

GLADMAN DEVELOPMENTS LTD

LAND TO THE WEST OF CROSS ROAD, WALMER, DEAL

DOVER DISTRICT COUNCIL

STATEMENT OF COMMUNITY INVOLVEMENT

Please note that this Statement of Community Involvement (SCI) contains complete copies of all correspondence received during pre-application consultation. Some of the correspondence includes personal details such as names, addresses and email addresses and have been provided in an unaltered form to ensure full transparency. A fair Processing Notice was included on the consultation leaflets and website, which made clear to members of public providing this data that it would be forwarded to the LPA as part of an application. The Council will of course need to handle this information in line with its own data protection policies.



November 2021

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CONTENTS

1	Introduction.....	5
1.1	Background.....	5
1.2	Policy Background.....	5
	The Localism Act (November 2011)	5
	National Planning Policy Framework (NPPF)	6
	Dover District Council Statement of Community Involvement (SCI)	7
1.3	Gladman’s Approach.....	7
2	Engagement with local community and stakeholders.....	9
2.1	Engagement with the Local Community.....	9
2.2	Engagement with Deal Town Council, Walmer Town Council and Great Mongeham Parish Council	9
2.3	Engagement with Mrs Natalie Elphicke MP	9
2.4	Consultation Postcard.....	9
2.5	Your-Views Website	10
2.6	Engagement with other Stakeholders.....	10
3	CONSULTATION REVIEW	11
3.1	Consultation Outcomes	11
3.2	Summary of Comments and Responses	11
4	Potential for Community Benefits.....	15
5	Summary.....	15

APPENDICES

Appendix A	Deal Town Council, Walmer Town Council and Great Mongeham Parish Council Letters
Appendix B	Mrs Natalie Elphicke MP Letter
Appendix C	Public Consultation Postcard
Appendix D	Public Consultation Feedback

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1 INTRODUCTION

1.1 Background

1.1.1 This Statement sets out the process of community engagement that has been undertaken by Gladman Developments Ltd, referred to herein as 'Gladman', to inform an outline planning application for residential development, open space and point of access from Cross Road, Deal.

1.2 Policy Background

1.2.1 This Chapter will consider relevant National and Local guidance with regards to community consultation.

1.2.2 The Dover District Council Statement of Community Involvement (adopted 2019) is a statutory document which details how and when the Council will involve the community in the preparation of the planning policy documents that make up its Local Plan. It also provides information on the Council's approach to engaging the wider community in the process of determining planning applications, particularly those involving major development proposals. The aim is to strengthen community involvement in planning over time and to achieve a widespread level of support for the policies that will shape development and the future use of land in Dover District. The consultation undertaken for this application has had regard to the guidance contained within this document.

The Localism Act (November 2011)

1.2.3 In November 2011, the Localism Act received Royal Assent. This is the Government's method of devolving greater powers to Councils and neighbourhoods in order to give local communities more control over planning decisions.

1.2.4 Of particular relevance is paragraph 122 of the Localism Act which introduced a new requirement for developers to bring the proposal to the attention of majority stakeholders and people living within the vicinity of the development. The Act further states that developers should "have regard to any responses to the consultation" received.

1.2.5 Specifically, Section 61W dictates the requirement to carry out pre-application consultation where a person proposes to make an application for planning permission for the development of any land in England, and the proposed development is of a description specified in a Development Order.

1.2.6 Where section 61W applies, section 61X sets out there is a duty to take account of responses to consultation. Applicants should consider responses received before proposals are finalised and show how they have been taken into account when submitting the application.

1.2.7 At present there is no legislative requirement, notwithstanding this, Gladman maintains it is good practice to seek the views of the local community prior to the formal submission of the application.

National Planning Policy Framework (NPPF)

1.2.8 In March 2012, the Government adopted the National Planning Policy Framework (NPPF). This document aims to simplify the planning system in the UK. The NPPF been updated multiple times since its initial publication, most recently in July 2021.

1.2.9 As Greg Clark MP wrote in the Foreword to the NPPF:

“People have been put off from getting involved because planning policy itself has become so elaborate and forbidding – the preserve of specialists, rather than people in communities...This National Planning Policy Framework changes that...we are allowing people and communities back into planning”.

1.2.10 There is, therefore, a clear rationale from the Government to increase the amount of public consultation undertaken in the planning process.

1.2.11 The section on “pre-application engagement and frontloading” within chapter 4 of the NPPF states how early engagement can “improve the efficiency and effectiveness of the planning application system for all parties” thus leading to “better coordination between public and private resources and improved outcomes for the community.”

1.2.12 Paragraph 40 further states that whilst a Local Planning Authority (LPA) “cannot require that a developer engages with them before submitting a planning application”, they should nevertheless “encourage take-up of any pre-application services they do offer”. Furthermore and where deemed to be beneficial, the LPA should “encourage any applicants who are not already required to do so by law to engage with the local community before submitting their applications”. This is to ensure that any potential issues are resolved as early in the planning process as possible.

Dover District Council Statement of Community Involvement (SCI)

1.2.13 The SCI provides information on the Council's approach to engaging the wider community in the process of determining planning applications, particularly those involving major development proposals.

1.2.14 It encourages community engagement when determining major development proposals. The General Principles state that the Council will:

- Seek views as early as possible
- Ensure involvement is open to all
- Take into account our duties under the Equality Act 2010
- Choose consultation processes that are proportionate in type and scale to the potential impacts of the proposed plan
- Target consultation to include people whom we consider would be most affected by the particular proposals or plans, and where possible we will include known interest groups
- Provide sufficient information for people to comment effectively
- Create concise consultation documents, without understating the complexities of any issues or decisions
- Avoid unnecessary jargon
- State clearly how to respond and by when
- Aim to make all representations publicly available
- Tell people who participate in the consultation how to access the results
- Ensure that information received through consultation processes complies with all Data Protection legislation and Freedom of Information requirements

1.3 Gladman's Approach

1.3.1 Having considered Dover District Council's SCI, Gladman have completed a programme of community engagement which is considered appropriate for the proposed development of this site and meets the terms of the SCI.

- 1.3.2 This report details the programme and the results of the consultation, meeting the requirement to submit such a document as part of a planning application.
- 1.3.3 As stipulated previously, Gladman have endeavoured to undertake and complete a consultation exercise that complies with both National and Local policy guidance.

2 ENGAGEMENT WITH LOCAL COMMUNITY AND STAKEHOLDERS

2.1 Engagement with the Local Community

2.1.1 In order to seek to reach the widest number of residents and businesses in the area, Gladman undertook a public engagement exercise via a leaflet drop and dedicated website. Further details of these are provided below.

2.2 Engagement with Deal Town Council, Walmer Town Council and Great Mongeham Parish Council

2.2.1 Gladman sent the clerks of Deal Town Council, Walmer Town Council and Great Mongeham Parish Council letters, via email, on 5th November outlining the broad parameters of the scheme and appended a copy of the consultation postcard. Gladman's letter welcomed the opportunity to discuss the proposals in more detail with the local councillors however we are still awaiting a direct response to our letter.

2.2.2 A copy of each of the letters is included at Appendix A.

2.3 Engagement with Mrs Natalie Elphicke MP

2.3.1 Gladman sent a letter, via email, to Mrs Natalie Elphicke MP for Dover outlining the emerging proposals and including details of the wider public consultation.

2.3.2 A copy of this letter is included at Appendix B.

2.4 Consultation Postcard

2.4.1 Postcards outlining the development principles together with details of our dedicated website and how to make comments were distributed on 8th November 2021 to approximately 680 households & businesses within the proximity of the site. On the basis that on average 2.3 people live in a household (local average taken from ONS), the leaflet was distributed to over 1500 people.

2.4.2 A copy of the postcard is included at Appendix C.

2.5 Your-Views Website

- 2.5.1 Gladman have a dedicated website for each of its projects containing details of the scheme, presenting an indicative development framework plan, and the community benefits of the scheme; it also allows visitors to the website to provide feedback via a simple email response form or by post to Gladman.
- 2.5.2 The address for the website, which is updated on a regular basis, is <http://www.your-views.co.uk/deal-crossroad> and was operational from 4th November 2021.
- 2.5.3 At present, 41 people have responded to the postcard and website via email/comments form. Comments received were mixed with some level of support expressing a need for new homes in the area and constructive comments whilst other residents opposed the scheme. A summary of the comments made can be found in the next chapter.
- 2.5.4 All copies of consultation leaflet feedback received are included at Appendix D.

2.6 Engagement with other Stakeholders

- 2.6.1 Gladman have both directly and through consultants have sought to proactively engage with other stakeholders during the pre-application stage including:
- Kent County Council Highways

3 CONSULTATION REVIEW

3.1 Consultation Outcomes

3.1.1 Gladman is pleased that a number of people engaged with the consultation process for the proposed site and provided comments during the pre-application process.

3.2 Summary of Comments and Responses

3.2.1 Responses to matters which emerged from the various forms of community engagement are detailed in the table below, together with Gladman's response.

Issue: Highways	
Summary of Comments	Response
Traffic and Congestion	
Roads around Deal and Walmer are already congested which causes pollution, they can't cope with any more cars.	The Transport Assessment completed by Croft demonstrates that the highway improvements proposed by Gladman, that already have approval through the application on the east of Cross Road, Deal (ref: 20/01125), including priority give-way arrangements and carriageway widening, means the development would have a minimal impact on traffic congestion.
Lorries will cause damage to the narrow roads during the construction of new houses.	Provisions will be made to ensure that no lasting damage is made to roads during the construction phase
The roads surrounding the site are narrow and are difficult to navigate with cars parked on road verges.	Gladman have proposed highway improvements including physical amendments to traffic calm Station Road. All new dwellings will have parking spaces provided.
Gladman suggest new residents will use public transport rather than driving, but in reality this won't be the case.	The site sits within walking distance of bus and rail connections and pedestrian connectivity between the site and Walmer Railway station will be improved. This means it is highly likely

	that new residents have a real opportunity to make use of the public transport network.
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Issue: Facilities and Services	
Summary of Comments	Response
Local Services	
Health care facilities are already struggling. There aren't enough doctors and dentists to cope with new residents	Deal is considered to be a highly sustainable location for development due to the range of accessible local services. New housing development secures funding towards services where required through section 106 agreements.
There aren't enough school places to cater to new residents	New housing development secures funding for local services through section 106 agreement. Gladman will make contributions to local education facilities where required by the local education authority.
Public Transport	
There aren't enough reliable public transport connections in the area.	The transport assessment carried out by Croft shows that the proposed site is well serviced by both bus and rail connections. Improvements to footpaths between the site and Walmer Railway Station will ensure that public transport is accessible.
Infrastructure	
The sewage system is out of date and overloaded as it is. More houses risks more sewage being released into the sea.	Thorough investigations into the infrastructure network that will service the site has shown that the proposed development will not have a serious impact on Deal's sewage system.

Issue: Housing and Affordable Housing	
Summary of Comments	Response
Local Housing Market	
Young people are struggling to afford houses in the area, these houses will also be expensive and are built for people moving out of London.	The proposed development will provide 42 affordable dwellings of a range of sizes and tenures to cater to the needs of local people and first time buyers.

Issue: Environment	
Summary of Comments	Response
Biodiversity	
Not enough consideration has been made about biodiversity. Further habitat space should be created and houses should have nature-friendly gardens.	The proposed development has considered the ecological value on the site, all trees and hedgerows on the site will be retained and enhanced through additional planting. The scheme also includes the a wildlife pond, swales and a dedicated habitat area which will result in the development achieving a net-gain of biodiversity. Each dwelling will also have private garden space.
The development is proposed in a valued, accessible habitat area with footpaths and cycleways from which people enjoy nature.	The site is not covered by any statutory, non-statutory or local designations. While no public rights of way currently cross the site, the proposed development will create footpaths and accessible green spaces including an equipped children's play area and dedicated habitat space.
Climate Change	
New housing developments should use more low-carbon technologies such as solar panels, ground-source heat pumps and electric vehicle charging points.	All houses will be built to a high standard of energy efficiency and meet national policy requirements to be net-zero ready. Over 50% of the site will be green infrastructure and the creation of drainage basins and swales means the proposed development will be climate change resilient. All properties will contain electric vehicle charging points within their curtilage.

Flooding	
The area is at risk of flooding. Flood defences need to be provided with any new development.	The proposed site is not subject to river, coastal or surface water flood risk. However, drainage basins and swales will be created on site to ensure surface water from heavy rainfall is redirected and stored efficiently.
Noise	
The construction of new houses will create lots of noise, having a negative impact for nearby residents.	Provisions will be made to ensure that construction does not have an over-bearing impact on nearby residents for example, and a subsequent application will have to be accompanied by a construction management plan which shall limit construction at certain times of day.
Agricultural Land	
The proposed site is on agricultural land which needs to be preserved for food production.	According to the Office of National Statistics, only 8% of the UK's land area is urbanised. The provision of 4.54 ha of greenspace on site (over 50% of the total area) means there is the potential for food to be grown in private gardens. The application site also benefits from a draft allocation in the Draft Dover District Local Plan due to its suitability for residential development.

Issue: Design and Layout	
Summary of Comments	Response
To preserve the area's character, buildings over two stories high should not be built.	The exact house types and scales shall be confirmed through a subsequent detailed reserved matters application.

4 POTENTIAL FOR COMMUNITY BENEFITS

- 4.1.1 Throughout the consultation process, Gladman encouraged suggestions as to how the local community could benefit from the proposed development.
- 4.1.2 Significant community benefits will be provided, including affordable housing, landscaping and ecological enhancements.
- 4.1.3 Potential suggestions for community benefits must be tested against Government rules which limit what those seeking planning permission can offer (which exist to ensure development cannot 'buy' consents). However, the applicant will discuss the ideas put forward by residents and the Town Council throughout the planning process.
- 4.1.4 Implementation of the agreed community benefits will be guaranteed through their inclusion within a Section 106 Agreement / or a Unilateral Undertaking.

5 SUMMARY

- 5.1.1 Gladman have consulted the local community of Walmer, Deal prior to the application being submitted. It is considered that the scope of the community consultation has met with, and gone beyond, the recommendations of Local and National planning policies and legislation.
- 5.1.2 Gladman have taken account of the views expressed by those who were consulted and engaged with the local community in a variety of different ways to ensure that their opinions have been considered within the evolution of the scheme put forward within this application.
- 5.1.3 This SCI provides a response to the key matters that have been raised. Most of the comments made relate to traffic matters, the need for housing and the capacity of local services that have already been considered.

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Appendix A

Deal Town Council, Walmer Town Council and Great Mongeham Parish
Council Letters

Walmer Town Council
62 The Strand
Walmer
Kent
CT14 7DY

Gladman House
Alexandria Way
Congleton
CW12 1LB

Sent via email to: clerk@walmercouncil.co.uk

5th November 2021

Dear Mr Styles,

Re: Proposed Residential Development at Cross Road, Deal

Gladman is promoting an area of land to the west of Cross Road, Deal for housing and is preparing an outline planning application to establish the acceptability in principle for a high quality, sustainable residential development of approximately 140 dwellings with 30% affordable housing.

The site is allocated for residential development in the Draft Dover District Local Plan under reference DEA008. The evidence base that underpins the emerging plan supports the allocation of the site for housing.

The emerging housing proposals anticipate a high quality, design-led residential layout complementary to the existing built form and the site's context. A substantial amount of formal and informal green infrastructure, including new tree and hedgerow planting, a children's play area and dedicated habitat space will be provided on the site. A sustainable urban drainage system will manage surface water run-off and pedestrian and cycle connections will facilitate sustainable journeys to local facilities. The proposal will provide a framework for a mix of house sizes and tenures, to respond to local needs. Enclosed is a copy of our illustrative Development Framework Plan setting out the broad parameters of these proposals.

We appreciate that Walmer Town Council will have an interest in the area's future development and recognise that this development may affect the community in different ways. Thus, we are keen to understand and explore what social, environmental or recreational benefits may be provided through the proposed development.




Gladman would welcome the opportunity to discuss the proposal with Walmer Town Council, should you feel that is appropriate, such that your views can be understood and accounted for in our emerging development plans.

Gladman is commencing wider public consultation comprising of leaflets which will be sent to members of the community on the 8th of November, and a bespoke website which goes live today and contains further details of the proposed development. Any feedback we receive from the local community will be used to inform our proposals. To access the website please use the following link:

www.your-views.co.uk/deal-crossroad

We trust the above is of assistance and look forward to hearing from you in due course.

Yours sincerely,

A handwritten signature in black ink, appearing to read 'E. Dunn', is centered below the text 'Yours sincerely,'.

Eleanor Dunn

Assistant Planner

Email: e.dunn@gladman.co.uk

Town Hall
High Street
Deal
CT14 6TR

Gladman House
Alexandria Way
Congleton
CW12 1LB

Sent via email to: deal.town.council@deal.gov.uk

5th November 2021

Dear Ms Crow,

Re: Proposed Residential Development at Cross Road, Deal

Gladman is promoting an area of land to the west of Cross Road, Deal for housing and is preparing an outline planning application to establish the acceptability in principle for a high quality, sustainable residential development of approximately 140 dwellings with 30% affordable housing.

The site is allocated for residential development in the Draft Dover District Local Plan under reference DEA008. The evidence base that underpins the emerging plan supports the allocation of the site for housing.

The emerging housing proposals anticipate a high quality, design-led residential layout complementary to the existing built form and the site's context. A substantial amount of formal and informal green infrastructure, including new tree and hedgerow planting, a children's play area and dedicated habitat space will be provided on the site. A sustainable urban drainage system will manage surface water run-off and pedestrian and cycle connections will facilitate sustainable journeys to local facilities. The proposal will provide a framework for a mix of house sizes and tenures, to respond to local needs. Enclosed is a copy of our illustrative Development Framework Plan setting out the broad parameters of these proposals.

We appreciate that Deal Town Council will have an interest in the area's future development and recognise that this development may affect the community in different ways. Thus, we are keen to understand and explore what social, environmental or recreational benefits may be provided through the proposed development.

Gladman would welcome the opportunity to discuss the proposal with Deal Town Council, should you feel that is appropriate, such that your views can be understood and accounted for in our emerging development plans.



Gladman is commencing wider public consultation comprising of leaflets which will be sent to members of the community on the 8th of November, and a bespoke website which goes live today and contains further details of the proposed development. Any feedback we receive from the local community will be used to inform our proposals. To access the website please use the following link:

www.your-views.co.uk/deal-crossroad

We trust the above is of assistance and look forward to hearing from you in due course.

Yours sincerely,

A handwritten signature in black ink, appearing to read 'E. Dunn', is centered below the text 'Yours sincerely,'.

Eleanor Dunn

Assistant Planner

Email: e.dunn@gladman.co.uk

Clerk to the Great Mongeham Parish Council
Thornton House
Thornton Lane
Eastry
Sandwich
Kent
CT13 0EU

Gladman House
Alexandria Way
Congleton
CW12 1LB

Sent via email to: clerk@great-mongeham-pc.gov.uk

5th November 2021

Dear Mrs Jones,

Re: Proposed Residential Development at Cross Road, Deal

Gladman is promoting an area of land to the west of Cross Road, Deal for housing and is preparing an outline planning application to establish the acceptability in principle for a high quality, sustainable residential development of approximately 140 dwellings with 30% affordable housing.

The site is allocated for residential development in the Draft Dover District Local Plan under reference DEA008. The evidence base that underpins the emerging plan supports the allocation of the site for housing.

The emerging housing proposals anticipate a high quality, design-led residential layout complementary to the existing built form and the site's context. A substantial amount of formal and informal green infrastructure, including new tree and hedgerow planting, a children's play area and dedicated habitat space will be provided on the site. A sustainable urban drainage system will manage surface water run-off and pedestrian and cycle connections will facilitate sustainable journeys to local facilities. The proposal will provide a framework for a mix of house sizes and tenures, to respond to local needs. Enclosed is a copy of our illustrative Development Framework Plan setting out the broad parameters of these proposals.

We appreciate that Great Mongeham Parish Council will have an interest in the area's future development and recognise that this development may affect the community in different ways. Thus, we are keen to understand and explore what social, environmental or recreational benefits may be provided through the proposed development.



Gladman would welcome the opportunity to discuss the proposal with Great Mongeham Parish Council, should you feel that is appropriate, such that your views can be understood and accounted for in our emerging development plans.

Gladman is commencing wider public consultation comprising of leaflets which will be sent to members of the community on the 8th of November, and a bespoke website which goes live today and contains further details of the proposed development. Any feedback we receive from the local community will be used to inform our proposals. To access the website please use the following link:

www.your-views.co.uk/deal-crossroad

We trust the above is of assistance and look forward to hearing from you in due course.

Yours sincerely,

A handwritten signature in black ink, appearing to read 'E. Dunn', is centered on a light grey rectangular background.

Eleanor Dunn

Assistant Planner

Email: e.dunn@gladman.co.uk

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Appendix B

Mrs Natalie Elphicke MP Letter

54 The Strand
Walmer
Deal
Kent
CT14 7DP

Gladman House
Alexandria Way
Congleton
CW12 1LB

Sent via email to: natalie.elphicke.mp@parliament.uk

5th November 2021

Dear Natalie Elphicke,

Re: Proposed Residential Development at Cross Road, Deal

Gladman is promoting an area of land to the west of Cross Road, Deal for housing and is preparing an outline planning application to establish the acceptability in principle for a high quality, sustainable residential development of approximately 140 dwellings with 30% affordable housing.

The site is allocated for residential development in the Draft Dover District Local Plan under reference DEA008. The evidence base that underpins the emerging plan supports the allocation of the site for housing.

The emerging housing proposals anticipate a high quality, design-led residential layout complementary to the existing built form and the site's context. A substantial amount of formal and informal green infrastructure, including new tree and hedgerow planting, a children's play area and dedicated habitat space will be provided on the site. A sustainable urban drainage system will manage surface water run-off and pedestrian and cycle connections will facilitate sustainable journeys to local facilities. The proposal will provide a framework for a mix of house sizes and tenures, to respond to local needs. Enclosed is a copy of our illustrative Development Framework Plan setting out the broad parameters of these proposals.

We appreciate that you and your constituents will have an interest in the area's future development and recognise that this development may affect the community in different ways. Thus, we are keen to understand and explore what social, environmental or recreational benefits may be provided through the proposed development.



Gladman is commencing wider public consultation comprising of leaflets which will be sent to members of the community on the 8th of November, and a bespoke website which goes live today and contains further details of the proposed development. Any feedback we receive from the local community will be used to inform our proposals. To access the website please use the following link:

www.your-views.co.uk/deal-crossroad

We trust the above is of assistance and look forward to hearing from you in due course.

Yours sincerely,

A handwritten signature in black ink, appearing to read 'E. Dunn', enclosed within a light grey rectangular border.

Eleanor Dunn

Assistant Planner

Email: e.dunn@gladman.co.uk

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Appendix C

Public Consultation Postcard

HAVE YOUR SAY

A new housing development of approximately 140 new homes in Deal.



To view these proposals in more detail and provide your comments, please visit:

www.your-views.co.uk/deal-crossroad

Community Benefits



Housing for all



Public open space



Ecological enhancements



Thriving community



Economic benefits



Community footpaths

Alternative ways to contact us

Your Views Deal - Cross Road
Gladman House
Alexandria Way
Congleton, CW12 1LB

your-views@your-views.co.uk
(please use 'Deal - Cross Road' as
the subject line)

- Gladman consider all correspondence received and our response to the issues raised will be set out in a Statement of Community Involvement (SCI).
- As part of a planning application, Gladman submit to the Local Planning Authority a complete copy of all correspondence received (including any details such as your name, address and email where you have provided them). This ensures all your comments are available to the Council during the consideration of an application and shows who we have consulted. As the SCI forms part of the formal application documents, the Council may publish it online, subject to their own Data Protection policies. Should the application be the subject of an appeal, the same information will be forwarded to the Planning Inspectorate. If further consultation is carried out as part of the planning process, Gladman may use your details to make you aware of this and to ask for your views, but will not use this information for any other purpose.

Our Vision

Gladman is proposing a development of up to 140 houses on the land edged red on this plan.

This consultation provides you with an opportunity to shape our proposals at an early stage in the process.

A more detailed plan showing areas of development and green space can be viewed on the website and we welcome your comments on this.

A finalised plan will form the basis of our planning application to Dover District Council.



Site Boundary

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Appendix D

Public Consultation Feedback

From: Your Views website <your-views@your-views.co.uk>
Sent: 23 November 2021 17:24
To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Victoria Hitchcock

Your postcode: CT14 9JR

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

- * Access to public open space and new planting.
 - * New/improved community facilities.
 - * Access to public transport.
 - * Homes for local people.
 - * Provision of footpaths & cycleways.
 - * Provision of children's play areas.
 - * New/improved natural habitats.
-

What changes could be made to the Development Framework Plan to improve our proposals?: The plan does not take into account the impact of extra housing on the already overloaded local infrastructure nor does it state how this housing estate will be built to be future proofed. Will each house have solar panels, heat pumps, water conservation measures, electric car charging points and nature friendly gardens. More information is required as to how this development will offset it's environmental impact

From: Your Views website <your-views@your-views.co.uk>
Sent: 19 November 2021 13:01
To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you

recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Tim Marsh

Your postcode: CT14 7RJ

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

* New/improved natural habitats.

What changes could be made to the Development Framework Plan to improve our proposals?: Given the push for a better global environments, should this land be kept as countryside, Has Deal\Walmer lost enough of that already.

From: Your Views website <your-views@your-views.co.uk>

Sent: 18 November 2021 15:11

To: test@pearsontreehouse.co.uk; YourViews

Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: John David Gaffen

Your postcode: CT14 7RY

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

* Range of types and sizes of housing.

What changes could be made to the Development Framework Plan to improve our proposals?: Don't build anything and return the land to a useful farming/horticultural application. If, as I suspect you go ahead despite many local objections, then, at least don't build anything over 2 stories. The site is next to farm land and as such, already has many foot paths and cycle ways close by. The surrounding natural habitat is already good, but planting trees is always good for the environment. Why do we need another large development when a large one is still under construction off Station Road? The South East is overcrowded and I value the position of my retirement property in close proximity to the countryside and farm land. I don't want to see Walmer expanded endlessly. I prefer it as it is, a small rural/coastal community, which is a large part of its current charm. Don't ruin it, by putting developments everywhere!

From: Your Views website <your-views@your-views.co.uk>

Sent: 14 November 2021 08:20

To: test@pearsontreehouse.co.uk; YourViews

Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Dr L Chiverton

Your postcode: CT14 7RL

Are you, or anyone you know, looking for a new home in Deal / Walmer? Yes

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

* Access to public open space and new planting.

- * New/improved community facilities.
 - * Access to public transport.
 - * Homes for local people.
 - * Provision of footpaths & cycleways.
 - * New/improved natural habitats.
-

What changes could be made to the Development Framework Plan to improve our proposals?: Don't do it. The only people who will benefit are the developers, the landowners and the council. You are continually putting concrete all over our green space, as usual money speaks louder than anything else. You are strangling Deal and Walmer and ruining it for the residents who have lived there all their lives. Local youngsters can't afford the homes and you are filling them up with people from other councils such as Greater London Council because it's cheaper for them to do so...money. The roads can't take it and it's laughable for you to say that you'll 'encourage' the use of public transport and bikes. There aren't enough doctors or dentists. The council in their wisdom closed schools in Deal and now there aren't enough spaces. We have just had COP26 and none of you get it. It's pure greed with a total disregard for the environment. I bet the new homes won't even have solar panels. The short term benefit of the few with no long term benefit of residents and the environment.

From: Your Views website <your-views@your-views.co.uk>
Sent: 13 November 2021 14:58
To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Simon Marshall

Your postcode: CT149JZ

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

- * Access to public open space and new planting.
- * New/improved community facilities.
- * Access to public transport.
- * Homes for local people.

- * Provision of footpaths & cycleways.
 - * Provision of children's play areas.
 - * Space for older children/teenagers.
 - * New/improved natural habitats.
-

What changes could be made to the Development Framework Plan to improve our proposals?: You & the other companies rapping the land around Deal have no consideration for the locals or our environment. The affordable element in the proposal will go toward the portfolio of the many rich buying up dozens of houses for rental. It's a system I've fought against for many years. With the shortages of funds available to councils & their keen need to go for dinner lunch an tea with developers I don't see anything I say having any effect. I'd rather a light airfield or woodland be placed there. Soon there won't be a field or wood to walk in between Sandwich Deal and Dover. This isn't for locals. There will be an influx of people sent down to over load our present over loaded road system. We get quotes of companies investing millions. nothing in the level needed to provided for all the extra people. If you get your way. We will need better roads & schools an shops an surgery options. If you organisations worked together you could have provided new road networks and flood protection

From: Your Views website <your-views@your-views.co.uk>
Sent: 13 November 2021 12:39
To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: DP

Your postcode: CT14 9LB

Are you, or anyone you know, looking for a new home in Deal / Walmer? Yes

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? Yes

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? Yes

Which of the following do you consider important to take into account as we finalise our proposals?

- * Access to public open space and new planting.
- * New/improved community facilities.
- * Access to public transport.
- * Homes for local people.
- * Provision of footpaths & cycleways.

* New/improved natural habitats.

What changes could be made to the Development Framework Plan to improve our proposals?: Doctors surgery and dentist

From: Your Views website <your-views@your-views.co.uk>
Sent: 13 November 2021 09:25
To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Diana Backwell

Your postcode: CT14 9xb

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

What changes could be made to the Development Framework Plan to improve our proposals?: Have lived in this area for 40years and experienced the increase in traffic flow, which is already impacting negatively on our lives. Your development will make matters far worse! There is already a new development under way on Station Road Walmer. All traffic heading for Dover will go from there to attempt to turn right onto Dover Rd, joined by your Cross Rd cars too. Mayhem! Please don't inflict this upon us.

From: Your Views website <your-views@your-views.co.uk>
Sent: 13 November 2021 00:06
To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Mr Davids

Your postcode: Ct14 7rf

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

What changes could be made to the Development Framework Plan to improve our proposals?: Instead of causing chaos with more traffic in such a small town of Walmer, which is not suitable for this development, why don't you propose your development in St.Margaret's, lots of open fields with a road structure much safer than Walmer, go and speak to the local MP Natalie Elphick who lives there, I'm sure you will get her backing. We don't want your developments here in Walmer. We don't have the road structures for this, which in your plans you don't consider, instead your plans are using public transport, which let's face it, this wouldn't happen.

From: Your Views website <your-views@your-views.co.uk>

Sent: 12 November 2021 23:09

To: test@pearsontreehouse.co.uk; YourViews

Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Mrs Jackson

Your postcode: Ct14 7Rf

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

What changes could be made to the Development Framework Plan to improve our proposals?: There is no consideration for the people living in this area. The road infrastructure along station road, court road is and has been taken a battering with the new houses being built on station road. The lorries are using Station Road, Court Road for two developments along st. Richards Road and Mongeham. Why should we as residents continue to endure heavy vehicles on these once quiet roads to now a major through fare for yet another bloody development. No one has taken into consideration the noise levels and thundering when our own homes are vibrating due to the heavy vehicles of lorries bringing materials for the new developments. We as residents have had meetings about the infrastructure of the roads along Station Road and court road as the roads were not built for heavy goods vehicles, so now we will be protesting to stop this. No one gives a damn about how busy these roads are as long as your developments go ahead, it's disgraceful !!!!!!!

From: Your Views website <your-views@your-views.co.uk>

Sent: 11 November 2021 22:57

To: test@pearsontreehouse.co.uk; YourViews

Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: James Allen

Your postcode: ct149un

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

What changes could be made to the Development Framework Plan to improve our proposals?: With no access for large vehicles to the proposed building site from any of the 4 roads this proposal poorly thought out. With already several poor proposed developments on previously farm land (station Road for one) the general plan is only for the developer to make money than blend in with the current town buildings.

From: Your Views website <your-views@your-views.co.uk>
Sent: 11 November 2021 13:41
To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Chantal pegg

Your postcode: S10 0hq

Are you, or anyone you know, looking for a new home in Deal / Walmer? Yes

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

- * Access to public open space and new planting.
 - * Provision of footpaths & cycleways.
 - * Provision of children's play areas.
 - * Space for older children/teenagers.
 - * New/improved natural habitats.
-

From: hillchris104 <hillchris104@yahoo.com>
Sent: 11 November 2021 12:08
To: YourViews
Subject: Cross rds deal

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

I'm I'm concerned with the proposal of properties on cross roads deal,we already have millers retreat on station rd, the traffic is a nightmare already how on earth is deal especially station rd,cross rds and st Richards rd cope? Also this houses aren't affordable to local people? We are over subscribed at schools,doctors and dentists, so please explain how on earth this area is to cope with all this houses being built in a mile radius ? Yours sincerely mr holl st Richards road

Sent from Yahoo Mail for iPhone <<https://overview.mail.yahoo.com/?src=iOS>>

From: Your Views website <your-views@your-views.co.uk>
Sent: 11 November 2021 11:45
To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Mark Macmillan

Your postcode: CT14 7RQ

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

- * Access to public open space and new planting.
 - * New/improved community facilities.
 - * Access to public transport.
 - * Homes for local people.
 - * Range of types and sizes of housing.
 - * Provision of footpaths & cycleways.
 - * Provision of children's play areas.
 - * Space for older children/teenagers.
 - * New/improved natural habitats.
-

What changes could be made to the Development Framework Plan to improve our proposals?: There's already a new development being built in the area (Sunningdale) - this is already causing chaos and delays on the single carriage

roads in the area and with a new development this will only get worse. The proposed area is already a natural habitat so I fail to see how building 140 house on the site will enhance the natural habitat.

From: Your Views website <your-views@your-views.co.uk>
Sent: 11 November 2021 11:24
To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Linda Bailey

Your postcode: CT14 9XD

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

- * Access to public transport.
 - * Provision of footpaths & cycleways.
-

What changes could be made to the Development Framework Plan to improve our proposals?: This proposed development should not go ahead. The transport infrastructure cannot cope with the current amount of traffic let alone adding to the problem. There are insufficient doctors and dentists in the area and offering funds will not solve the issue as over many years the problem of recruitment has proved insurmountable. The water companies cannot cope and no amount of hedgerows (of which there are many anyway) are going to counteract the environmental issue of raw sewage being released into the sea.

From: Your Views website <your-views@your-views.co.uk>
Sent: 11 November 2021 11:07
To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Local resident

Your postcode: CT14 9JP

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No
Response

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

What changes could be made to the Development Framework Plan to improve our proposals?: Scrap this plan no one in the local area wants this development. Agricultural land is needed, crappy new developments are not. There is over development in the Kent Gladmans are a company which is about making money, no one believes anything else. The site is green land and should not be developed, so sod off!

From: Your Views website <your-views@your-views.co.uk>

Sent: 11 November 2021 03:10

To: test@pearsontreehouse.co.uk; YourViews

Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Esme Severn

Your postcode: Ct149lb

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

What changes could be made to the Development Framework Plan to improve our proposals?: Nothing. I object as a local resident to cross road for 30 years.

From: Your Views website <your-views@your-views.co.uk>

Sent: 11 November 2021 00:35

To: test@pearsontreehouse.co.uk; YourViews

Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Gemma

Your postcode: Ct149ql

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? Yes

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

- * Access to public open space and new planting.
- * New/improved community facilities.
- * Access to public transport.
- * Homes for local people.
- * Range of types and sizes of housing.
- * Provision of footpaths & cycleways.
- * Provision of children's play areas.
- * Space for older children/teenagers.
- * New/improved natural habitats.

What changes could be made to the Development Framework Plan to improve our proposals?: Not building in green space would be a great start.

From: Your Views website <your-views@your-views.co.uk>
Sent: 10 November 2021 23:50
To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Abigail Huxley

Your postcode: CT149HW

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

What changes could be made to the Development Framework Plan to improve our proposals?: Don't do it. Quite simply. Thankyou ever so. Sincerely, a Deal resident who enjoys the countryside as a place to escape. Not go to walk and view a housing estate.

From: Your Views website <your-views@your-views.co.uk>
Sent: 10 November 2021 22:13
To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Natasha Taylor

Your postcode: CT14 9WD

Are you, or anyone you know, looking for a new home in Deal / Walmer? Yes

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? Yes

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

* New/improved community facilities.

What changes could be made to the Development Framework Plan to improve our proposals?: This land is not suitable for development based on the simple fact that access would be terrible. I travel this area frequently and no matter which way you approach the proposed site from you are dealing with narrow roads where there is already a large number of parked cars and obstacles. The pressure of another 200+ cars travelling this route would cause nothing but problems, jams and accidents. It is such a shame to keep squeezing huge new housing developments where they just don't naturally fit. Please leave our town alone :(Any shortages in housing in the area are caused by people buying second homes or holiday homes. There is plenty of housing in this town and surrounding areas, if people aren't so selfish. I feel any new housing developments should at least come with community services - such as doctors surgeries and dentists - it's already impossible to get an appointment around here!

From: Your Views website <your-views@your-views.co.uk>

Sent: 10 November 2021 21:31

To: test@pearsontreehouse.co.uk; YourViews

Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Vicky holloway

Your postcode: Ct14 9jf

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? Yes

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

What changes could be made to the Development Framework Plan to improve our proposals?: Stop building on our green land! Had you lived in deal for even a few weeks you would understand how the town is suffering from being over developed. The roads are not big enough to accommodate more traffic and rush hour is causing congestion and blockages throughout deal. No doctors surgeries, dentists and secondary schools can accommodate any more people. These homes are not affordable for locals and are heavily advertised to Londoners and people out of the area with an unlimited budget. Have some respect for what once was a quiet seaside town and leave our fields well enough alone. This development will only benefit yourselves and not the local community at all.

From: Your Views website <your-views@your-views.co.uk>

Sent: 10 November 2021 21:12

To: test@pearsontreehouse.co.uk; YourViews

Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Amy slade

Your postcode: Ct14 6rj

Are you, or anyone you know, looking for a new home in Deal / Walmer? Yes

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? Yes

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? Yes

Which of the following do you consider important to take into account as we finalise our proposals?

- * Access to public open space and new planting.
- * New/improved community facilities.
- * Homes for local people.

- * Range of types and sizes of housing.
 - * Provision of children's play areas.
 - * New/improved natural habitats.
-

What changes could be made to the Development Framework Plan to improve our proposals?: More affordable housing including 4 bedroom shared ownership

From: Your Views website <your-views@your-views.co.uk>
Sent: 10 November 2021 21:12
To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Kevin Thorn

Your postcode: CT14 9LF

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

What changes could be made to the Development Framework Plan to improve our proposals?: Abandon it. Too many new houses in area and not enough improvement to infrastructure to support, roads, drainage, schools, Doctors etc etc

From: Your Views website <your-views@your-views.co.uk>
Sent: 10 November 2021 19:48
To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Gareth

Your postcode: Ct146hk

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

What changes could be made to the Development Framework Plan to improve our proposals?: No, stop removing the country side. Go build a new town somewhere else

From: Your Views website <your-views@your-views.co.uk>

Sent: 10 November 2021 20:05

To: test@pearsontreehouse.co.uk; YourViews

Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: James Walmsley

Your postcode: CT14 7QS

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

- * New/improved community facilities.
 - * Access to public transport.
-

What changes could be made to the Development Framework Plan to improve our proposals?: New road e.g. we need a new Deal bypass from top of Dover road to connect into Deal through 5 or 6 locations to cope with this development and the many others being built or in the process to be approved. The current main road into deal - dover road- has not been changed at all yet the population has grown in 20 years from 15000 ppl to over 33000 ppl in deal. We have too many new homes and more cars yet no new infrastructure. Here we have another development to only be accepted in isolation with no consideration of our entire town. The roads in this town are small and narrow and not suitable for such a big development

From: Your Views website <your-views@your-views.co.uk>
Sent: 10 November 2021 19:41
To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Ruth Evans

Your postcode: Ct14 9jx

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? Yes

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? Yes

Which of the following do you consider important to take into account as we finalise our proposals?

What changes could be made to the Development Framework Plan to improve our proposals?: There needs to be infrastructure in place to cope. Water supplies and flood pipes. Schools, doctors, shops, roads to cope. There is already a massive strain on the dover rd and sandwich road. St richards rd & station rd can not cope with the increasing traffic loads. We need a bypass before more houses.

From: Your Views website <your-views@your-views.co.uk>
Sent: 10 November 2021 19:16
To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Vanessa Dent

Your postcode: CT14 7UE

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

* New/improved natural habitats.

What changes could be made to the Development Framework Plan to improve our proposals?: Scrap the proposals. Deal is congested enough, has inadequate roads, drainage, policing for all these extra homes. Crime and antisocial behaviour is going up exponentially with every new development. Our roads are chocabloc. Our drains are overflowing through over-concreting land. And fat cat developers are getting fatter and richer. Greed. That's all this is about.

From: Your Views website <your-views@your-views.co.uk>
Sent: 10 November 2021 18:37
To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Joanna Norman

Your postcode: CT14 9JX

Are you, or anyone you know, looking for a new home in Deal / Walmer? Yes

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? Yes

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? Yes

Which of the following do you consider important to take into account as we finalise our proposals?

- * Access to public open space and new planting.
 - * New/improved community facilities.
 - * Access to public transport.
 - * Homes for local people.
 - * Range of types and sizes of housing.
 - * Provision of footpaths & cycleways.
 - * Provision of children's play areas.
 - * Space for older children/teenagers.
 - * New/improved natural habitats.
-

What changes could be made to the Development Framework Plan to improve our proposals?: Don't do it. Affordable housing is not affordable to 'normal' working people, especially when prices usually start at over £230k. This is not affordable. The roads are already at bursting point, not just the roads local to this proposed development but the two roads in and out of Deal are getting busier and busier at rush hour. We already struggle to get first choice at local primary schools and appointments at doctors surgeries. The best way to help natural habitats is not to build on them! All the above are ticked because they're important, building another 140 more houses does not help any of these, a playground and new planting can be done without the housing. Firmly against this.

From: Your Views website <your-views@your-views.co.uk>

Sent: 10 November 2021 18:26

To: test@pearsontreehouse.co.uk; YourViews

Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Morag Loftus

Your postcode: Ct15 6AP?

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? Yes

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

- * Access to public open space and new planting.
 - * Access to public transport.
 - * Homes for local people.
 - * Range of types and sizes of housing.
-

What changes could be made to the Development Framework Plan to improve our proposals?: Too many more people in an overcrowded area lacking infrastructure. Likely a lot of housing likely to be used as Airbnb or holiday lets and not by locals. Doctors/dentists etc already inadequate. Traffic would be increased and roads already inadequate

From: Your Views website <your-views@your-views.co.uk>

Sent: 10 November 2021 18:20

To: test@pearsontreehouse.co.uk; YourViews

Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Marilyn Everitt

Your postcode: CT149JN

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? Yes

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

What changes could be made to the Development Framework Plan to improve our proposals?: Its already been discussed because of the land opposite side of Cross road, the roads are simply not suitable for more traffic. Station Road approaching the railway bridge is impossible to widen and has no path or street lighting. This is the only way to public services. Cross Rd is also reduced to single lane because of street parking. The terraced houses haven't the facility to make off street parking.

From: Your Views website <your-views@your-views.co.uk>
Sent: 10 November 2021 18:07
To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Jessica Scott

Your postcode: CT14 9JZ

Are you, or anyone you know, looking for a new home in Deal / Walmer? Yes

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? Yes

Which of the following do you consider important to take into account as we finalise our proposals?

* Provision of footpaths & cycleways.

What changes could be made to the Development Framework Plan to improve our proposals?: Road changes! The road that currently runs in between the two fields is not big enough to accommodate 140 new homes with potentially 280 new cars, plus delivery vans and work site vehicles whilst the build is underway. I drive down the road 3/4 times a day and it is not fit for purpose.

From: Your Views website <your-views@your-views.co.uk>
Sent: 10 November 2021 18:00
To: test@pearsontreehouse.co.uk; YourViews

Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Bell

Your postcode: CT14 9NH

Are you, or anyone you know, looking for a new home in Deal / Walmer? No Response

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No Response

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No Response

Which of the following do you consider important to take into account as we finalise our proposals?

- * Access to public transport.
 - * Homes for local people.
-

What changes could be made to the Development Framework Plan to improve our proposals?: You have closed a school and built houses on it, now where are all the children supposed to go ? You keep letting houses being built but where is the school places, doctors spaces, dentists going to be able to include all the new comers ? It's already a lottery as to if you can get a dentist and be able to stay on their books as it is. None of the new houses are ever affordable for us local Dealites and it's never houses built just for council to rent out. Our roads are not coping with the bigger population as it is , two main roads out of town, the Dover one is not right for the traffic and should be changed before more population is added. Houses being built now also has no outdoor space just little yards pretending to be gardens. Also doesn't that bit have flooding issues already. All the issues we have should be sorted well before more houses are allowed to be built .

From: Your Views website <your-views@your-views.co.uk>

Sent: 10 November 2021 16:41

To: test@pearsontreehouse.co.uk; YourViews

Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Helena McKeown

Your postcode: CT14, 7by

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? Yes

Which of the following do you consider important to take into account as we finalise our proposals?

What changes could be made to the Development Framework Plan to improve our proposals?: Please go away and build on something other than fields

From: Your Views website <your-views@your-views.co.uk>

Sent: 10 November 2021 16:31

To: test@pearsontreehouse.co.uk; YourViews

Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Mr Drew

Your postcode: CT 14

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No
Response

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No Response

Which of the following do you consider important to take into account as we finalise our proposals?

What changes could be made to the Development Framework Plan to improve our proposals?: Put proper infrastructure in place first. Schools, doctors, dentists, proper updated sewage systems (not bolted onto existing old pipes, supply and sewage), environmentally sound affordable homes for locals as well as new people, much better roads,with a new access road from Dover to Deal, 20mph speed limits on all residential roads. All this should be in place before any more housing is even considered in the area. As a local I've already had 3 years of bl**dy tippers flying around throwing mud everywhere and now you're going to impose more years of misery on us. Thanks for nothing ??.

From: Your Views website <your-views@your-views.co.uk>
Sent: 10 November 2021 15:43
To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Liz Hill

Your postcode: Ct14 9ju

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

What changes could be made to the Development Framework Plan to improve our proposals?: This is on a country lane there are 400 homes being built further down the road. The junction of Station Road onto Dover Road is bad enough without more houses. The local secondary school is oversubscribed so where will the kids go to school.

From: Your Views website <your-views@your-views.co.uk>
Sent: 10 November 2021 15:30
To: test@pearsontreehouse.co.uk; YourViews

Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Laurence O'Donnell

Your postcode: CT14 7rl

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? Yes

Which of the following do you consider important to take into account as we finalise our proposals?

- * Access to public open space and new planting.
 - * New/improved community facilities.
 - * Access to public transport.
 - * Homes for local people.
 - * Range of types and sizes of housing.
 - * Provision of footpaths & cycleways.
 - * New/improved natural habitats.
-

What changes could be made to the Development Framework Plan to improve our proposals?: No social Housing. Improved capacity for vehicles on Cross Road. Construction traffic- mitigation during construction and after both for construction and public traffic on what is currently a rural road. Plan for limiting working hours during construction/ mitigation of noise, dust, hazards to current residents. Consideration of providing public Space for dog walking etc which will be lost due to construction. There is no public transport routes currently, how will you encourage new residents to use it if it isn't there? The construction further up Station Road has caused problems with site traffic, parking, dust etc and now there is going to be more of the same. That site offers varying housing options, you are offering anything different only monetising a green site when there are plenty of plots locally which could be redeveloped which are not green fields. Deal and Walmer have become very desirable and popular to second home owners and you are cashing in.

From: Your Views website <your-views@your-views.co.uk>

Sent: 10 November 2021 14:20

To: test@pearsontreehouse.co.uk; YourViews

Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Danielle Lawrence

Your postcode: CT14 9DL

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

What changes could be made to the Development Framework Plan to improve our proposals?: Stop building in Deal and Walmer. Its destroying our towns!.

From: Your Views website <your-views@your-views.co.uk>

Sent: 10 November 2021 13:55

To: test@pearsontreehouse.co.uk; YourViews

Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Gary Neeve

Your postcode: CT149UN

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? Yes

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

- * Access to public transport.
 - * Homes for local people.
-

What changes could be made to the Development Framework Plan to improve our proposals?: This proposal is based on developers buying up farmland and trying to make a huge profit. Affordable homes means nothing since prices are driven by markets, not affordability, ie profit. The area is entirely unsuitable due to the flood of Ellen's Road in storms and the inadequate road infrastructure which such a development would be of no benefit to the community. On the contrary in fact since main access/exit would be from Station Road which then joins the main Deal/Dover road, and coupled with the massive Miller's Retreat development currently under construction for way over 200 new homes yet with no additional road infrastructure deemed to be required this just adds to what will become total misery for all road users and residents alike. There is not anything that would benefit from this ludicrously ill thought out proposal and Dover District Council and relevant stakeholders in this area should reject it as unsuitable with would to an already over capacity local roadnetwork.

From: Your Views website <your-views@your-views.co.uk>

Sent: 10 November 2021 13:06

To: test@pearsontreehouse.co.uk; YourViews

Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Mrs M Joseph

Your postcode: CT14 9QU

Are you, or anyone you know, looking for a new home in Deal / Walmer? Yes

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? Yes

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? Yes

Which of the following do you consider important to take into account as we finalise our proposals?

- * New/improved community facilities.
 - * Access to public transport.
 - * Homes for local people.
-

What changes could be made to the Development Framework Plan to improve our proposals?: Nothing factual or certain is stated in this document as to how the assumed “benefits” will be brought about. No account is taken of the already congested area and lack of infrastructure/public services to cope with such an expansion. Does Gladman construction, being from outside the area, actually know anything about it at all? We need reasons for this development, not pipedreams!

From: Your Views website <your-views@your-views.co.uk>
Sent: 10 November 2021 12:53
To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Chris Goodwin

Your postcode: CT14 9JW

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? Yes

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? Yes

Which of the following do you consider important to take into account as we finalise our proposals?

What changes could be made to the Development Framework Plan to improve our proposals?: Cancel it ! the area you are proposing to build on is a green space, the amount of houses you are proposing along with your previous attempts to bully the local council into approving would seriously impose on the roads which are single track and cannot cope with the current levels of traffic. Please go elsewhere to make your money you are not liked and definitely not wanted here.

From: Your Views website <your-views@your-views.co.uk>
Sent: 10 November 2021 12:47

To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: John Henry lawrence spencer

Your postcode: Ct14 9lb

Are you, or anyone you know, looking for a new home in Deal / Walmer? No

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? Yes

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

- * Homes for local people.
 - * Range of types and sizes of housing.
 - * New/improved natural habitats.
-

What changes could be made to the Development Framework Plan to improve our proposals?: Leave the land for farming as that is going to be the need and not more housing there has been enough building in Deal/Walmer

From: Your Views website <your-views@your-views.co.uk>
Sent: 10 November 2021 12:02
To: test@pearsontreehouse.co.uk; YourViews
Subject: Submission from Land west of Cross Road, Deal / Walmer form

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Site: Land west of Cross Road, Deal / Walmer

Your name: Michael Bodman

Your postcode: CT14 9QT

Are you, or anyone you know, looking for a new home in Deal / Walmer? Yes

Have you, or someone you know, struggled to find an affordable home to either rent or buy in Deal / Walmer? No

Is there the need for more homes for first time buyers or young professionals in Deal / Walmer? No

Which of the following do you consider important to take into account as we finalise our proposals?

What changes could be made to the Development Framework Plan to improve our proposals?: This development should not be considered. This space is a well utilised Greenfield PoS. the infrastructure is not capable of withstanding the proposed development in this location.

□

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