

From: Gerry Bigland [REDACTED]
Sent: 15 November 2022 15:26
To: Section 62A Applications <section62a@planninginspectorate.gov.uk>
Subject: Planning ref. S62A/2022/0012 Land east of Station, Elsenham.

Dear Sir,

I write to object to the above Planning Application on the following grounds.

Change of use of land: The site is Grade 1 and Grade 2 agriculture land. How is it sustainable to lose such high grade productive agriculture land?

Excessive development: Planning applications should be considered not just on their own but must take account of the surrounding new developments which are already having a detrimental impact in this area. The Secretary of State previously ruled that 800 dwellings on this specific site were ruled unacceptable but successive applications and those already granted suggest that the figure of 800 will be far exceeded. This should not be acceptable. Enough is enough.

Inadequate facilities: Elsenham has a very small parade of shops with very limited parking with cars remaining on the main road adjacent to a double mini roundabout. This proposed new development together with the neighbouring "work in progress" site, would inevitably make traffic problems far worse.

Public Transport: The developer claims that public transport facilities are excellent. The reality is an hourly bus service only 6 days a week in the day to Bishops Stortford and Stansted. Who now uses them? Very few, I think. Cars remain the first mode of transport in this area. A pedestrian access from this proposed new development/s to Elsenham station might encourage walking but only by those not deterred by the distance and the extremely high footbridge

Excessive traffic: Heavy congestion via Grove Hill traffic lights in Stansted has been one of the biggest complaints raised at all public enquiries on developments in Henham & Elsenham and it still continues to be side-lined. **If there is a proposed plan in existence for a new highway to circumnavigate this black spot would somebody, please, please be honest and open by informing the public!**

***Regards,
Mr G. Bigland. Henham resident.***