adopted UDP (refer to proposals map) should not be amended and should be retained.

Para 4.1.5 of the adopted UDP recognises that "Llantwit Major has accommodated a great deal of new housing development and therefore the UDP does not allocate any further land for residential use as it is considered that this would adversely affect the setting and character and would be contrary to the aims and objectives of Planning Policy Wales".

Amending the settlement boundary to allow for reserve housing development to the south of Llantwit Major will allow for an unacceptable intrusion into the rural landscape which is contrary to para 4.4.65 of the

Representor ID and details: 3927/DP1 C Auterson

adopted UDP which states "New housing outside the defined settlement boundary often creates unacceptable intrusions into the rural landscape. New dwellings in the countryside also can place an unacceptable burden on local services". Any new housing in this location MG2[15] would place an unacceptable burden on existing local services.

For the countryside to remain undeveloped and its attractive appearance protected, new residential development outside the current defined UDP settlement boundary must not be permitted as a precedent will be set for future residential development which will have adverse impact on the character and environment of the area adjacent to Hodnant Brook

Glamorgan Heritage Coast

The proposed reserve housing site forms part of the Glamorgan Heritage Coast as defined in the adopted UDP. The site should be retained as heritage coast to be preserved and enhanced. It should be allocated under Policy MG27 in the Draft Local Plan. Paragraph 7.104 states, "the designation of the Glamorgan Heritage Coast recognises its national importance as an area of attractive undeveloped coastline. The objective of the designation is to ensure that the special character and natural beauty of the coastline are protected and improved while enabling and enhancing its enjoyment and facilitating its continued use for agriculture and other established and appropriate economic activities."

The adopted UDP states "the special environmental qualities of the Glamorgan Heritage Coast will be conserved and enhanced" "the area will be treated as a remote zone with priority being given to agriculture, landscape and nature conservation." (Policy ENV5). Para 3.4.15 says "the designation of the Glamorgan Heritage Coast recognises its national importance as an area of attractive undeveloped coastline. The objective of the designation is to ensure that the undeveloped character of the coastline is conserved and to enable the provision of appropriate recreational facilities". The proposed allocation of site MG2[15] is therefore contrary to adopted policy ENV5.

Planning Policy Wales 2002 requires the LPA to consider the environment in the widest sense in plan preparation and to assess the likely environmental impact of the proposal on the natural environment (para 5.1.1).

The proposal is also contrary to Para 3.4.16 of the adopted UDP which states, "strong pressure for new development, especially residential development, exists'.... "However, the undeveloped unspoilt nature of the coastline is fundamental to the Glamorgan Heritage Coast. If the sense of isolation and natural scenery is to be retained it is considered important to strictly control new development."

The Council recognise that the site is elevated and any potential development would be inland looking in parts'. The proposed allocation MG2[15] is agricultural land and any proposal to develop would have an unacceptable adverse visual impact on the landscape quality of the Glamorgan Heritage Coast. PPW similarly places emphasis on the importance of retaining agricultural land. Proposed site MG2(15) should therefore be deleted from the emerging Local Plan.

Open Space and Nature Conservation

Open spaces with significant amenity value should be protected from development. The area adjacent to Hodnant Brook is rich in nature conservation and there is evidence of protected species, including badgers and bats, which are frequently seen by residents of Heol-y-Felin. The site has been used informally for recreational purposes by the existing local community since the Heol-y-Felin estate was built in the 1970s. A full biodiversity assessment is required in order to appreciate the rich diversity of the existing landscape and habitat of this area. Proposed allocation of this site would encroach upon the habitat of protected species.

National Policy

National Planning Policy set out in Planning Policy Wales 2002 emphasises the importance of re-using Brownfield sites in order to minimise the take up of Greenfield sites. Also that any proposed residential development has access to a range of services. The degree of impact on the environmental character and appearance of the area, biodiversity and other environmental assets/resources needs to be fully assessed. The Council accepts that this is still required and therefore the site MG2[15] has been proposed prematurely. The extent of any physical constraints and impact on existing infrastructure such as water supply, drainage and sewer capacities need more detailed assessment and should be deleted from the emerging Local Plan.

Emphasis for future residential development should be allocated on brownfield sites and within established settlement boundaries and should not be allocated on sites outside adopted UDP settlement boundaries, or on Greenfield sites, in advance of further consideration being given to sites likely to be identified as having potential for future

Candidate Site

The site has been put forward as a result of the Candidate Site consultation exercise undertaken between 4 December 2006 and 31 January 2007. The willingness of the owner to release the site for development has taken precedence over the views of the existing local Heol-y-Felin/Nant-yr-Adar community.

The role of planning has changed since the candidate site exercise was undertaken and the current government now places greater emphasis on the important role of the community in planning. The Localism Act 2011 encourages Local Planning Authorities to work more closely with local communities. This Act passes significant new rights direct to communities and individuals, making it easier for them to get things

Representor ID and details: 3927/DP1 C Auterson

done and achieve their ambitions for the place where they live.

The candidate site consultation exercise was undertaken at a time when "planning did not give members of the public enough influence over decisions that make a big difference to their lives"... "Power was exercised by people who were not directly affected by the decisions they were taking. This meant understandably, that people often resented what they saw as decisions and plans being foisted on them". (Localism Act 2011).

The Localism Act contains provisions to make the planning system clearer, more democratic, and more effective. As Site MG2[15] was put as a result of the candidate site consultation it should not be included within the Deposit Local Plan, as the current Government thinks that local communities should have genuine opportunities to influence the future of the places where they live, rather than leaving people feeling 'done to' and imposed upon, which is the very opposite of the sense of participation and involvement.

Deletion of proposed allocation MG2[15]

The Constraints Map shows part of the site to lie within Flood Zone C2. The settlement boundary to the south of Llantwit Major has been amended to allow for the proposed allocation of this reserve housing site prematurely. There are too many unknown factors and the existing local established community of Heol-y-Felin/Nant-yr-Adar would experience a worsening of their environment and quality of life.

The potential implications of the proposed development on nature conservation, biodiversity, loss of amenity and open space, adverse affect on the amenity and character of the existing environment of the residential area of Heol-y-Felin and Nant-yr-Adar, by virtue of noise, additional traffic and visual intrusion. The likely impact on community facilities; utility services; C2 flood zone; potential archaeology; local highway network and landscape are all unknown. There is little doubt that the proposal would place pressure on the existing residential development as part of the current consultation exercise of the Deposit Local Plan.

Supporting Background Document

Site MG2[15] lies within a Landscape Character Area(LCA 7) which is one of the key background documents to support the deposit Local Plan. There is key policy and management issues relating to this site as defined In the document. The proposed allocation of MG2[15] as a reserve housing site is therefore contrary to the Deposit Local Plan Supporting Documents Background Paper, in which the site is designated Heritage Coast Hinterland (Landscape Character Area 7), as defined by the Vale of Glamorgan Designation of Special Landscape Areas, Final Report, August 2008. This LCA designation also reflects the site's designation within the adopted UDP

Open Space Background Paper, November 2011 states typology of open spaces included in TAN16 details that coastal land should be considered as a component of the natural and semi-natural greenspace available within an area and the CCW guide makes reference to contribution that the coast and in particular urban coast can make to quality of life and natural experience. The proposed allocation of site MG2[t5] is contrary to this policy.

Llantwit Major is deficient in provision of open space (refer to Table 6, p26)

-1S.S5ha (provision including common land)

-16.51ha (provision excluding common land)

Natural and semi-natural greenspace provides a number of benefits to an area in which they are located. They make an important contribution to the quality of the environment and to quality of life in urban areas and are valued by the existing local community and provide important refuges for wildlife. This reflects the council's strategic context (para 10.2.4. page 23). Allocation of MG2 [15] is contrary to this.

The visual contribution of the open space and the natural conservation of the area adjacent to Hodnant Brook, in addition to the area's amenity value must be taken into account in ensuring the area remains outside of the settlement boundary and is protected from inappropriate development, especially residential, which would have a adverse visual affect on the well established views from the existing residential properties Heol-y-Felin and Nant yr-Adar.

Local road network specifically the Heol-y-Felin estate, but also Ham Lane East and existing community facilities.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Delete site MG2 (15) - land to the rear of Heol-y-Felin Estate, Llantwit Major.

Allocate site MG2 (15) as Heritage Coast (Policy MG27).

Amend settlement boundary to the south of Llantwit Major to follow Heol-y-Felin/Nant-yr-Adar which continues to reflect the settlement boundary as defined in the adopted UDP.

Representor ID and details: 3927/DP1 C Auterson

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3928/DP1 Mrs Ann Griffiths

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(15).	MG2. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? No (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to rear of Heol y Felin Estate Llantwit Major Site Reference: MG2 (15)

3e - Please set out your representation below:
Housing Requirement

Policy MG1 states that the housing requirement is for 9,950 dwellings in the plan period, with priority being given to brownfield and committed sites. Proposing reserve housing site MG2(15) is of great concern as it is a Greenfield site and its proposed allocation as a potential reserve housing site is clearly inconsistent with the council's strategy. The additional potential dwellings (345) are not required to meet the housing requirement figure based on the Welsh Government Population projections for the Vale of Glamorgan during the plan period.

Any contingences or reserve housing sites should be based on brownfield sites, sites with extant planning permission, small sites, windfall sites, allocations within the adopted UDP, rather than on Greenfield sites which is also contrary to national policy.

Settlement boundary

The existing settlement boundary along Heol-y-Felin/Nant-yr-Adar, Llantwit Major, as defined in the adopted UDP (refer to proposals map) should not be amended and should be retained.

Para 4.1.5 of the adopted UDP recognises that "Llantwit Major has accommodated a great deal of new housing development and therefore the UDP does not allocate any further land for residential use as it is considered that this would adversely affect the setting and character and would be contrary to the aims and objectives of Planning Policy Wales". Amending the settlement boundary to allow for reserve housing development to the south of Llantwit Major will allow for an unacceptable intrusion into the rural landscape which is contrary to para 4.4.65 of the adopted UDP which states "New housing outside the defined settlement boundary often creates unacceptable intrusions into the rural landscape. New dwellings in the countryside also can place an unacceptable burden on local services". Any new housing in this location M62[15] would place an unacceptable burden on existing local services.

For the countryside to remain undeveloped and its attractive appearance protected, new residential development outside the current defined UDP settlement boundary must not be permitted as a precedent will be set for future residential development which will have adverse impact on the character and environment of the area adjacent to Hodnant Brook

Glamorgan Heritage Coast

The proposed reserve housing site forms part of the Glamorgan Heritage Coast as defined in the adopted UDP. The site should be retained as heritage coast to be preserved and enhanced. It should be allocated under Policy MG27 in the Draft Local Plan. Paragraph 7.104 states, "the designation of the Glamorgan Heritage Coast recognises its national importance as an area of attractive undeveloped coastline. The objective of the designation is to ensure that the special character and natural beauty of the coastline are protected and improved while enabling and enhancing its enjoyment and facilitating its continued use for agriculture and other established and appropriate economic activities."

Representor ID and details: 3928/DP1 Mrs Ann Griffiths

The adopted UDP states "the special environmental qualities of the Glamorgan Heritage Coast will be conserved and enhanced" "the area will be treated as a remote zone with priority being given to agriculture, landscape and nature conservation." (Policy ENV5). Para 3.4.15 says "the designation of the Glamorgan Heritage Coast recognises its national importance as an area of attractive undeveloped coastline. The objective of the designation is to ensure that the undeveloped character of the coastline is conserved and to enable the provision of appropriate recreational facilities". The proposed allocation of site MG2[15] is therefore contrary to adopted policy ENV5.

Planning Policy Wales 2002 requires the LPA to consider the environment in the widest sense in plan preparation and to assess the likely environmental impact of the proposal on the natural environment (para 5.1.1).

The proposal is also contrary to Para 3.4.16 of the adopted UDP which states, "strong pressure for new development, especially residential development, exists"... "However, the undeveloped unspoilt nature of the coastline is fundamental to the Glamorgan Heritage Coast. If the sense of isolation and natural scenery is to be retained it is considered important to strictly control new development."

The Council recognise that the site is elevated and any potential development would be inland looking in parts'. The proposed allocation MG2[15] is agricultural land and any proposal to develop would have an unacceptable adverse visual impact on the landscape quality of the Glamorgan Heritage Coast. PPW similarly places emphasis on the importance of retaining agricultural land. Proposed site MG2(15) should therefore be deleted from the emerging Local Plan.

Open Space and Nature Conservation

Open spaces with significant amenity value should be protected from development. The area adjacent to Hodnant Brook is rich in nature conservation and there is evidence of protected species, including badgers and bats, which are frequently seen by residents of Heol-y-Felin. The site has been used informally for recreational purposes by the existing local community since the Heol-y-Felin estate was built in the 1970s. A full biodiversity assessment is required in order to appreciate the rich diversity of the existing landscape and habitat of this area. Proposed allocation of this site would encroach upon the habitat of protected species.

National Policy

National Planning Policy set out in Planning Policy Wales 2002 emphasises the importance of re-using Brownfield sites in order to minimise the take up of Greenfield sites. Also that any proposed residential development has access to a range of services. The degree of impact on the environmental character and appearance of the area, biodiversity and other environmental assets/resources needs to be fully assessed. The Council accepts that this is still required and therefore the site MG2[15] has been proposed prematurely. The extent of any physical constraints and impact on existing infrastructure such as water supply, drainage and sewer capacities need more detailed assessment and should be deleted from the emerging Local Plan.

Emphasis for future residential development should be allocated on brownfield sites and within established settlement boundaries and should not be allocated on sites outside adopted UDP settlement boundaries, or on Greenfield sites, in advance of further consideration being given to sites likely to be identified as having potential for future

Candidate Site

The site has been put forward as a result of the Candidate Site consultation exercise undertaken between 4 December 2006 and 31 January 2007. The willingness of the owner to release the site for development has taken precedence over the views of the existing local Heol-y-Felin/Nant-yr-Adar community.

The role of planning has changed since the candidate site exercise was undertaken and the current government now places greater emphasis on the important role of the community in planning. The Localism Act 2011 encourages Local Planning Authorities to work more closely with local communities. This Act passes significant new rights direct to communities and individuals, making it easier for them to get things done and achieve their ambitions for the place where they live.

The candidate site consultation exercise was undertaken at a time when "planning did not give members of the public enough influence over decisions that make a big difference to their lives"... "Power was exercised by people who were not directly affected by the decisions they were taking. This meant understandably, that people often resented what they saw as decisions and plans being foisted on them". (Localism Act 2011).

The Localism Act contains provisions to make the planning system clearer, more democratic, and more effective. As Site MG2[15] was put as a result of the candidate site consultation it should not be included within the Deposit Local Plan, as the current Government thinks that local communities should have genuine opportunities to influence the future of the places where they live, rather than leaving people feeling 'done to' and imposed upon, which is the very opposite of the sense of participation and involvement.

Deletion of proposed allocation MG2[15]

Representor ID and details: 3928/DP1 Mrs Ann Griffiths

The Constraints Map shows part of the site to lie within Flood Zone Cl. The settlement boundary to the south of Llantwit Major has been amended to allow for the proposed allocation of this reserve housing site prematurely. There are too many unknown factors and the existing local established community of Heol-y-Felin/Nant-yr-Adar would experience a worsening of their environment and quality of life.

The potential implications of the proposed development on nature conservation, biodiversity, loss of amenity and open space, adverse affect on the amenity and character of the existing environment of the residential area of Heol-y-Felin and Nant-yr-Adar, by virtue of noise, additional traffic and visual intrusion. The likely impact on community facilities; utility services; C2 flood zone; potential archaeology; local highway network and landscape are all unknown. There is little doubt that the proposal would place pressure on the existing residential development as part of the current consultation exercise of the Deposit Local Plan.

Supporting Background Document

Site MG2[15] lies within a Landscape Character Area(LCA 7) which is one of the key background documents to support the deposit Local Plan. There is key policy and management issues relating to this site as defined In the document. The proposed allocation of MG2[15] as a reserve housing site is therefore contrary to the Deposit Local Plan Supporting Documents Background Paper, in which the site is designated Heritage Coast Hinterland (Landscape Character Area 7), as defined by the Vale of Glamorgan Designation of Special Landscape Areas, Final Report, August 2008. This LCA designation also reflects the site's designation within the adopted UDP

Open Space Background Paper, November 2011 states typology of open spaces included in TAN16 details that coastal land should be considered as a component of the natural and semi-natural greenspace available within an area and the CCW guide makes reference to contribution that the coast and in particular urban coast can make to quality of life and natural experience. The proposed allocation of site MG2[t5] is contrary to this policy.

Llantwit Major is deficient in provision of open space (refer to Table 6, p26)

-1S.S5ha (provision including common land)

-16.S1ha (provision excluding common land)

Natural and semi-natural greenspace provides a number of benefits to an area in which they are located. They make an important contribution to the quality of the environment and to quality of life in urban areas and are valued by the existing local community and provide important refuges for wildlife. This reflects the council's strategic context (para 10.2.4. page 23). Allocation of MG2 [15] is contrary to this.

The visual contribution of the open space and the natural conservation of the area adjacent to Hodnant Brook, in addition to the area's amenity value must be taken into account in ensuring the area remains outside of the settlement boundary and is protected from inappropriate development, especially residential, which would have a adverse visual affect on the well established views from the existing residential properties Heol-y-Felin and Nant yr-Adar.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Delete Site MG2(15) - Land to the rear of Heol-y-Felin Estate, Llantwit Major.

Allocate site MG2(15) as Heritage Coast (Policy MG27).

Amend settlement boundary to the south of Llantwit Major to follow Heol-y-Felin/Nant-yr-Adar which continues to reflect the settlement boundary as defined in the adopted UDP.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3930/DP1 Herbert R Thomas LLP, FAO Lucy Welch

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
21/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Sound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2. MG2(7)	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Yes	Unanswered	Yes	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land to the South West of Waycock Cross Site Reference:

3e - Please set out your representation below:
 Re: Deposit Draft Local Development Plan Representation- Land to the south west of Waycock Cross (Policy MG2 (7))

We would like to raise a query regarding discrepancies with policy MG2 (7) and the size of the land which has been proposed for residential development to the south west of Waycock cross, Barry.

Policy MG2 itself makes reference to a 19.03 ha parcel of land which is providing development land for 210 dwellings. This is a density which is far lower than the 30 dwellings per hectare in a key, primary or service centre settlement which is stated in policy MG8 of the Draft Deposit LDP. For this reason, the inclusion of the site into the LDP at these densities is unfeasible; the number of residential units proposed needs to be readdressed.

Contrary to this, page 124 of the Draft Deposit LDP which gives more detail on each of the land allocations as shown on the proposals map, has a completely different figure of 6.98ha for the size of the site. The narrative for the strategic sites section states the following:

"This 6.98 hectare Greenfield site is located north west of Barry and south west of Weycock Cross (sic) and adjoins the Cwm Ciddy Hotel. Development of this site is expected to deliver 570 dwellings with a 30% affordable housing requirement."

Further to the density query above, the figure of 570 dwellings on a parcel of land which measure 6.98 ha does not seem feasible and would ultimately result in overdevelopment of the site. We are requesting clarification as to which of the two density figures is correct, and which of the two sizes of the site replicates exactly what has been put forward in the deposit LDP.

There needs to be a clarification as to the correct site boundary for the site, and whether the parcel of land measures 19.03 ha or 6.96 ha as show in two different sections of the plan.

It is in our opinion vitally important to eradicate any confusion on this matter, as the construction of 570 dwellings on 19.03 ha would alter the current total unit figure from 7,721 in Policy MG2 to 8,081 (in line with the figure quoted in the land allocations section) with a difference of 360 dwellings.

Two parcels of land to the south of Waycock Cross were submitted as candidate sites in the first round of the consultation process, and when added together would give the total figure 19.03 ha. We would like to see both sites included in the Local Development Plan, which would benefit the area by providing a significant housing stock allocation of 570 dwellings in the key settlement of Barry.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3931/DP1 Ms Julie Watkinson

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
19/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(21).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Firstly I wish to say I would not have known about either of these applications which seem to have been very poorly posted for any public consultation.

As a resident of Llandough since 1981 I feel I must write to protest at these two new proposed developments. Llandough is a fairly small community that has over the years unfortunately seen the decline of having no local shops and a bus service that is over subscribed, particularly at rush hours, never runs on time and considering we have a main hospital in Llandough only runs a 2 hourly bus service on a Sunday from 10.40am only up until 5.00pm, not much good for visiting times, etc. This is also compounded with the loss, some years ago, of no direct bus service from Llandough to Penarth. There is some random service offered once a day I believe by an independent bus company. I am not sure if anyone knows this exist and anyway it is only any good if you do not have any specific times that you would need to be in Penarth for. I can also tell you that Cogan station for anyone who uses public transport everyday to go to work, which I do from Llandough to UHW, is completely no good as you have a 20 min walk to the station and the same the other end and in the winter time it gets worse in the dark and the bad weather. The existing residents of Llandough already have a poor infrastructure which is as you can see is in decline.

My point to all of these issues is how can the Council consider allowing the building of these developments with no infrastructure in place. The local school and nursery would have extra pressures from all these new potential residents on already limited resources. There would be extra traffic and cars on Penlan Road and Penarth Road on already over used and very busy stretches of Road. The poor public transport links are already not sufficient let alone adding to the number of users. I have grave concerns that none of these issues have been thought through properly, if at all, and all these developments will take place without any of these hugely important issues being addressed.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3932/DP1 A Morgan

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? Written
02/04/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Yes C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
49. . . .	5.11. . . .	. . . . MG2 (30) & Residential allocations table	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Yes	Unanswered	Yes	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: The Garden Emporium, Fferm Goch Site Reference: ID 30 (Draft LDP)

3e - Please set out your representation below:

The Deposit Plan for the building of 40 houses on the Garden Emporium site at Fferm Goch should be amended back to the original allocation of 12 houses per the LDP draft plan. It does not comply with the tests of "soundness" for the following reasons:

- P1
There has been no consultation with the Community Involvement Scheme:
i) Neither the local primary school nor the LEA were consulted.
ii) The local Community Council of Llangan was not consulted.
- C2
It does not have regard to National Policy
i) The infrastructure is not in place to cope with the possibility of a significant increase in the number of pupils at the local primary school.
ii) The original planning for 12 houses stipulated no more than 2 means of access, off the heavily used road linking the A48 and M4, each access served by 8 and 4 dwellings maximum respectively. An increase to 40 dwellings will increase the traffic significantly.
iii) The increase to 40 houses is more than doubling the size of the current Fferm Goch site and will have an overwhelming impact on the current small community. Over-development of the site will not help promote community spirit and has been the basis on which the Council has previously rejected proposals for 42 and 24 houses here.
- CE2
i) Fferm Goch is not a Minor Rural Settlement as there are too few dwellings. Any increase should be done respective of the current size of Fferm Goch and should not overpower it.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Policy MG2 & Residential allocations table – The number of houses allocated to The Garden Emporium, Fferm Goch should be amended from 40 to 12.

Section 5.11 – Fferm Goch should be deleted from the list of Minor Rural Settlements.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3932/DP2 A Morgan

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Yes C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Yes CE3 - Yes CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG9. MG2. . .	6.49. 6.52. 7.41. 7.44.	. . . . . MG9	. . . . . Feb 2012	Appendix 9 - Supporting Documents. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land east of Llanagan Site Reference: MG 9 / ID 22 Appendix 1

3e - Please set out your representation below:
The proposed Gypsy & Traveller site at Llanagan should be removed from the LDP draft plan as it does not conform with the following tests of soundness:

- P1
There has been no consultation with the Community Involvement Scheme:
- In the case of the local primary school, the infrastructure is not in place to cope with the possibility of a significant increase in the number of pupils and relative to the size of the school, the possible number of transient pupils could have a detrimental unstable influence.
 - Access to the proposed site by emergency vehicles would be a hazardous issue in itself and I understand the Emergency Services have not been consulted.
- C2
It does not have regard to National Policy (Welsh Government Circular (30/2007): Designing Gypsy and Traveller Sites Good Practice Guide
- Llanagan is not within reasonable walking distance of any facilities and services the Gypsy and Traveller Community may require, such as shops and health care centres.
 - There are insufficient footpaths to make walking practical and the narrow country lanes with no street lighting constitute a dangerous hazard.
 - The proposal for 6 permanent and 15 transit pitches is excessive in scale – an increase in village size by 60%
- CE2
- Vehicular access falls short of the minimum requirement and the site does not have "good highway access".
 - The needs of the Gypsy and Traveller Community, as identified in the Fordham report (a study undertaken by the Vale of Glamorgan Council), are not met with this proposal. The Gypsy and Traveller Community want small sites located on the fringes of larger communities – Llanagan is an isolated rural site with restricted access to services and facilities as noted earlier (C2)

Representor ID and details: 3932/DP2 A Morgan

3. The site is a Special Landscape Area

4. The site is adjacent to a Conservation Area with a specific requirement to protect the view from the edge of the conservation area over the proposed site. It is the statutory duty of the Local Authority to ensure that the character of the area is preserved or enhanced.

CE3

1. There is no proposal for management of the site by the Council – is it to be left to its own devices with no support? The infrastructure is not in place.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The proposed Gypsy traveller site at Llangan (Policy MG9) should be removed from the LDP draft plan.

The VOG should identify a site that has been assessed in accordance with a relative sustainability appraisal and thus meets the requirements of the Gypsy community per the 2008 Fordham report.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3933/DP1 R H Bradshaw

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Email	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(13).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
 Being at work all day I do not have the time to study your Delivery Agreement, Community Involvement Scheme, Wales Spatial Plan and all the rest of it so have not completed part 2 of your Representation Form. I do however have views on your proposals for Cowbridge, and these are as follows:-

St.Athan Road.

Another 100 houses on St.Athan Road, never mind the two old school sites and the market, will produce another 100 – 200 cars. There is not room in the town for these. They will cause long hold-ups at the traffic lights at Eastgate because most people will work in Cardiff or Bridgend so will have to go through the lights to get to Cardiff, or create a rat run along Broadway and Constitution Hill - narrow and steep in places - to go to Bridgend.

You should not be allowed to expand the boundary of the town simply by using the modish euphemism "affordable", whatever that word may mean. (Who can afford an unaffordable house anyway?)

Sheep market.

There is little enough parking as it is, and what there is fills up rapidly. If the market site goes for housing not only will this produce yet more cars passing through the town but there will be even less space for shoppers to park. You may say that the Waitrose site will compensate but I cannot imagine that company being happy for people to use its car park and then shop elsewhere.

Generally.

There should be an absolute prohibition on building on agricultural land as long as there are sites like Ely paper mill, which has been derelict for years. We have little enough food security as it is. If you say that that site is part of Cardiff's allocation then the allocation should be changed until such sites have been used up.

Something meaningful should be done to restrict immigration. Intentionally or not Labour lost control of this and we are suffering the consequences now, and not only in Cowbridge but the whole of the UK

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Representor ID and details: 3933/DP1 R H Bradshaw

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3934/DP1 Jeremy & Elba Sweetman

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(19). MG2(20).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Vale of Glamorgan Local development Plan 2011 - 2025

We refer to the above plan and our comments are as follows.

As residents of Dinas Powys we wish to express our concerns on the implications for the local roads network posed by the additional housing that is being proposed. We would also highlight that the relevant Sustainability Appraisal Report details very similar concerns to our own and that no mitigation measures have been yet provided or proposed by the Vale of Glamorgan.

It is proposed that a minimum of 400 additional houses will be built on the St Cyres annexe site and also at Caerleon Road. Both of these sites are on the Murch side of our community, which is served by only two access points to the main road (A4055). Both of these junctions, namely the Infants School traffic signals and the junction of Cross Common Road with the A4055, are already heavily congested at peak times and the latter has a small bridge of restricted width.

The additional 400 houses would generate between 600 and 800 additional cars requiring regular access onto the A4055. The additional traffic would have a profound and adverse impact on the community as the existing roads are often severely congested now.

Furthermore the above plan includes many other housing developments in this part of the Vale of Glamorgan, for example 2,000 at the Waterfront in Barry. Much of the traffic from these developments will almost certainly pass through Dinas Powys to reach Cardiff. The Sustainability Appraisal Report highlights that the majority of residents work outside of the Vale and that retail services within the Vale for residents are declining most likely requiring more additional journeys along the A4055 by residents for shopping purposes.

It is essential that major improvements to the highways infrastructure are made before hundreds of additional houses are added in Dinas Powys and hundreds more elsewhere in the Vale that will generate higher traffic flows along the A4055. Serious measures to encourage drivers to switch to the railway network are also no longer overdue.

Finally we have been systematically misled by the team for St Cyres School who have been promoting the merging of the two sites. When the scheme was first mooted it was clearly stated at the initial meetings that the St Cyres site at Dinas Powys was protected by a covenant requiring that it continued to be used in perpetuity for educational or recreational purposes. Clearly this was deliberate misinformation or a means of circumventing the covenant has since been identified by the Vale of Glamorgan Council. This kind of behaviour might be anticipated in a "banana republic" but is not what we would expect from a Borough Council and a state funded educational establishment in Wales.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

Representor ID and details: 3934/DP1 Jeremy & Elba Sweetman

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3935/DP1 PA & RB Crouch

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(19). MG2(20).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

As residents of Dinas Powys we wish to express our concerns over the proposed additional housing plans.

We already tolerate extremely difficult traffic conditions when trying to get out of our area.

The additional planned housing in Caerleon Road will obviously bring extra traffic through Castle Drive. This is already a very difficult road to negotiate, due to it being a road with lots of bends, and street parking. We feel at the present time, that it is an accident waiting to happen; this can only be made much worse, if additional traffic is added, due to the new proposed housing.

We also have the shops at the Murch end of Castle Drive, including a new Tesco Extra, which has brought further traffic. This is a difficult area to negotiate, and then we then have to confront Murch Bridge and the traffic lights, to often join a queue on the Cardiff Road up to the Merrie Harrier junction.

The prospect of the extra traffic that must come from the proposed new housing on the St Cyres site, plus the Caerleon Road proposed housing, fills us with despair.

The only other access to the Murch area is via the bridge from the Barry Road. This is totally inadequate for the amount of traffic that uses it now, and can only get worse if these plans are instigated.

We ask that great consideration is given to the infrastructure of the area, and that this will be improved before additional housing is considered.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3936/DP1 Mr D Thomas

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2.

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Born and bred in Cardiff, it was always the dream of my wife and I to live in Dinas Powys and we achieved our dream fifteen years ago. We have always thought that the services provide by the V o G council are far better than that of Cardiff's and have been very impressed with things like refuse collection, litter picking, and gritting in bad weather.

But this idea of building hundreds of new houses on various sites in the Vale really needs to be thought through. We all understand that the need for housing has increased over the last few years, and that people are entitled to expect housing to be available. But the impact on the roads, especially in Dinas Powys, will be a major concern. Go to the junction of Cardiff Road and Murch Road, or the Merrie Harrier traffic lights any rush hour to see what's happening, long queues of frustrated motorists. In fact, go there at other times of the day too, and you'll often see traffic backed up from the Merrie Harrier lights, back as far as Eastbrook station as happened to me last Monday at 2.15 in the afternoon. Then having got through that bottleneck, slap up against a long queue to the Baron's Court traffic lights.

Now, with these new developments, the traffic is going to be a lot worse. I don't pretend to know the answer, but then I don't get paid to work these thing out. But what I DO know is that the answer is NOT to bung traffic lights, and road "calmings" all over the place, but surely a new road to take this extra traffic into Cardiff, for that's where everyone seems to head.

I understand that for every new house built, the council receives more council tax, but get the road system sorted for heaven's sake.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3937/DP1 Mr D L Llewellyn

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <input type="checkbox"/> Written
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG9. MD12. MG2. .	6.49. 7.41. . .	MG9. . . .	. . . . Feb 2012	Other - Not Listed. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land East of Llangan Site Reference: Site reference MG9/ ID 22 Appendix 1

3e - Please set out your representation below:

REPRESENTATIONS AGAINST ALLOCATION OF GYPSY & TRAVELLER SITE AT LAND EAST OF LLANGAN

TEST P1

The LDP has not been prepared in accordance with the Community Involvement Scheme, see below key points:

- The Emergency Services and Local Primary school have all confirmed that they have NOT been consulted on the proposed site MG9. The LEA confirmed they had not been consulted about the Gypsy site.
- Registered consultees have not been informed of the consultation stages.
- According to the Welsh Government's document 'Travelling to a better future' there is an onus on the LA to consult with its strategic partners in delivering Gypsy & Traveller sites. No consultation has taken place.
- Good practice (Welsh Government document 'Good Practice Design in designing Gypsy & Traveller sites') suggests that where Gypsy & Traveller sites are concerned the local community should be engaged as early as possible — we believe that the Council has undertaken the minimum consultation in terms of the LDP and insufficient consultation with respect to the Gypsy & Traveller site in accordance with best practice.

TEST P2

1. The Sustainability Appraisal is flawed and contradictory — the proposed sites do not meet with national policy in respect of sustainability. The allocation of Llangan is not consistent with previous Planning Rejections by the Council which considered sustainability (Bonvilston Sept 2011) and with similar determinations by the Planning Inspectorate (Pembroke Sept 2011).

2. The allocation of MG9 is not consistent with the proposed LDP policies.

TEST C1

The Land Use Plan (with regards to Gypsy & Traveller sites) does not relate to any strategy - The Housing Strategy is out dated and does not provide any structure for assessing Gypsy & Traveller needs or site location.

TESTC2

Representor ID and details: 3937/DP1 Mr D L Llewellyn

1. The Site allocation does not have regard to the following National Policy:

-Welsh Government Circular (30/2007):

- The site is RURAL and is "UNSUSTAINABLE" as there are no local services (no shops, food and drink outlets, doctor, dentist, Library, rail services or any main settlement within 5km etc). Llangan and Fferm Goch both score 0 points for local services in the evidence based assessment 'Sustainable Settlements Appraisal'
- The site would not comply with a RURAL EXCEPTION POLICY as it advocates that all pitches are accommodated on a RURAL site including transient pitches which would not comply with TAN 2.
- Any business operated from the site would be in contradiction of RURAL EXCEPTION guidance.
- The site allocation does not take into account the "SCALE" of the resident community. Llangan has a population of less than 100 with 35 homes and this proposal nearly doubles the size of the Hamlet.
- Example of similar site. In 2007 an application of the Sustainability issue was applied by the Planning inspector in Pembroke where an appeal was refused solely on this basis.
- The VOG Council has refused an application recently in Bonvilston on the basis of Sustainability and services in this case were closer to the site than in the case of Llangan proposal.

- Designing Gypsy and Traveller Sites Good Practice Guide — The site is too small; therefore cannot meet the needs identified in the LDP.

- The site measures 7400 m2 and could only accommodate 14 pitches without infrastructure (guidance is 500m2 per pitch plus refuse area; office; play area; infrastructure (roads etc)
- The access road to the site does not meet the minimum requirements for emergency vehicles (3.7m — it is actually 15m)
- The site access is poor and "unsafe" having extended walks (in excess of 800m to bus stop) along an unlit lane with no public footpath or street lighting.
- The proposal of 21 units on the site would restrict the ability of emergency vehicles to manoeuvre around the site.
- New sites grants are available (and cost should not be a material planning consideration).

-The guidance requires that sites are:

- sustainable — the Llangan site proposal is not
- equivalent to standards that would be expected for social housing in the settled community — This would not meet the standards and this site would not have been considered appropriate for development for residential in either the current or proposed plans
- have the effect of encouraging and developing good relations between Gypsies & Travellers and the settled community — the large scale of this proposal could mean that establishing good relations with the local community of Llangan would be unlikely and could also result in increased tensions in the community.
- based on WAG guidance of Design of Gypsy traveller sites the maximum number of pitches is 14, and the proposal at Llangan exceeds this number.

- Travelling to a Better Future

- Recommends that LA's engage with their Housing Association Partners to bring sites forward. The VOG Council has not done this.
- "Situating transit provision on residential Gypsy sites is not an option preferred by the Gypsy and Traveller community as this can lead to tensions among different family groups and make site management and maintenance very difficult." This creates a sense of "fear" within the settled Gypsy & Traveller community. The proposal is recommending that transient and permanent sites are co-located.

- Planning Policy Wales 2011

- The proposed site at Llangan is greenfield land, according to the definition of brownfield land set out in Figure 4 1 of PPW;
- it will not reduce the need to travel, due to the limited local service provision in close proximity to the site;
- offers very limited access to public transport facilities;
- is not large enough to provide ancillary facilities required to support a sustainable development as set out in paragraph 3.30 in accordance with Designing Gypsy and Travellers Sites Good Practice Guide;
- is located within a Special Landscape Area (SLA) and in close proximity to a Conservation Area. The assessment of the Llangan site incorrectly states that it is not within an SLA, so makes no reference to the sites proximity to the conservation area of Llangan. The location can be clearly seen from the conservation area.
- does not meet the identified needs of Gypsies and Travellers, in the Vale of Glamorgan (Fordham report 2008 - evidence);
- does not promote sustainable access to employment, shopping, education, health, community, leisure and sports facilities;
- does not maximise opportunities for community development and social welfare;
- does not foster social inclusion due to the isolated location of the site; and

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- does not contribute to improvements in health due to the isolation from services and facilities.

2. MG2. The draft policy MG 2 actively discriminates the Gypsy community by excluding them from the wider housing programme and potentially abuses their human rights. Policy MG 2 should be revised to allow the VOG to identify appropriate sites in the same way as Affordable Housing.

TESTC3

1. The policy does not have due regard to the Wales Spatial Plan.

- The key theme of the Wales Spatial Plan is achieving sustainable development through focusing new development in areas which have good access to key services and facilities. As there are no services surrounding the site the allocation of MG9 is not consistent with the objectives of the Wales Spatial Plan. The Gypsy site proposal fails Soundness test Consistency C3 because the policy does not have due regard to the Wales Spatial Plan.

TESTC4

1. The allocation of this site does not have regard to the relevant Community Strategy in the following respects:

- "The diverse needs of local people are met through the provision of customer focused, accessible services and information"- This cannot be achieved by the allocation of a non-accessible rural allocation.

- "Vale of Glamorgan residents and organisations respect the local environment and work together to meet the challenge of climate change"- The allocation of MG9 places heavy emphasis on the use of the car to access the most basic facilities — shops, health, education etc.

- "Older people are valued and empowered to remain independent, healthy and active. They have equality of opportunity and receive high quality services to meet their diverse needs"— All services are miles away and inaccessible to

the older community. The VERY POOR public transport system is located 1050m from the site and is in excess of the maximum distances as defined in the proposed LDP and "Manual for Streets".

- "People of all ages are able to access coordinated learning opportunities and have the necessary skills to reach their full potential helping to remove barriers to employment"—There is no employment opportunity near to the site.

The local primary school has confirmed that it is full and that its projections suggest that it doesn't have the capacity for such a large development (also consider the existing approval of 12 dwellings at Fferm Goch).

- The small local industrial unit has raised concerns in relation to the scale of the proposal.

TEST CE1

The Plan does not set out a coherent strategy in the following respects

- The Strategy makes the following statements:

The LDP will seek to provide a policy framework which: Manages the housing supply effectively in order to provide a range of good quality, affordable homes in sustainable locations

Reduces out commuting by providing opportunities for new housing, retail and employment development in accessible locations in the Vale of Glamorgan

The allocation of this rural site in open countryside does not meet this objective.

- The LDP also states its vision as being:

"Our Vision for the Vale of Glamorgan is a place:

That is safe, clean and attractive, where individuals and communities have sustainable opportunities to improve their health, learning and skills, prosperity and wellbeing and

Where there is a strong sense of community in which local groups and individuals have the capacity and incentive to make an effective contribution to the future sustainability of the area."

The allocation of this site in policy MG9 does not meet these objectives being in a rural location with inadequate facilities and transport links.

- The Allocation of this site in policy MG9 does not comply with the following objectives of the LDP:

-Objective 1: To sustain and further the development of sustainable communities within the Vale of Glamorgan, providing opportunities for living, learning, working and socialising for all. - The site's location would clearly not meet this objective.

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Objective 2: To ensure that development within the Vale of Glamorgan makes a positive contribution towards reducing the impact of and mitigating the adverse effects of climate change. - The allocation of this site will have entirely the opposite effect to this objective.

- Objective 3: To reduce the need for Vale of Glamorgan residents to travel to meet their daily needs and enabling them greater access to sustainable forms of transport. - The allocation of this site will have entirely the opposite effect to this objective.

- Objective 4: To protect and enhance the Vale of Glamorgan's historic, built, and natural environment. - The development of this site would not meet this objective: a planning refusal on an adjacent site in May 2002 stated "It is a proposal that would adversely affect the undeveloped rural character of the area"

- Objective 5: To maintain, enhance and promote community facilities and services in the Vale of Glamorgan - The local primary school has not been consulted, had they been it would have been recognised that the school does not have capacity, nor is it projected to have the capacity.

- Objective 7: To provide the opportunity for people in the Vale of Glamorgan to meet their housing needs- States that development of housing should be in sustainable locations - This is not. Furthermore, it brings into question POLICY MD12 which is discriminatory in that Gypsy & Traveller sites are treated differently from other housing allocations. An inclusive policy would see Gypsy & Traveller sites being assessed on the same basis as AFFORDABLE HOUSING and considered for ALL candidate residential sites in the LDP

- Objective 10: To ensure that development within the Vale of Glamorgan uses land effectively and efficiently and to promote the sustainable use and management of natural resources. The inappropriate use of finite resources can impact on the ability of future generations to fulfil their needs. The LDP through favouring the use of previously developed land and the sustainable use of natural resources of whatever kind and wherever they are located, will contribute to preserving their availability for future generations. - This is agricultural land in the Special Landscaped Area.

TEST CE2

The strategies, policies and allocations are not realistic and appropriate having considered relevant alternatives and are not founded on robust evidence:

1. The allocation of Llangan is purely on the basis of site ownership by the Vale and does not meet the requirement of Policy MD12.
2. The Gypsy & Traveller site assessment (anecdotal) conflicts with other evidence based background papers; specifically the Sustainable Settlement Appraisal. The SSA states 0 points for public transport but the Gypsy & Traveller site assessment states that public transport facilities are good.
3. The Gypsy Traveller site assessment states "good highway access", yet the access falls considerably short of the minimum requirement for vehicle access — the access lane is 2.5m wide, against a minimum requirement of 3.7m plus footpath of 1.2m.
4. The Gypsy Traveller site assessment does not reflect the current legal obligations of the VOG in respect of this site, yet the other site assessments highlight legal issues.
5. Several privately-owned sites were put forward as candidate sites for Gypsy & Traveller sites but were dismissed as they were not in Council ownership. Not being in council ownership should not be a reason to reject privately owned sites.
6. The key issue is that the site allocation does not reflect the identified need of the Gypsy & Traveller community as highlighted in the 2008 Fordham report.
7. The Gypsy Traveller site assessment suggests that Fferm Goch is the local settlement when Llangan is recognised in this and historic documents as the local settlement being only 150m from the proposed site. It appears that the council has also linking the site at Llangan to the Hamlet of Fferm Goch in order to increase the site assessment positive score.
8. The assessment makes no reference that the site is in a Special Landscape Area (SLA).
9. The assessment makes no reference that the site is adjacent to a Conservation Area, within the Conservation Management Plan for this area there is a specific requirement to protect the view from the edge of the conservation area over the proposed site. The proposed site is clearly visible from the conservation area.
10. The allocation of Fferm Goch as a Minor Rural Settlement is incorrect. The appraisal scored 9 points. 3 are for employment which puts this site on par with the major settlements such as Barry. This is on the basis of 4 light industrial buildings. A survey of these employers has confirmed that zero new jobs have become available in the last 9 years and that the units collectively employ fewer than 15 people with no intention to expand. Furthermore, one of the units has been empty and the development is not a popular industrial site.
11. Fferm Goch has a population of less than 100 (98)— of the 5 sites in the Vale of Glamorgan with a population of 98 only Fferm Goch is classified as a Minor Rural site (probably based on the 9 points). The remainder are classified as Hamlets and there is a presumption against development in Hamlets (or as a minimum the scale would need to be appropriate and tied to a Rural Exception policy). The guidance requires ALL sites of a population below 100 to be classified as a Hamlet Fferm Goch should be recategorised as a Hamlet.
12. The Council has undertaken a study (Fordham report 2008) where the message was extremely strong that the Gypsy & Traveller community wanted smaller sites located on the fringes of larger communities. The report confirmed that isolated, rural sites restricted access to Health, Education and welfare facilities that disadvantaged them and needs to be seen in the light of the above objectives. The following is a quote from the Fordham report:
"Participants living on Shirenewton had three main criticisms: the site was too big, the distance from local amenities along with the lack of local transport,"

"This created many problems for the residents, especially the poorest: 'for a person like me on the bread line it's very tough. I can't afford to use the car', 'everything is a mile away, including the bus stop. It takes a long walk on a busy road to get to the shops and schools'".

"The tables demonstrate that access to services such as local shops, health centres and education facilities from both sites is difficult by foot and by local transport systems. This difficulty was eased when participants used their cars, however the level of ease was lower for Roverway due to the difficult entry onto the main road".

"Participants reported that access to local amenities, health services and education was low for both sites by foot or by public transport: 'Everything is a mile away, including the bus stop. It takes a long walk on a busy road to get to the shops and schools'".

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"It was thought that smaller sites would reduce the problem of on-site conflicts: 'they need smaller sites and not too many different families, otherwise when you have a row the whole site becomes a war zone'"

"This affected the ability of the households interviewed to access local services such as shops, health centres and education facilities. It was reported that this problem mainly affected the women: men take the vehicles that the household own to work during the day, leaving the women without their own transport and often away from public transport routes"

"Participants did not specify where in Cardiff or the Vale of Glamorgan sites should be located. It was noted that sites should be on the outskirts of towns to enable access by foot to local services such as shops, the Launderette and health centres"

"While the focus of the survey was on accommodation requirements, the questionnaire also collected information on access to services, including health and education. Research has found that poor accommodation can prevent access to services and so cannot be seen in isolation."

"Participants living on sites felt that there were site restrictions that limited their work options. These were mainly associated with the location of the sites and lack of access to public transport rather than site regulations: 'no buses, no local transport. Bad access'"

"Participants living on local authority sites reported that the lack of local public transport provision in the area affected their ability to send their children to school, access health services and work opportunities, and limited their ability to attend training and education courses"

"Participants were asked about where they would like future sites to be, but were not specific about locations within the County Boroughs, instead emphasising the importance of public transport to any new sites. Government draft guidance on site design stresses the importance of access to services and the promotion of integrated co-existence' between the site and surrounding community."

"The precise location, design and facilities of any new sites should be drawn up in consultation with Gypsies and Travellers to ensure that the additional provision meets their needs. The health and safety implications of a new site's location should be considered in finding a balance between offering sites in good locations and the additional land costs this would entail. The settled community neighbouring the sites should also be involved in the consultation from an early stage."

13. An independent highway study recently undertaken by Capita Symonds, surrounding the proposed site has concluded that:

"The 1km long lane itself is of poor horizontal alignment, with poor forward visibility and unsuitable for regular vehicular traffic. If the site is developed the lane itself would need major upgrading, which would certainly change its appearance within this rural environment."

"The village school is approximately 1km from the village and 900 metres from the proposed site. It is noted that the route does not offer any facilities for pedestrians, such that the only safe way for children to travel between the site and the school safely would be by vehicle. This route would also be potentially hazardous for cycle use for children, the elderly or infirm and could be potentially hazardous for all users other than by car."

"With regard to the appropriateness of the location for a traveller's site development in relation to transportation, it is difficult to refer to standard guidelines, as few relate to "rural highways", most highway design standards for residential development relate to urban areas. Hence, the advice contained within this report is based on best available information, acceptable highway standards for developments of similar size and transport needs of small communities. Welsh Government guidelines state sites should be situated in close proximity to transport links. The Llangan site would not appear to meet that criteria, being situated away from the main transport infrastructure, sites should also have ready access to schools, doctors and shops, against which requirements Llangan again appears to fail."

"With regards to the existing lane, it is generally considered that where there is direct access to dwellings, the previous standard for developments, Design Bulletin 32 offers guidance where it states that a desirable minimum carriageway width of 5.5 metres is appropriate, together with 2.0 metre wide footways on both sides. This will allow two way traffic at all times, and safe movement of pedestrians."

"Thus the lane itself should be widened to this minimum standard, which will require the removal of the existing hedge line on one or both sides of the lane and probable acquisition of land from the adjoining fields. This will of course change the environmental character of the area substantially, but is considered essential to cater for increased vehicle and pedestrian traffic"

14. There is complete inconsistency with the allocation of MG9 against the proposed policies.

TEST CE3

1. The VOG council make no reference as to how they are going to manage such a large site. The 21 unit site in Rover Way Cardiff has 3 full time Council staff allocated to it.
2. The current Housing Strategy expires April 2012 and makes no relevant reference as to how the Gypsy & Travelling Community will be monitored in terms of growth or need. Indeed, there is no strategy that underpins the Gypsy & Traveller community or housing at all.

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TEST CE4

1. Policy MD12 (Gypsy & Traveller) is discriminatory. It offers no flexibility for the Council to bring forward sites that are sustainable / suitable for Gypsies & Travellers through the policies derived within the plan.
 2. MD12 should be redrafted to enable smaller, sustainable sites to be included within the Affordable Housing requirements and delivered through the Registered Social Landlord sector.
 3. To argue that the Private Sector has been consulted to offer sites is not accepted. The private sector were not likely to volunteer sites for such a contentious use. The LDP should set clear strategies / policies to deliver sustainable sites for all members of the community; private; social and travelling. The current allocation does not meet this and could strongly be argued breaches the Human Rights of the Gypsy traveller community as it does not provide a suitable, sustainable site that meets the guidelines in the 2008 Fordham report.
-

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The proposed Gypsy traveller site at Llangan (Policy MG9) should be removed from the LDP draft plan. The VOG should identify an alternative site that has been assessed according to a relative sustainability appraisal and meets the requirements of the Gypsy community as listed in the 2008 Fordham report.

Policy MD12 should be amended so that it does not discriminate against the Gypsy & Traveller community. All sites during the plan should be assessed on a similar basis as Affordable Housing.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

The policy MG9 (proposed Gypsy site at Llangan) does not meet with national policy in respect of sustainability, nore does it comply with a RURAL EXCEPTION POLICY. The number of pitches is too high when compared to the "Designing Gypsy and Traveller Sites Good Practice Guide".

No Status

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Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Examination

2a - Do you consider the LDP is Sound? Unsound

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Yes P2 - Yes

Consistency Tests - C1 - Yes C2 - Yes C3 - Yes C4 - Yes

Coherence and Effectiveness Tests - CE1 - Yes CE2 - Yes CE3 - Yes CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
SP3. SP7. MD1. MD3. MG22	0.0 - Other. 2.6. . .	. . . . MG2(19) and others	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Yes (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Yes	Yes	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Dinas Powys Site Reference: MG2(19) and other local sites.

3e - Please set out your representation below:
RE: - Local Development Plan 2011-2026 Representation Form

We refer to the above plan and the submitted Representation Form. This letter is a supplement to that form as the form itself does not allow us to state our views on the plan in a full, clear and precise manner.

As Cherry Close is adjacent to one of the proposed sites identified for significant housing development, (Site Reference MG2 [19]), our objections (representations) refer mainly to the proposals for the change of use and development of this site.

1. Change of use for site ref MG2 (19)

Section SP3 Residential Requirements p37 :- states that priority should be given to brownfield and committed sites. This required priority appears to have been overlooked to the detriment of the area.

Section MD1 Location of New Developments (6) p51 states that new developments should promote sustainable construction and make beneficial use of previously developed land and buildings. Considering the St Cyres School site, unless the site is used purposefully and positively for local and social needs of the community in terms of providing access for existing requirements, neither sustainable nor beneficial use of buildings can be produced. See later comments for identified requirements.

In addition, we are told that the social needs of the community must be considered before any change of use of the site for housing. It would appear that the views of local residents has, to date, not been considered.

The site used by St Cyres Lower School has been built on greenbelt land specifically designated and exclusively for educational and local use. The proposed Lower School relocation is based on educational and staff resource issues rather than concerns for the state of the building, that is stated to be in good repair. It is understood that the plan to base St Cyres on the Penarth site is not financially dependent on selling the Dinas Powys site for 340 units of mixed housing.

Therefore the very substantial social needs of the area must prevail over the sale of the land for housing. Rather than consider the vacated site for housing, there are several local social needs that could satisfy community shortfalls.

1.1 Primary educational developments in the UK for infant and junior sectors are favouring a single site joint accommodation. This is supported by both parent needs and educational facilities. The St Cyres Lower School site offers an appropriate solution to this objective.

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1.2 The relocation of Dinas Powys Infants School from its present Cardiff Road site would in addition remove it from its unhealthy location. It is currently situated along a major commuting road, next to busy traffic lights where children are unnecessarily exposed to toxic fumes from passing and stationary vehicles. As many parents choose to both deliver and collect their children by car, there are additional parking hazards at this busy junction several times per day. This cannot be considered a safe practice.

1.3 Several local interests have noted a desire to re-locate and a vacated Lower School site would offer a ready made option and at the same time prevent the abuse and damage of an empty facility, together with maintaining the security of neighbouring properties.

1.3.1 The Baptist Church that previously held meetings at the Lower School site would like to return on a permanent basis.

1.3.2 Local sports clubs particularly the local football club are looking for new facilities and playing fields. The Lower School site offers a ready made option with both fields and changing facilities.

1.3.3 There is a noted shortage of land for allotments. Any spare Lower School land could assist this project as it is believed there are at least 850 people on a waiting list.

1.3.4 The Dinas Powys Health Centre is currently looking for a new site as the current building is inadequate and the parking extremely difficult. This could be accommodated in the Lower School without significant difficulties. (or the Dinas Powys Infants School site, should it become available)

2. Murch Road / Murch Crescent Traffic Implications.

2.1 Parking for parents using the two primary schools is unsafe. The parking extends either side of a hump back railway bridge over which visibility is seriously restricted. In addition, the traffic backs up Murch Road as it awaits the green traffic light. Single file traffic is just possible but not wide vehicles such as buses or emergency vehicles.

2.2 The houses on Murch Road itself have limited space on their properties for parking, thus nearly all have cars parked on the road. Murch Crescent itself is positioned on a bend creating a further hazard should traffic flow significantly increase. The parallel part of Murch Road by Murch Crescent is not suitable for vehicles other than for direct access.

2.3 The proposed entrance to the new site via Murch Road and/or Windy Ridge could not cope with an additional 800 vehicles. These roads are currently working to their maximum capacity and any addition to these conditions would become potentially very dangerous for drivers, pedestrians and inhabitants.

2.4 Points 2.1, 2.2 and 2.3 will impair traffic mobility as well as seriously increasing the risk of accidents and danger should the increased housing planned in Barry, Dinas Powys and Penarth materialise against the requirement of Section MD1.

3. Local Traffic Considerations.

3.1 Section MD1 Location of New Developments (4) p51 states that the development will be favoured where it has access to or will promote the use of sustainable modes of transport. In view of the comments made on the current traffic situation with congestion and safety hazards, no case can be made for local sustainable modes of transport.

3.2 Section MD1 Location of New Developments (5) p51 states that development will be favoured where it will benefit from existing infrastructure provision or where new infrastructure can be provided without any unacceptable effect on the natural or built environment. This planned development will have a serious negative effect on infrastructure. It will certainly not enhance the environment and it will probably lead to potentially unacceptable effects.

3.3 Policy SP7 Transportation. Para 5.63 has identified the A4055 trunk road passing through Dinas Powys as a key problem area as a consequence of the scale of traffic and associated congestion. It is a fact that during the 80's the traffic passing through Dinas Powys was at such a high volume that a by-pass was considered necessary and planned. It is unfortunate for Dinas Powys that this did not materialise and the plan was scrapped.

Furthermore para 5.64 states that although a by pass would be desirable, it is unlikely to happen during the plan period due to the financial situation.

In addition para 5.63 states that any by pass will still not remove the current problems at the Merrie Harrier and Cogan Spur junctions.

Over the 30 years since the by pass was considered necessary, the traffic has increased substantially and Cardiff road is frequently gridlocked not just during the "rush hour" but during the day and often at week ends. It can take over half an hour to travel the short distance from Dinas Powys to Cardiff Bay. (As letters in the local press will testify)

3.4 According to the development plan an additional 800 vehicles would exit Murch Road at the Cardiff Road junction for Barry /Cardiff. This will add to the inconvenience, safety risk and traffic congestion noted in points 2.1, 2.2 and 2.3. In addition the planned building of a further 2000 houses in Barry will further compound the problem.

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3.5 The Cardiff Road junction at the Merrie Harrier traffic lights currently experiences severe congestion and delays. These delays have not decreased after the construction of a dedicated bus lane and currently remain significant. (On many occasions, the buses prefer not to use the dedicated lane.) Apart from the proposed developments in Barry and Dinas Powys, any development in Sully or Lavernock will magnify the already congested situation at the Merrie Harrier and Cogan Spur.

3.6 The traffic flow from Dinas Powys towards Cardiff Bay is further congested and delayed by the traffic lights at the Cogan Spur junction where it meets traffic emerging from Penarth. Any further significant building in the Penarth area will add to this unsatisfactory state of congestion.

3.7 Any increased traffic congestion is likely to spill over and effect other areas such as the crowded Dinas Powys village itself and the very narrow Pen-y-Turnpike Road.

3.8 In view of the foregoing, there should be no development east of Barry until measures have been put in place to overcome the congested traffic situation.

4 General

4.1 Section MG22 Green Wedges (p102) states that "Green wedges have been identified to prevent the coalescence of settlements and to retain the openness of land at (1) between Dinas Powys, Penarth and Llandough. Within these areas, development which prejudices the open nature of the land will not be permitted." The planned new development will certainly prejudice the open nature of the land and therefore should not be permitted.

Over development of the type being planned causes the unique quality of village life to be destroyed and collapsed into a merged commuter hinterland that involves Dinas Powys, Penarth, Barry and Cardiff. The plans appear to have been designed with no consideration for local essential conditions and current way of life

4.2 Policy MD3 Design of New Development (p54) para 9 states that Development proposals will be favoured where they would have safe access to the highway network and would not cause or exacerbate existing traffic congestion. Comments made under para 3 above demonstrate that the proposals would significantly fail this requirement.

4.3 Policy No2. National Regional and Local Planning Context, p7 requires an innovative skilled area offering a high quality of life. Whilst this is a desirable objective for development planning, there is a need to assess and be assured that any change does not reverse or devalue any aspect of the current quality of life. The proposed plan does not meet this declared objective.

4.4 MDI Location of New Developments (3) p51 has a requirement for housing developments to be in an area of identified need. There is no evidence that, in Dinas Powys particularly, such a need has been identified.

4.5 Section MD1 Location of New Developments p51 states that development will be favoured where it does not have an unacceptable impact on green wedges, sites of important nature conservation etc. In this case, there is an obvious unacceptable impact on the green wedges.

4.6 The infrastructure is supposed to play an important role in any development plan. In the case of this plan, the infrastructure will not sustain the 400 houses in Dinas Powys or some of the other proposed sites. The proposed developments will require very substantial additional financial investment to cope with upgrading the infrastructure. This funding is not available.

4.7 Without additional funding on the infrastructure, the quality of life in Dinas Powys will be critically reduced. The major factors to consider are a) inconvenience b) devaluation of properties c) detrimental effect on life-styles d) introduction to new and unnecessary hazards and deprivations.

4.8 The plan as it stands lacks any local consideration. It is simply a plan to insert as many houses as possible on the outskirts of villages against the wish of the local people without paying due regard to any knock-on effects, risks, dangers, hazards or problems.

5. Conclusion. The Deposit Local Development Plan ignores a plethora of the basic requirements stated in the document.

There is no reason to develop and exploit a greenfield site or wedge in a region where brownfield sites exist in plenty.

National Government policy is to develop brownfield sites ahead of greenfield sites.

Sites without traffic congestion or where road improvement schemes have been proposed (SP7 p43), perhaps closer to the M4, should be planned and developed accordingly.

The infrastructure and traffic east of Barry cannot cope with a significant housing development.

The plan shows an unacceptable failure to achieve sustainable development as there is a total lack of balance between economic, environment and infrastructure measures.

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by
Representation ID No.)

Representor ID and details: 3938/DP1 MA & KN Greenwood

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -
We would like to speak about the attached letter in order that local affected residents can stress, clarify or have explained the points made in the representation.

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3939/DP1 Mattie Evans

<u>Date Lodged</u>	<u>Status</u>	<u>Petition and No.</u>	<u>Supporting Evidence</u>	<u>Additional SA SEA</u>	<u>Rep format:</u>	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination? <u>Written</u>
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

<u>Policy Number:</u>	<u>Paragraph Number:</u>	<u>Proposal Map:</u>	<u>Constraints Map</u>	<u>Appendices:</u>
MG2(19). MG2(20). . .	. . . .	. . . .	. . . .	. . . .

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

<u>New Policy:</u>	<u>Amended Policy:</u>	<u>New Paragraph:</u>	<u>Amended Paragraph:</u>	<u>New Or Amended Site:</u>	<u>Other (see Notes):</u>
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

I am hopeful that the Council will not proceed with this development at Dinas Powys before ensuring that there will be another crossing of the River Ely. As you know there is already considerable traffic congestion through Dinas Powys, Baron's Court etc. causing problems of pollution etc.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

NO

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3940/DP1 N A Merrett

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Comment form	Written

2a - Do you consider the LDP is Sound? Unsound

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Procedural Tests -	P1 - Yes	P2 - Yes		
Consistency Tests -	C1 - Yes	C2 - Yes	C3 - Yes	C4 - Yes
Coherence and Effectiveness Tests -	CE1 - Yes	CE2 - Yes	CE3 - Yes	CE4 - Yes

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG9. MD12. MG2. .	6.49. 7.41. . .	MG9. Feb 2012	Other - Not Listed. . . .

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New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Yes	Unanswered	Unanswered	Yes	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Yes (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Land East of Llangan Site Reference: Site Reference MG9/ID 22 Appendix 1

3e - Please set out your representation below:

REPRESENTATIONS AGAINST ALLOCATION OF GYPSY & TRAVELLER SITE AT LAND EAST OF LLANGAN

TEST P1

The LDP has not been prepared in accordance with the Community Involvement Scheme, see below key points:

- The Emergency Services and Local Primary school have all confirmed that they have NOT been consulted on the proposed site MG9. The LEA confirmed they had not been consulted about the Gypsy site.
- Registered consultees have not been informed of the consultation stages.
- According to the Welsh Government's document 'Travelling to a better future' there is an onus on the LA to consult with its strategic partners in delivering Gypsy & Traveller sites. No consultation has taken place.
- Good practice (Welsh Government document 'Good Practice Design in designing Gypsy & Traveller sites') suggests that where Gypsy & Traveller sites are concerned the local community should be engaged as early as possible — we believe that the Council has undertaken the minimum consultation in terms of the LDP and insufficient consultation with respect to the Gypsy & Traveller site in accordance with best practice.

TEST P2

1. The Sustainability Appraisal is flawed and contradictory — the proposed sites do not meet with national policy in respect of sustainability. The allocation of Llangan is not consistent with previous Planning Rejections by the Council which considered sustainability (Bonvilston Sept 2011) and with similar determinations by the Planning Inspectorate (Pembroke Sept 2011).

2. The allocation of MG9 is not consistent with the proposed LDP policies.

TEST C1

The Land Use Plan (with regards to Gypsy & Traveller sites) does not relate to any strategy - The Housing Strategy is out dated and does not provide any structure for assessing Gypsy & Traveller needs or site location.

TESTC2

Representor ID and details: 3940/DP1 N A Merrett

1. The Site allocation does not have regard to the following National Policy:

-Welsh Government Circular (30/2007):

- The site is RURAL and is "UNSUSTAINABLE" as there are no local services (no shops, food and drink outlets, doctor, dentist, Library, rail services or any main settlement within 5km etc). Llangan and Fferm Goch both score 0 points for local services in the evidence based assessment 'Sustainable Settlements Appraisal'
- The site would not comply with a RURAL EXCEPTION POLICY as it advocates that all pitches are accommodated on a RURAL site including transient pitches which would not comply with TAN 2.
- Any business operated from the site would be in contradiction of RURAL EXCEPTION guidance.
- The site allocation does not take into account the "SCALE" of the resident community. Llangan has a population of less than 100 with 35 homes and this proposal nearly doubles the size of the Hamlet.
- Example of similar site. In 2007 an application of the Sustainability issue was applied by the Planning inspector in Pembroke where an appeal was refused solely on this basis.
- The VOG Council has refused an application recently in Bonvilston on the basis of Sustainability and services in this case were closer to the site than in the case of Llangan proposal.

- Designing Gypsy and Traveller Sites Good Practice Guide — The site is too small; therefore cannot meet the needs identified in the LDP.

- The site measures 7400 m2 and could only accommodate 14 pitches without infrastructure (guidance is 500m2 per pitch plus refuse area; office; play area; infrastructure (roads etc)
- The access road to the site does not meet the minimum requirements for emergency vehicles (3.7m — it is actually 15m)
- The site access is poor and "unsafe" having extended walks (in excess of 800m to bus stop) along an unlit lane with no public footpath or street lighting.
- The proposal of 21 units on the site would restrict the ability of emergency vehicles to manoeuvre around the site.
- New sites grants are available (and cost should not be a material planning consideration).

-The guidance requires that sites are:

- sustainable — the Llangan site proposal is not
- equivalent to standards that would be expected for social housing in the settled community — This would not meet the standards and this site would not have been considered appropriate for development for residential in either the current or proposed plans
- have the effect of encouraging and developing good relations between Gypsies & Travellers and the settled community — the large scale of this proposal could mean that establishing good relations with the local community of Llangan would be unlikely and could also result in increased tensions in the community.
- based on WAG guidance of Design of Gypsy traveller sites the maximum number of pitches is 14, and the proposal at Llangan exceeds this number.

- Travelling to a Better Future

- Recommends that LA's engage with their Housing Association Partners to bring sites forward. The VOG Council has not done this.
- "Situating transit provision on residential Gypsy sites is not an option preferred by the Gypsy and Traveller community as this can lead to tensions among different family groups and make site management and maintenance very difficult." This creates a sense of "fear" within the settled Gypsy & Traveller community. The proposal is recommending that transient and permanent sites are co-located.

- Planning Policy Wales 2011

- The proposed site at Llangan is greenfield land, according to the definition of brownfield land set out in Figure 4 1 of PPW;
- it will not reduce the need to travel, due to the limited local service provision in close proximity to the site;
- offers very limited access to public transport facilities;
- is not large enough to provide ancillary facilities required to support a sustainable development as set out in paragraph 3.30 in accordance with Designing Gypsy and Travellers Sites Good Practice Guide;
- is located within a Special Landscape Area (SLA) and in close proximity to a Conservation Area. The assessment of the Llangan site incorrectly states that it is not within an SLA, so makes no reference to the sites proximity to the conservation area of Llangan. The location can be clearly seen from the conservation area.
- does not meet the identified needs of Gypsies and Travellers, in the Vale of Glamorgan (Fordham report 2008 - evidence);
- does not promote sustainable access to employment, shopping, education, health, community, leisure and sports facilities;
- does not maximise opportunities for community development and social welfare;
- does not foster social inclusion due to the isolated location of the site; and

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- does not contribute to improvements in health due to the isolation from services and facilities.

2. MG2. The draft policy MG 2 actively discriminates the Gypsy community by excluding them from the wider housing programme and potentially abuses their human rights. Policy MG 2 should be revised to allow the VOG to identify appropriate sites in the same way as Affordable Housing.

TESTC3

1. The policy does not have due regard to the Wales Spatial Plan.

- The key theme of the Wales Spatial Plan is achieving sustainable development through focusing new development in areas which have good access to key services and facilities. As there are no services surrounding the site the allocation of MG9 is not consistent with the objectives of the Wales Spatial Plan. The Gypsy site proposal fails Soundness test Consistency C3 because the policy does not have due regard to the Wales Spatial Plan.

TESTC4

1. The allocation of this site does not have regard to the relevant Community Strategy in the following respects:

- "The diverse needs of local people are met through the provision of customer focused, accessible services and information"- This cannot be achieved by the allocation of a non-accessible rural allocation.

- "Vale of Glamorgan residents and organisations respect the local environment and work together to meet the challenge of climate change"- The allocation of MG9 places heavy emphasis on the use of the car to access the most basic facilities — shops, health, education etc.

- "Older people are valued and empowered to remain independent, healthy and active. They have equality of opportunity and receive high quality services to meet their diverse needs"— All services are miles away and inaccessible to

the older community. The VERY POOR public transport system is located 1050m from the site and is in excess of the maximum distances as defined in the proposed LDP and "Manual for Streets".

- "People of all ages are able to access coordinated learning opportunities and have the necessary skills to reach their full potential helping to remove barriers to employment"—There is no employment opportunity near to the site.

The local primary school has confirmed that it is full and that its projections suggest that it doesn't have the capacity for such a large development (also consider the existing approval of 12 dwellings at Fferm Goch).

- The small local industrial unit has raised concerns in relation to the scale of the proposal.

TEST CE1

The Plan does not set out a coherent strategy in the following respects

- The Strategy makes the following statements:

The LDP will seek to provide a policy framework which: Manages the housing supply effectively in order to provide a range of good quality, affordable homes in sustainable locations

Reduces out commuting by providing opportunities for new housing, retail and employment development in accessible locations in the Vale of Glamorgan

The allocation of this rural site in open countryside does not meet this objective.

- The LDP also states its vision as being:

"Our Vision for the Vale of Glamorgan is a place:

That is safe, clean and attractive, where individuals and communities have sustainable opportunities to improve their health, learning and skills, prosperity and wellbeing and

Where there is a strong sense of community in which local groups and individuals have the capacity and incentive to make an effective contribution to the future sustainability of the area."

The allocation of this site in policy MG9 does not meet these objectives being in a rural location with inadequate facilities and transport links.

- The Allocation of this site in policy MG9 does not comply with the following objectives of the LDP:

-Objective 1: To sustain and further the development of sustainable communities within the Vale of Glamorgan, providing opportunities for living, learning, working and socialising for all. - The site's location would clearly not meet this objective.

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Objective 2: To ensure that development within the Vale of Glamorgan makes a positive contribution towards reducing the impact of and mitigating the adverse effects of climate change. - The allocation of this site will have entirely the opposite effect to this objective.

- Objective 3: To reduce the need for Vale of Glamorgan residents to travel to meet their daily needs and enabling them greater access to sustainable forms of transport. - The allocation of this site will have entirely the opposite effect to this objective.

- Objective 4: To protect and enhance the Vale of Glamorgan's historic, built, and natural environment. - The development of this site would not meet this objective: a planning refusal on an adjacent site in May 2002 stated "It is a proposal that would adversely affect the undeveloped rural character of the area"

- Objective 5: To maintain, enhance and promote community facilities and services in the Vale of Glamorgan - The local primary school has not been consulted, had they been it would have been recognised that the school does not have capacity, nor is it projected to have the capacity.

- Objective 7: To provide the opportunity for people in the Vale of Glamorgan to meet their housing needs- States that development of housing should be in sustainable locations - This is not. Furthermore, it brings into question POLICY MD12 which is discriminatory in that Gypsy & Traveller sites are treated differently from other housing allocations. An inclusive policy would see Gypsy & Traveller sites being assessed on the same basis as AFFORDABLE HOUSING and considered for ALL candidate residential sites in the LDP

- Objective 10: To ensure that development within the Vale of Glamorgan uses land effectively and efficiently and to promote the sustainable use and management of natural resources. The inappropriate use of finite resources can impact on the ability of future generations to fulfil their needs. The LDP through favouring the use of previously developed land and the sustainable use of natural resources of whatever kind and wherever they are located, will contribute to preserving their availability for future generations. - This is agricultural land in the Special Landscaped Area.

TEST CE2

The strategies, policies and allocations are not realistic and appropriate having considered relevant alternatives and are not founded on robust evidence:

1. The allocation of Llangan is purely on the basis of site ownership by the Vale and does not meet the requirement of Policy MD12.
2. The Gypsy & Traveller site assessment (anecdotal) conflicts with other evidence based background papers; specifically the Sustainable Settlement Appraisal. The SSA states 0 points for public transport but the Gypsy & Traveller site assessment states that public transport facilities are good.
3. The Gypsy Traveller site assessment states "good highway access", yet the access falls considerably short of the minimum requirement for vehicle access — the access lane is 2.5m wide, against a minimum requirement of 3.7m plus footpath of 1.2m.
4. The Gypsy Traveller site assessment does not reflect the current legal obligations of the VOG in respect of this site, yet the other site assessments highlight legal issues.
5. Several privately-owned sites were put forward as candidate sites for Gypsy & Traveller sites but were dismissed as they were not in Council ownership. Not being in council ownership should not be a reason to reject privately owned sites.
6. The key issue is that the site allocation does not reflect the identified need of the Gypsy & Traveller community as highlighted in the 2008 Fordham report.
7. The Gypsy Traveller site assessment suggests that Fferm Goch is the local settlement when Llangan is recognised in this and historic documents as the local settlement being only 150m from the proposed site. It appears that the council has also linking the site at Llangan to the Hamlet of Fferm Goch in order to increase the site assessment positive score.
8. The assessment makes no reference that the site is in a Special Landscape Area (SLA).
9. The assessment makes no reference that the site is adjacent to a Conservation Area, within the Conservation Management Plan for this area there is a specific requirement to protect the view from the edge of the conservation area over the proposed site. The proposed site is clearly visible from the conservation area.
10. The allocation of Fferm Goch as a Minor Rural Settlement is incorrect. The appraisal scored 9 points. 3 are for employment which puts this site on par with the major settlements such as Barry. This is on the basis of 4 light industrial buildings. A survey of these employers has confirmed that zero new jobs have become available in the last 9 years and that the units collectively employ fewer than 15 people with no intention to expand. Furthermore, one of the units has been empty and the development is not a popular industrial site.
11. Fferm Goch has a population of less than 100 (98)— of the 5 sites in the Vale of Glamorgan with a population of 98 only Fferm Goch is classified as a Minor Rural site (probably based on the 9 points). The remainder are classified as Hamlets and there is a presumption against development in Hamlets (or as a minimum the scale would need to be appropriate and tied to a Rural Exception policy). The guidance requires ALL sites of a population below 100 to be classified as a Hamlet Fferm Goch should be recategorised as a Hamlet.
12. The Council has undertaken a study (Fordham report 2008) where the message was extremely strong that the Gypsy & Traveller community wanted smaller sites located on the fringes of larger communities. The report confirmed that isolated, rural sites restricted access to Health, Education and welfare facilities that disadvantaged them and needs to be seen in the light of the above objectives. The following is a quote from the Fordham report:
"Participants living on Shirenewton had three main criticisms: the site was too big, the distance from local amenities along with the lack of local transport,"

"This created many problems for the residents, especially the poorest: 'for a person like me on the bread line it's very tough. I can't afford to use the car', 'everything is a mile away, including the bus stop. It takes a long walk on a busy road to get to the shops and schools'".

"The tables demonstrate that access to services such as local shops, health centres and education facilities from both sites is difficult by foot and by local transport systems. This difficulty was eased when participants used their cars, however the level of ease was lower for Roverway due to the difficult entry onto the main road".

"Participants reported that access to local amenities, health services and education was low for both sites by foot or by public transport: 'Everything is a mile away, including the bus stop. It takes a long walk on a busy road to get to the shops and schools'".

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"It was thought that smaller sites would reduce the problem of on-site conflicts: 'they need smaller sites and not too many different families, otherwise when you have a row the whole site becomes a war zone'"

"This affected the ability of the households interviewed to access local services such as shops, health centres and education facilities. It was reported that this problem mainly affected the women: men take the vehicles that the household own to work during the day, leaving the women without their own transport and often away from public transport routes"

"Participants did not specify where in Cardiff or the Vale of Glamorgan sites should be located. It was noted that sites should be on the outskirts of towns to enable access by foot to local services such as shops, the Launderette and health centres"

"While the focus of the survey was on accommodation requirements, the questionnaire also collected information on access to services, including health and education. Research has found that poor accommodation can prevent access to services and so cannot be seen in isolation."

"Participants living on sites felt that there were site restrictions that limited their work options. These were mainly associated with the location of the sites and lack of access to public transport rather than site regulations: 'no buses, no local transport. Bad access'"

"Participants living on local authority sites reported that the lack of local public transport provision in the area affected their ability to send their children to school, access health services and work opportunities, and limited their ability to attend training and education courses"

"Participants were asked about where they would like future sites to be, but were not specific about locations within the County Boroughs, instead emphasising the importance of public transport to any new sites. Government draft guidance on site design stresses the importance of access to services and the promotion of integrated co-existence' between the site and surrounding community."

"The precise location, design and facilities of any new sites should be drawn up in consultation with Gypsies and Travellers to ensure that the additional provision meets their needs. The health and safety implications of a new site's location should be considered in finding a balance between offering sites in good locations and the additional land costs this would entail. The settled community neighbouring the sites should also be involved in the consultation from an early stage."

13. An independent highway study recently undertaken by Capita Symonds, surrounding the proposed site has concluded that:

"The 1km long lane itself is of poor horizontal alignment, with poor forward visibility and unsuitable for regular vehicular traffic. If the site is developed the lane itself would need major upgrading, which would certainly change its appearance within this rural environment."

"The village school is approximately 1km from the village and 900 metres from the proposed site. It is noted that the route does not offer any facilities for pedestrians, such that the only safe way for children to travel between the site and the school safely would be by vehicle. This route would also be potentially hazardous for cycle use for children, the elderly or infirm and could be potentially hazardous for all users other than by car."

"With regard to the appropriateness of the location for a traveller's site development in relation to transportation, it is difficult to refer to standard guidelines, as few relate to "rural highways", most highway design standards for residential development relate to urban areas. Hence, the advice contained within this report is based on best available information, acceptable highway standards for developments of similar size and transport needs of small communities. Welsh Government guidelines state sites should be situated in close proximity to transport links. The Llangan site would not appear to meet that criteria, being situated away from the main transport infrastructure, sites should also have ready access to schools, doctors and shops, against which requirements Llangan again appears to fail."

"With regards to the existing lane, it is generally considered that where there is direct access to dwellings, the previous standard for developments, Design Bulletin 32 offers guidance where it states that a desirable minimum carriageway width of 5.5 metres is appropriate, together with 2.0 metre wide footways on both sides. This will allow two way traffic at all times, and safe movement of pedestrians."

"Thus the lane itself should be widened to this minimum standard, which will require the removal of the existing hedge line on one or both sides of the lane and probable acquisition of land from the adjoining fields. This will of course change the environmental character of the area substantially, but is considered essential to cater for increased vehicle and pedestrian traffic"

14. There is complete inconsistency with the allocation of MG9 against the proposed policies.

TEST CE3

1. The VOG council make no reference as to how they are going to manage such a large site. The 21 unit site in Rover Way Cardiff has 3 full time Council staff allocated to it.
2. The current Housing Strategy expires April 2012 and makes no relevant reference as to how the Gypsy & Travelling Community will be monitored in terms of growth or need. Indeed, there is no strategy that underpins the Gypsy & Traveller community or housing at all.

Representor ID and details: 3940/DP1 N A Merrett

TEST CE4

1. Policy MD12 (Gypsy & Traveller) is discriminatory. It offers no flexibility for the Council to bring forward sites that are sustainable / suitable for Gypsies & Travellers through the policies derived within the plan.
 2. MD12 should be redrafted to enable smaller, sustainable sites to be included within the Affordable Housing requirements and delivered through the Registered Social Landlord sector.
 3. To argue that the Private Sector has been consulted to offer sites is not accepted. The private sector were not likely to volunteer sites for such a contentious use. The LDP should set clear strategies / policies to deliver sustainable sites for all members of the community; private; social and travelling. The current allocation does not meet this and could strongly be argued breaches the Human Rights of the Gypsy traveller community as it does not provide a suitable, sustainable site that meets the guidelines in the 2008 Fordham report.
-

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

The proposed Gypsy traveller site at Llangan (Policy MG9) should be removed from the LDP draft plan. The VOG should identify an alternative site that has been assessed according to a relative sustainability appraisal and meets the requirements of the Gypsy community as listed in the 2008 Fordham report.

Policy MD12 should be amended so that it does not discriminate against the Gypsy and Traveller community. All sites during the plan should be assessed on a similar basis as Affordable Housing.

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

The policy MG9 (proposed Gypsy site at Llangan) does not meet with national policy in respect of sustainability, nor does it comply with a RURAL EXCEPTION POLICY. The number of pitches is too high when compared to the "Designing Gypsy and Traveller Sites Good Practice Guide".

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3941/DP1 Mr & Mrs Tomlinson

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
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3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Vale of Glamorgan Deposit Local Development Plan 2011 - 2026

I would like to comment on the above local development plan as I believe that it has unfair and un-thought out consequences for local residents in Dinas Powys.

My concerns are around traffic, safety and the impact on my property in respect of the two proposed sites on the Murch side of Dinas Powys.

Traffic

The building of additional houses on the Murch side of Dinas Powys will add a significant number of extra cars onto the roads. An additional 400 houses could potentially introduce another 800 cars in the area, which would make the roads even more busy and dangerous, especially at peak times.

The two access points to the Murch side of the village (one at the cross roads by the Infants School and one by Hebron Hall) are already at their maximum capacity and any additional traffic would create even more severe bottle necks. In particular, leading up to rush hour and at school times are already dangerously full of traffic and it can take a significant period of time to get to the main road (A4055).

The decision to allow Tesco to operate from the shops on Castle Drive has already brought the amount of cars to dangerous levels and further houses on the two proposed Murch sites would exacerbate this.

Finally, in respect of traffic problems, it is quite common for cars to queue along Cardiff Road (A4055) from the Merrie Harrier turn off at Llandough all the way through the Dinas Powys village. This causes severe problems for both residents of Dinas Powys and residents from villages beyond Dinas Powys trying to get into Cardiff. Further houses in Dinas and the villages beyond will increase the number of cars driving through the village and create even more problems for local residents in terms of queues and pollution. The train services, whilst quite frequent through Dinas, are often full to capacity and are expensive (especially at rush hours) and further people in Dinas/ Eastbrook/ Barry will make these services even more over crowded.

Safety

My second concern is in respect of safety.

This is mainly driven by the increased number of cars driving on the Murch side of the village from the significant number of extra houses, as noted above.

There are a lot of young families and also old people living on the Murch side and we are worried that there will be a significantly higher risk of accidents with the additional traffic especially in respect of these

Representor ID and details: 3941/DP1 Mr & Mrs Tomlinson

high risk groups. We have particular concerns for our 15 month old daughter, who we would like to be able to play safely in the local area but the proposed additional housing and therefore people and cars will make it much more dangerous for her to "play out".

We also worry that the additional houses and people will bring a higher chance of thieves targeting the area.

Personal Impact

My house is on the West side of Cardigan Close and as such backs on to some of the green fields on Caerleon Close.

The development on Caerleon Close will have an adverse impact on the value of my property as well as replacing a significant amount of green space with a built up housing estate, creating an eye sore from my property as well as increasing the amount of noise and light pollution.

It is very important to maintain green space in the local community for the local children to play on and also to reduce pollution. A number of children currently use the green fields to play ball games on, which is very important in the local area as the local houses are moderate in size! price and do not have large gardens.

We believe a more suitable use for the space off Caerleon Road would be to develop into park land for the local children to have a safe area to play.

We thank you for the opportunity to comment and we are willing to discuss any of the above points if that is helpful.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3942/DP1 Annie Jones

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(19). MG2(20).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
Ref: Vale of Glamorgan Local Development Plan 2011 — 2026

To Whom it May Concern:

As a resident of Cardiff Road, Dinas Powys, I wish to register my grave concerns over the above proposed project, focusing on the additional traffic element that 400 new houses would create, the impact on air quality, and the lack of infrastructure required to integrate the potential 600-800 cars that the scheme could generate.

When I bought my house in Cardiff Road in 2001, I was aware that the road was a busy thoroughfare for Vale commuters, but it was at a level that I felt was acceptable. Now, I feel the traffic is at an intolerable level. I cannot open windows during busy periods, and all our windows and doors are constantly covered in a thick later of black residue caused by ongoing standing traffic for several hours each day. I do not use my garden much - and I have 3 small children in DP infant's school. It's oppressive out there.

The increase in traffic has been caused in my view, by the generation of new homes in Barry, in addition to the heavy good traffic that THUNDERS through our village daily (the school run for me is perilous!). We are all aware they use DP as a shortcut to the M4, and do not use the link road as was hoped. You will no doubt be aware of the excessive air pollution levels already - N02 levels at 43.8 units as opposed to the recommended MAXIMUM of 40 units. At what point will the council agree that we MUST find alternative routes for all this additional traffic. We CANNOT keep funnelling more and more cars through our village. The single carriage roads are not designed for this purpose, and I can only imagine the carnage at the DP Infant School junction at rush hour.

The by-pass is a pipe dream as we all know.

If the project is approved and you build 400 new houses, then I will seriously consider moving back into Cardiff, where I left for a better quality of living space.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3943/DP1 Mrs S James

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(19). MG2(20).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
 Re: Vale of Glamorgan Deposit Local Development Plan 2011 - 2026

I refer to the above plan and my comments are as follows:

As a resident of Dinas Powys I wish to express my concerns re the implications of the effect that the proposed additional housing would have on our local communities.

Page 134, paragraph MG2 (19) (20) - Land adjoining St Cyres School Murch Crescent/Caerleon Road.
 In Dinas Powys it is proposed that 340/60 additional homes will be built on the above proposed sites. Both sites are on the Murch side of the community which is served by only two access points to the main road (A4055). Both these junctions namely the Infant's School traffic lights at Murch Bridge and Cross Common road at its junction with the A4055 are either at capacity or structurally suspect. The 400 houses will generate between 600 - 800 additional cars in both directions, particularly at peak times.

Page 45, paragraph 5.63 - SEWTA report.
 The additional traffic would have a profound and adverse impact on the A4055 as it is already highlighted as a key problem (SEWTA REPORT). Contributing to the congestion will be the 2000 houses on Barry Waterfront which have already been approved and resulting traffic heading to Cardiff will be funneled through the A4055.

The land development proposals in Sully, Penarth, Llandough, Lavernock and the land adjacent to St Joseph's school Sully Road, together with the new St Cyres School access will only add to the existing congestion at the Merrier Harrier Junction.

Environmental impact
 Already the air pollution levels are excessive. The Nitrogen Dioxide (NO2) levels are recorded as being 43.8 units on the A4055 where a maximum recommended level should be 40 units as EU law/Welsh Assembly/DEFRA targets by no later than January 2015. An increase in vehicles particularly standing traffic would exacerbate the situation, which could have a serious health implication to the 3 - 7 year old pupils at Dinas Powys Infants School located on the A4055.

Page 99 - Bus and Rail paragraph 7.81 - 7.87
 I note in the report that an assessment has been taken and assumptions made that public transport improvements would assist in alleviating some of the impact of the Barry Waterfront Development. There is simply not enough rolling stock within the rail network, park and ride facilities, or stations in all areas of the Vale to enable extensive use of public transport to become a reality in addressing traffic congestion in the Vale. In addition bus routes would also be affected by traffic congestion in all major routes.

Representor ID and details: 3943/DP1 Mrs S James

Page 56, Policy MD4 Community infrastructure and planning obligations

There appears to be no serious consideration having been given to other views as to the future possible use of St Cyres annexe Dinas Powys. A local church is in desperate need for a permanent base, the local sporting facilities are not adequate for current demand, and specifically Dinas Powys Football club spend annually in excess of £2,000 to out of the area indoor training facilities. Use of these fields could release the land currently used by the football club located at Sunny Croft Lane for a larger health centre to cope with the current population.

There is also concern regarding the local schools being able to accommodate any additional pupils that the proposed schemes will generate over the next fifteen years, as currently most local schools are at capacity.

It is essential that the local authorities listen to the communities to address local concerns and that major highway infra structure improvements are made BEFORE hundreds of additional housing could even be considered within the Vale.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3944/DP1 B & TW Williams

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(19). MG2(20).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

Vale of Glamorgan Deposit Local Development Plan 2011 – 2026

I refer to the above plan and my comments are as follows.

As a resident of Dinas Powys I wish to express my concerns re. the implications of the effect that the proposed additional housing would have on the local highway network, schools and health service provision.

There must be major concerns re. the position of the nursery and infants school on the corner of Murch Road and Cardiff Road due to the high emissions from continuous traffic. Our children should not be exposed to such risks when it would be possible to relocate this school. The future health of our children should be TOP PRIORITY. Talking of health needs – the present medical centre on Cardiff Road is totally inadequate for the present population of Dinas Powys and there has been pressure over recent years for the need of an upgrade, with no decisions forth-coming.

As regards public transport provision, since the completion of the 'bus lane' to the Merrie Harrier, we have lost 1 bus every hour on the 93 route, the X146 is now being withdrawn altogether also the Sunday service on the 89 route. Added to which the 'bus lane' is rarely used by these vehicles i.e. buses as regular users will confirm, as well as witnessed by motorists. So increased use of public transport is not possible to alleviate the traffic gridlock.

The alternative route out of Dinas Powys via Pen y Turnpike is also grossly over-used and dangerous to the number of vehicles travelling along this narrow country lane.

It is essential therefore, that major highway infrastructure improvements are made before hundreds of additional houses could be considered. Failure to take these facts into account would show a grave lack of foresight and imagination in the future wellbeing of the local area.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3945/DP1 A Renwick

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
28/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(19). MG2(20).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:
 Vale of Glamorgan Deposit Local Development Plan 2011 - 2026

I would like to express my concerns with the two proposed housing developments in Dinas Powys.

The Murch side of Dinas Powys has only two exit roads to travel to Cardiff or Barry. These are already congested during rush hour as they feed into a congested Cardiff Road. The junction at Cross Common Road and the A4055 is across a narrow bridge, if a lorry or large car is on the junction, traffic waiting to turn from the A4055 has to wait until the bridge is clear. The junction with Murch Road onto Cardiff Road is also congested at school drop off and pick up times due to the large numbers of cars parked down to the traffic lights. Increasing the number of houses will increase the number of cars needing to use these junctions.

Increasing the population puts pressure on the local facilities. It is difficult to get a doctor appointment at the moment.

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3946/DP1 Helen Miller

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(19). MG2(20).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

As a resident of Dinas Powys I wish to express my concerns re. the implications of the effect that the proposed additional housing would have on the local highways network.

In Dinas Powys it is proposed that a minimum of 400 addition houses will be built on the St Cyres annexe and Caerleon Road, Both sites are on the Murch side of the community which is served by only two access points to the main road [A4055]. Both these junctions, namely the Infants School traffic lights at Murch Bridge and Cross Common Road at its junction with the A4055 are either at capacity or structurally suspect.

The 400 houses would generate between 600 to 800 additional cars in both directions, particularly at peak times,. The additional traffic would have a profound and adverse impact on the community as the existing roads are under great pressure now.

Further, I am concerned that there have not been any proposed extra community facilities of substance. A local church is in desperate need of a permanent base, the local sporting facilities are not adequate for the present demand and medical services are restricted due to the limitations of space at the Dinas Powys Surgery premises on Cardiff Road.

There appears to be no serious consideration having been given to other views as to the future possible use of St Cyres Annexe, Murch Road. It is worth noting that the school buildings are in good condition although in need of a little investment. To simply seek to tear down the school without any reference to the community needs would be a shameful waste. I also have concerns regarding the capacity of the local schools to accommodate the extra pupils due to the additional houses.

Then there is the wider consideration of the Plan. Up to 10,000 additional houses are planned, many in the south east area of the Vale, e.g. 2,000 units already having been approved at the Waterfront, Barry.

Much of this traffic will be funnelled through Dinas Powys and join the ever lengthening queues leading to and from the Merrie Harrier. The proposals in Sully, Penarth, Lavernock and the land adjacent St Josephs' School, Sully Road will only add to the existing congestion at this junction.

Already the air pollution levels are excessive. The Nitrogen Dioxide [N02] levels are recorded as being 43.8 units with the maximum recommended level being 40 units along Cardiff Road, Eastbrook. An increase in vehicles, particularly standing traffic, would exacerbate the situation. The level of other emissions such as CO (carbon monoxide) and Particulates [PM10/5] are not available but need clarifying

The Deposit plan does not indicate what measures will be taken to encourage the availability and use of public transport. I understand that there is a serious lack of rolling stock in Wales and providing extra trains will be a major challenge. Additional buses would simply be caught up in the traffic chaos the extra housing would cause.

It is essential that major highway infrastructure improvements are made BEFORE hundreds of additional housing could even be considered.

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS:

(ordered by
Representation ID No.)

Representor ID and details: 3946/DP1 Helen Miller

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status

Vale of Glamorgan Council - Local Development Plan DEPOSIT PLAN (February 2012) - REPRESENTATION DETAILS: (ordered by Representation ID No.)

Representor ID and details: 3947/DP1 Carl Williams

Date Lodged	Status	Petition and No.	Supporting Evidence	Additional SA SEA	Rep format:	4a - do you want your comments to be considered by 'written representations' or do you want to speak at a hearing session of Public examination?
27/03/2012	M	<input type="checkbox"/> 0	<input type="checkbox"/>	<input type="checkbox"/>	Letter	

2a - Do you consider the LDP is Sound? Unanswered

2b - If you think that the Plan is unsound and does not meet one or more test(s) of soundness, please indicate which test(s) that it fails.

Procedural Tests - P1 - Unanswered P2 - Unanswered

Consistency Tests - C1 - Unanswered C2 - Unanswered C3 - Unanswered C4 - Unanswered

Coherence and Effectiveness Tests - CE1 - Unanswered CE2 - Unanswered CE3 - Unanswered CE4 - Unanswered

3a - Which part of the Deposit Plan are you commenting on?

Policy Number:	Paragraph Number:	Proposal Map:	Constraints Map	Appendices:
MG2(19). MG2(20).

3b - Do you wish to see any changes made to the Deposit Plan as a result of your representation? Unanswered (If "No" or "Unanswered" - go to 3d)

3c - What changes would like to see made to the Deposit Plan?

New Policy:	Amended Policy:	New Paragraph:	Amended Paragraph:	New Or Amended Site:	Other (see Notes):
Unanswered	Unanswered	Unanswered	Unanswered	Unanswered	Unanswered

Notes:

3d - If your representation relates to a new, deleted or amended site, did you submit the site as a Candidate Site? Unanswered (If "Yes", please give the Candidate Site Name and reference if known)

Site Name: Site Reference:

3e - Please set out your representation below:

As a resident of Dinas Powys I wish to express my concerns re. the implications of the effect that the proposed additional housing would have on the local highways network.

In Dinas Powys it is proposed that a minimum of 400 addition houses will be built on the St Cyres annexe and Caerleon Road, Both sites are on the Murch side of the community which is served by only two access points to the main road [A4055]. Both these junctions, namely the Infants School traffic lights at Murch Bridge and Cross Common Road at its junction with the A4055 are either at capacity or structurally suspect.

The 400 houses would generate between 600 to 800 additional cars in both directions, particularly at peak times,. The additional traffic would have a profound and adverse impact on the community as the existing roads are under great pressure now.

Further, I am concerned that there have not been any proposed extra community facilities of substance. A local church is in desperate need of a permanent base, the local sporting facilities are not adequate for the present demand and medical services are restricted due to the limitations of space at the Dinas Powys Surgery premises on Cardiff Road.

There appears to be no serious consideration having been given to other views as to the future possible use of St Cyres Annexe, Murch Road. It is worth noting that the school buildings are in good condition although in need of a little investment. To simply seek to tear down the school without any reference to the community needs would be a shameful waste. I also have concerns regarding the capacity of the local schools to accommodate the extra pupils due to the additional houses.

Then there is the wider consideration of the Plan. Up to 10,000 additional houses are planned, many in the south east area of the Vale, e.g. 2,000 units already having been approved at the Waterfront, Barry.

Much of this traffic will be funnelled through Dinas Powys and join the ever lengthening queues leading to and from the Merrie Harrier. The proposals in Sully, Penarth, Lavernock and the land adjacent St Josephs' School, Sully Road will only add to the existing congestion at this junction.

Already the air pollution levels are excessive. The Nitrogen Dioxide [N02] levels are recorded as being 43.8 units with the maximum recommended level being 40 units along Cardiff Road, Eastbrook. An increase in vehicles, particularly standing traffic, would exacerbate the situation. The level of other emissions such as CO (carbon monoxide) and Particulates [PM10/5] are not available but need clarifying

The Deposit plan does not indicate what measures will be taken to encourage the availability and use of public transport. I understand that there is a serious lack of rolling stock in Wales and providing extra trains will be a major challenge. Additional buses would simply be caught up in the traffic chaos the extra housing would cause.

It is essential that major highway infrastructure improvements are made BEFORE hundreds of additional housing could even be considered.

Representor ID and details: 3947/DP1 Carl Williams

3f - Please outline the changes you wish to see made to the Deposit Plan to make it sound (if relevant)

4b - If you wish to speak, please confirm which part of your representation you wish to speak to the inspector about and why they consider it be necessary to speak at the hearing -

No Status