

ROSSENDALE DRAFT LOCAL PLAN

Pre-Submission Publication Version

Regulation 19 Consultation

APPENDIX 2



November 2018

Rossendale
BOROUGH COUNCIL

This appendix includes information we have received from individuals to support their comments on the Rossendale Draft Local Plan. This information includes photographs, maps and statements and it is organised numerically by the individual reference number for each person. Confidential information including personal addresses, signatures, contact details etc. have been removed.

Respondent Reference	Respondent Name or Organisation	Represented by	Page Number
83	Mr Christopher Dance		1
89	Mr Mark Lupton		6



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Rossendale Draft Local Plan – SHLAA Ref - 16187 / Housing Allocation Ref – H15

at Willow Avenue off Lime Tree Grove, Rawtenstall

I wish to make representations against the above housing allocation proposal in the Draft Local Plan for 10 housing units on the above land. I live on the section of Lime Tree Grove affected by this proposal.

The only access to this land is from Lime Tree Grove from its junction with Burnley Road to its junction with Willow Avenue. This is a steep, winding single track lane approximately 120 metres in length, the width of which is approximately 2.50 to 3.00 metres and can just about accommodate the width of 1 car. There are walls each side of the track which has a blind corner, no passing points for vehicles and no pavement for pedestrians and the wall supporting the lane is in poor condition. When vehicles travelling in opposite directions meet, the lane is blocked and manoeuvring vehicles in reverse gear to deal with these situations is difficult and time consuming and causes considerable inconvenience to residents as well as potentially causing a more serious problem by blocking access for emergency vehicles. There is significant pedestrian usage of the lane (walkers, schoolchildren, children in prams, dog walkers, cyclists) and therefore potential conflict between vehicles and pedestrians. There is a traffic barrier on Lime Tree Grove situated just below its junction with Slaidburn Avenue, which was installed many years ago to ease these specific problems.

The current vehicle usage of this section of Lime Tree Grove is problematic and this housing allocation proposal for 10 housing units would more than double the current usage of the lane and would exacerbate the existing problems by more than double.

I question whether a proper “on site” survey has been carried out if this land is being put forward as allocated housing for 10 units and therefore question the soundness of the judgement in this matter. I think that this proposal should be removed from the Draft Local Plan.