



WELLINGTON HEATH PARISH COUNCIL

August 21st 2019

To : Herefordshire Council Planning Dept. - Carl Brace
Copy : Ward Councillor - Liz Harvey
Copy : AONB Unit - Paul Esrich

Dear Mr Brace ,

Re : P171532

Land North of Viaduct Adjoining Orchard Business Park Ledbury Herefordshire

*Site for a mixed use development including the erection of up to 625 new homes (including affordable housing), up to 2.9 hectares of B1 employment land, a canal corridor, public open space (including a linear park), access, drainage and ground modelling works and other associated works. The proposal is for outline planning permission with all matters reserved for future consideration with the exception of **access**.*

Wellington Heath Parish Council strongly objects to the amended transport and access proposal which has been published since we submitted a our previous representations of 15th June 2017 and 9th August 2018.

We support the outcome of Lebury Town Council's recently conducted Parish Poll which has concluded that the vehicular access proposals for the north of the viaduct development are not satisfactory.

Our representation of 15th June 2017 presented detailed arguments against what was proposed for access at that time and we do not believe that the current proposals contain any changes that might otherwise ameliorate the anticipated severe traffic congestion at the Hereford Road / Bromyard Road junction. More specifically , we wish to re-emphasise our community's concerns that the lack of vehicular access beneath the viaduct from the Leadon Way roundabout and the total reliance on access from the Bromyard Road will result in a very significant increase in "rat-run" traffic though the narrow lanes through and to the east of Wellington Heath. The complete absence of pavement for pedestrians (or cyclists) in our village and beyond raises major health and safety concerns which are acutely felt during summer months when seasonal workers use Ledbury road and Beggars Ash as their preferred pedestrian route into Ledbury.

We note the distance given from the proposed Bromyard road access roundabout to the Bromyard Road /Hereford Road junction is 950m . At a rough calculation this will be 70% greater for residents of the southern section of this proposed new development . For that group in particular ,vehicular routes to Colwall, the Malverns, Upton and Eastnor will most likely be via Burtons lane or Beggars Ash.

We would urge Herefordshire Council to reconsider a vehicular access to this site beneath the railway viaduct for which there are many precedents to be found nationwide.

The amended transport proposal for this development (December 2018) makes reference to several paragraphs from the N.P.P.F ,including paragraph 109 which states :

“Development should only be prevented or refused on highways grounds if there would be an unacceptable impact on highway safety, or the residual cumulative impacts on the road network would be severe.”

On this basis we believe that this development should be refused until the current issues relating to an “*unacceptable impact on highway safety, or the residual cumulative impacts on the road network* “ have been resolved.

Yours Sincerely,

David Williams

Chair of Wellington Heath Parish Council Planning Committee