

[REDACTED]

From: Contact Centre (CRM) <contact@ribblevalley.gov.uk>
Sent: 19 April 2025 22:06
To: Planning
Subject: Planning Application Comments - 3/2025/0196 FS-Case-707386552

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

Planning Application Reference No.: 3/2025/0196

Address of Development: Land off Longsight Road Langho

Comments: We are opposed to the proposed plans to develop the land off Longsight Road Langho and wish to raise the follow concerns.

- As I understand it, developments should be ‘APPROPRIATE TO THE SCALE OF, AND IN KEEPING WITH, THE EXISTING SETTLEMENT’ and the proposed development is not. Up to 300 additional domestic properties is a huge development in a what is currently a village setting.
- Developments should be ‘CLOSELY RELATED TO THE MAIN BUILT UP AREAS, and the proposed development is not. Access is from the A59 and not close by to current built up areas.
- The location of the site and the proposed developed is intrinsically affected by the location of the railway line and its impact on accessibility – poor and non-inclusive access resulting in limited (if any) integration. Previous experience here demonstrates this point in Northcote Park. Northcote Park is very separate from the main village, and has hostile warning signage in place restricting movement through the site. Additionally, the park/ leisure areas are marked for residents only, further placing a wedge between the existing community and new development, creating concerns that the new site, if built, would be no different - the same process was in place to secure that build.
- Developments should have ‘PROVISION MADE FOR ACCESS TO THE DEVELOPMENT BY PEDESTRIAN, CYCLISTS AND THOSE WITH REDUCED MOBILITY’ and the proposed development does not – certainly not in respect of connectivity to Langho village. There is a single proposed limited point of access between the existing village and the new development as pedestrian access via Whitehalgh Lane. This is not a suitable or sufficient access point to the main village, and to suggest it is lacks any thorough consideration. There is no pavement, nor space to accomodate one and is single file traffic already for a section of that road. The access via the railway station end is via steps so does not meet mobility needs and access to the village via that route.

Additionally, It is likely that Whitehalgh Lane will form the primary route of access for majority of people accessing Langho from the site (noting the relative ease of a left-hand turn from the proposed development junction onto the A59), the narrow road will not be able to accomodate the additional traffic. Even if this were to be made "access only", it would be extremely difficult to manage and

police and frankly be disregarded with no comeuppance. It would become dangerous.

- My understanding is that developments should 'STRENGTHEN EXISTING TOWN AND VILLAGE CENTRES' and the proposed development will not in any way. Other than housing plots, it offers nothing and no benefit to the existing community in any way. The proposed railway carpark will be of no use to any current resident who can walk and access the station within a 5-10 minute walk already from anywhere in the village. There will be no benefit to this carpark to anyone who lives locally. A concern is that this area will actually attract anti social behaviour and problems for a small community.

- The new development will be primarily accessed by private car, owing to its separation from the main village centre. The current roads are already very busy. I would challenge the documentation stating there have been 3 accidents on the junction of the A59 and Whitehalgh Lane and suggest this is more frequent. The Traffic/ Transport Report I strongly believe is epically flawed, incorrect and misleading. There was an incident resulting in death on A666 only last year within a stones throw of this development, not mentioned in any of the signposted reports. Further, Crashmap.co.uk will show there has been 24 accidents, 2 of which resulted in fatalities, plus two deemed serious accidents in the last 5 years, all within the Langho boundary. More relevant is the A59/ Whitehalgh Lane junction where there have been 5 accidents in the last 5 years, some serious. In Nov 2023 there was a 4 car collision on that stretch of road, so the data provided gives inconsistencies to say the least. With an increase of car useage, (300 homes means potentially 600 additional cars) will only exacerbate the risk and dangers. Experiencing the junction A59/ Whitehalgh Lane on a daily basis, I know first hand how much more difficult it has been to join the traffic flow following the developments in Barrow and Whalley and the demand on the road.

- I am very concerned about the impact on existing habitats, natural environments and biodiversity. Existing residents were drawn to this area and settled here because of the current nature and environment it provides. There are protected tree's in the field, as well as wildlife (deer, rabbit, bats, birds) that will have habitat destroyed. This will be a huge loss of green space, additionally impacting on the health and mental wellbeing of the current community. I am sceptical regarding the plans to preserve the existing protected trees and worried they won't survive the upheaval. We need to be protecting and assisting the environment and the nature that relies upon it for future generations, not wiping it out with little regard.

- To suggest 300 dwellings on the area suggested is ambitious, the quality of the resulting housing would be cramped and unappealing. The resulting premises would not be in keeping with the existing settlement.

- I am concerned that the current infrastructure and services are not sufficient to support the increase in settlement size. The current schools have already been extended to cope with current demand and are at capacity. Where are these new families going to be educated? The school sites extended are now at the maximum they can be with no space to be made bigger! The only shop in Langho for provisions is small and just copes with current demand, is not accessible to prams, wheelchairs or those with mobility issues and there are no suggestions in the current plans for sustaining an extended communities needs. One of the 'local' pubs suggested in the planning documentation is the Lord Nelson, no where near close walking commute to the suggested site due to steep access. There are no GP surgeries and current residents who commute to Whalley surgery struggle to get appointments as it is. There is no dentist.

In summary, the whole suggestion and planning request appears so ill thoughtout. The proposed size of settlement, existing traffic/ access routes already strained, plus disregard for greenspace and lack of ameanities to support such a huge influx in population is ill conceived and I would urge the decision makers to decline such a large proposal.

[REDACTED]

From: Contact Centre (CRM) <contact@ribblevalley.gov.uk>
Sent: 20 April 2025 08:15
To: Planning
Subject: Planning Application Comments - 3/2025/0196 FS-Case-707414925

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

Planning Application Reference No.: 3/2025/0196

Address of Development: Land off Longsite Road Langho

Comments: I object to this development due to its size and proximity to roads through langho which are already over capacity with a primary school on them. The road surface on the nearby roundabout has recently had to be redone due to excessive wear, the roads through langho have cars parked on both sides already and are a busy route between the Ribble valley and Blackburn and adding more congestion will only make them dangerous especially around the primary school nearby to this proposed development.

**Objection to Proposed Development of 300 Homes at Land South of Longsight Road,
Langho
Planning Application 3/2025/0196**

Introduction

I am writing to formally object to the proposed development of up to 300 dwellings on land south of Longsight Road, Langho, within the Ribble Valley. This application (3/2025/0196) raises serious concerns regarding the sustainability, infrastructure capacity, and overall suitability of such a large-scale development in this location. The scale of the proposal is excessive and fundamentally incompatible with the character, capacity, and needs of the local area.

1. School Overcrowding

The Development and Access Statement (DAS) itself concedes that “the significant level of housing development planned in the area within the next five years would mean there would be a shortage of primary school places.” This statement confirms what many residents already know: local schools are already stretched beyond their limits. Additional housing on this scale would only worsen the pressure on educational facilities, resulting in oversubscribed schools, reduced learning quality, and potential displacement of local children. It is evident that the existing educational infrastructure in and around Langho cannot support the population growth that 300 new homes would bring.

2. Strain on Healthcare Services

The Ribble Valley’s healthcare system is already under significant strain, and this development would only worsen an already fragile situation. Reports indicate that some GPs in Lancashire are seeing up to 70 patients a day—more than double the safe limit recommended by the European Union of General Practitioners. This high demand is compounded by a declining GP workforce and ongoing funding issues.

Of particular concern is the added pressure this development would place on local practices such as *Whalley and Sabden Medical Group*. These surgeries are already operating near capacity, and an influx of new residents from 300 additional homes would further stretch appointment availability and waiting times. The current patient load at these surgeries is already unmanageable at times; additional demand from new residents in Langho could lead to longer delays in access to GPs, reduced quality of care, and additional strain on emergency services. This is not just a Langho issue—it has direct implications for surrounding villages, including Whalley and Sabden, where the ripple effect of this population increase will be acutely felt.

Public services in the area—including GP surgeries, dental clinics, schools, and transport—are already under pressure. Adding hundreds more residents will only exacerbate these problems, reducing quality of life for both existing and new members of the community.

3. Inadequate Infrastructure Capacity

While the DAS includes commendable design principles—such as retaining existing vegetation, integrating green routes, and providing open space—these features do not compensate for the broader issue of infrastructure inadequacy. Langho’s existing infrastructure, particularly roads, drainage systems, and public utilities, is not designed to support a development of this magnitude. Without significant and costly investment, the area risks facing serious consequences: traffic congestion, overwhelmed drainage systems, reduced access to public amenities, and a general decline in the standard of living. The proposal overlooks the cumulative impact of multiple large developments already underway in the area, and fails to ensure that infrastructure development will keep pace with population growth.

4. Drainage and Flood Risk Concerns

The Drainage Assessment reveals that two watercourses run across the proposed development site, both of which are culverted under the A59. Any development adjacent to or connecting with these watercourses will require approval from the Lancashire County Council Flood Risk team. Additionally, the proposed access and associated highway works will necessitate a Section 278 agreement. These technical requirements point to a potential flood risk that cannot be ignored. Developing on such a site—particularly without comprehensive mitigation measures—could increase the flood risk for nearby homes and infrastructure.

Beyond technical concerns, the site occupies a sensitive and picturesque area of the Ribble Valley. Its natural beauty, biodiversity, and rural character are at risk of being permanently degraded. This development would disrupt established wildlife habitats and erode the green spaces that define Langho’s identity. The scale of urban sprawl proposed here is wholly inappropriate for a village setting.

5. Traffic and Transportation Issues

According to the Transport Assessment, the development is expected to generate up to 1,013 passenger car units per hour during peak periods. With only a single access point proposed onto the A59, this level of traffic will cause significant congestion, delays, and heightened risk of accidents. The report acknowledges the need for a secondary or emergency access route but states that a second access point onto the A59 is not viable. This raises serious concerns about the practicality and safety of the current access plan.

Moreover, local road infrastructure is already under pressure. Parking along Whalley Road through Langho is heavily congested and frequently hazardous. Vehicles are often parked along this road in a way that obstructs visibility and traffic flow—particularly around the entrance to *Moorland Road*, where blocked sightlines and restricted access pose a real risk to road users and pedestrians.

Parking on Moorland Road itself is also problematic. It is frequently used as an informal car park by individuals accessing Langho train station, leading to overcrowding, limited space for residents, and increased potential for accidents. This road is already used as a cut-through route by drivers seeking to avoid congestion on the A59. The addition of 300 homes would significantly worsen this issue, increasing traffic volume and raising safety concerns for the families and children who live along this road.

Langho's current road infrastructure simply cannot support the scale of traffic that this development would bring, and it is clear that the risks to road safety and overall congestion have not been adequately addressed.

6. Community Engagement and Consultation

While Hallam Land Management Limited outlines some community engagement efforts in the Statement of Community Involvement, these appear superficial and insufficient. Feedback from residents has consistently highlighted serious concerns about the scale and impact of the proposed development. Yet, there is little evidence that this input has meaningfully shaped the application. The lack of transparency and responsiveness in addressing community objections undermines the credibility of the consultation process and raises questions about whether local voices are being properly heard and considered.

Conclusion

In summary, the proposed development of 300 homes on land south of Longsight Road is unsustainable, ill-suited, and disproportionate to the capacity of Langho and the wider Ribble Valley. Existing pressures on schools, healthcare, infrastructure, and the environment would be significantly worsened by a development of this magnitude. Furthermore, the rural identity and natural heritage of the area would be irreversibly harmed.

I strongly urge the planning authorities to reconsider this application in light of the substantial and valid concerns raised by the community. Approving such a development would not only strain public services but also compromise the long-term wellbeing and character of the village.

[REDACTED]

From: Contact Centre (CRM) <contact@ribblevalley.gov.uk>
Sent: 20 April 2025 12:51
To: Planning
Subject: Planning Application Comments - 3/2025/0196 FS-Case-707448873

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

Planning Application Reference No.: 3/2025/0196

Address of Development: Land off Longsight Road, Langho bounded by the railway Northcote Park and Wildmans Farm

Comments: I object totally to this application for planning permission on the grounds of

1. It will create a much larger volume of traffic on the already busy A59. 300 new homes residents is a ridiculous number to expect to turn onto the A59 and will create accidents for sure so for this reason alone the proposal should be rejected. It contravenes RV Core Strategies 2008 - 2028 Key statement DS1 scale of development. The sheer scale of 300 homes is entirely disproportionate to Langho's existing population. It's increasing the population basically by one third. Every new household is going to use their car for access anywhere every day so from circa 700 cars I would think in excess of 1000 additional journeys per day, may well be a lot more. This is totally the wrong area to attempt to build such a large development with no facilities in the immediate or for that matter close by area. It's a rural village in the lovely Ribble Valley and should stay that way.
2. There is not enough school places as it is so just where are the schoolchildren going to go? My own grandchildren have to attend a school out of their immediate area as local schools are oversubscribed and in some cases have double classes in each year. Traffic and parking at the school is already ridiculous at school drop offs and collections.
3. There is just one local convenience store in Langho so where are the new residents going to shop?
4. How will the Doctors and the health centres cope when you already have to wait for around two weeks for an appointment. Dentists the same, there is no NHS dentists I am aware of either.
5. The train station is hardly used so why all the focus on the proposal that it is sited next to a station?
6. Amenities on the proposal are totally over stated, there is no restaurant on Whalley Road, it's been closed for 3 years. There is no Nursery either, it's been closed for over two years. There is no petrol station as stated. No cafe as such, simply a sandwich shop so not a place for socialising at all. How can these amenities be classed on the proposal when they are completely fictitious? Brings into question the validity of the whole planning proposal.
7. Cycling stated as complying with NPPF is a joke due to the steep topography in the locality and the A59 is simply not safe to ride on at any time.
8. Just where are the parks mentioned, I know of one and this is it, all others require travel.

For the points I have mentioned I urge the planners to reject this application.

[REDACTED]

From: Contact Centre (CRM) <contact@ribblevalley.gov.uk>
Sent: 20 April 2025 22:04
To: Planning
Subject: Planning Application Comments - 03/2025/0196 FS-Case-707543384

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

Planning Application Reference No.: 03/2025/0196

Address of Development: Langho off whitehalgh lane Langho

Comments: I wish to register my opposition to the proposed development at Langho. This is a huge development which will undoubtedly put huge strain and demand on local infrastructure which is already challenged. It will undoubtedly cause a reduction in local wildlife and disrupt wildlife. There appears to be no plans by RVBC or the Builders to invest in any infrastructure other than the few extra parking spaces planned for the rail station.

[REDACTED]

From: Contact Centre (CRM) <contact@ribblevalley.gov.uk>
Sent: 20 April 2025 19:26
To: Planning
Subject: Planning Application Comments - 3/2025/0196 FS-Case-707512711

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

Planning Application Reference No.: 3/2025/0196

Address of Development: Land off Longsight Road, Langho, bounded by ugh railway Northcote Park and Wildmans Farm

Comments: I would like to formally oppose the application for the following reasons.

1. Traffic - the A59 is a busy road and single carriageway, unable to take more traffic. Any addition of traffic calming measures, such as traffic lights or roundabouts will only make matters worse, by slowing traffic and increasing everyone's commute alongside volume of traffic. If you spend time in the village of Langho on a school day (when dropping off or picking up) you will see the dangerous mix of too many cars and irresponsible parking which will only get worse if more houses are built and therefore more people, cars and children. Whitehalgh Lane is already a dangerous road, with more local cars it will only get worse and only a matter of time before we see a fatality.
2. The beautiful Ribble Valley - we chose to live in the Ribble Valley because of the lovely green fields and hills (not manufactured green spaces as proposed in the development plan), this isn't a case of 'not in our back yard' but more because we are custodians of this beautiful area. We don't want to see more damage to the the Ribble Valley as we have already seen with Whalley and Barrow, both losing all essence of their village appeal.
3. Drainage - building more houses reduces the ability of the land to soak / drain rainwater. Langho already has problems with road drains continuously being blocked and water running down from Snodworth onto the main road (Whalley Road) more concrete in the ground will increase the likelihood of Langho and its surrounding roads being more susceptible to flooding.
4. Infrastructure and lack of amenities - Langho does not have a doctors surgery as stated in the planning application. The doctor's surgery in Whalley is full to bursting, the last time I tried to get an appointment at Whalley Surgery the earliest appointment was for 26 days later already more than the national average of 10 days. Before the new developments were built around Whalley you could get a doctors appointment on the same day, there has been no research on the impact for the current residents of Langho, are we expected to wait even longer for an appointment with our doctor?. So where are the plans for the additional 600+ people living in the proposed development? where will they go when they need the doctors, dentists, schools?

This really is a poorly thought through development proposal, showing no consideration for the culture and people of Langho, no consideration to the infrastructure constraints, environment factors and current traffic demand. Perhaps most importantly, this proposal shows a complete lack of

understanding as to what makes the Ribble Valley so special. This development should not be allowed.

From: [REDACTED]
Sent: 20 April 2025 08:44
To: Planning
Subject: Formal objection to planning application 3/2025/0196

 **External Email**

This email originated from outside Ribble Valley Borough Council. Do **NOT** click links or open attachments unless you recognize the sender and are sure the content within this email is safe.

Dear Kathryn Hughes and whom else it may concern,

I am emailing to formally object to the planning permission submitted by Mr Adam Masters of Hallam land management Ltd for the building of 300 residential dwellings in Langho - grid reference 370230 434438, planning application number 3/2025/0196.

As a resident [REDACTED], this application impacts me directly. After reviewing the application, I have many concerns over the proposal and believe it to be unsuitable for our community. I would like you to carefully consider the following points of why I strongly support the rejection of this application and proposal.

One of the biggest selling features of our house, [REDACTED], was the beautiful view of the countryside. Unfortunately, in close surrounding areas, houses are being developed and erected in great numbers, destroying the stunning views, wildlife habitats and general beauty of the Ribble Valley. This also makes me question why we need more houses, even though the new developments haven't even been sold yet? The Ribble Valley is known for its nature and scenery - this will no longer be the case in a short amount of time if companies such as Mr Master's keep erecting houses upon houses for their own financial benefit. This loss of natural beauty will in no doubt drag the house prices down for those such as myself who have worked incredibly hard to even get onto the housing property ladder. We are also being tied down into not being able to sell our house for many years to come - who would want to buy a house which they know will become a noisy, unsightly building site with a ruined view? This has impacted my family's future plans immensely. Langho is known to be a lovely, small village with a great community feel - you would be altering the whole feel and look of our village.

One of my largest concerns is safety. The surrounding access roads for Langho are already congested and quite frankly dangerous. Even though the proposal states new access onto the A59 will be made, this still increases the volume of traffic on these tight, dangerous country roads. The A59 itself, is overused, congested and also a very dangerous road to drive on - have you considered the amount of accidents that occur on this road each year already? We do not want to increase this number. By building these houses, that is what you are doing. In not many years to come, my children will be driving on these roads, I think you can appreciate the worry around this. Building a car park for the train station will only add to the congestion of traffic and pedestrians, not to mention the anti-social behaviour it will encourage in the village. This again, changes the safe, community feel of our village.

My next largest concern is the overpopulation of the area. As it stands, there are not enough amenities to accommodate the residents of the village of Langho and surrounding areas as it is. I am aware that the proposal and statistical finds states that there are places available at nearby schools and doctors. I can assure you that, as a teacher at one of these schools, there are not. Our school is

in fact oversubscribed with a long waiting list and this is the case every year. As a patient of Whalley medical centre, wait times for appointments are already ridiculous - needing to wait weeks for an appointment often leaves no choice but to visit A&E, not only congesting the local amenities but also overcrowding hospitals and other areas that cannot cope.

As mentioned briefly above, the environmental impact of erecting these houses will be catastrophic for the area. Noise pollution will be made by the heavy construction vehicles, disrupting residents' quality of life and day-to-day living. Artificial lighting will produce light pollution for residents and wildlife, disrupting nocturnal animals and the living of wildlife. Air pollution will be caused by the fumes of heavy machinery. Nature will be killed off and although a very small effort is being made to save some of the trees, this is an incredibly poor effort when you look at the bigger picture of the natural shrubery and habitats this development will be destroying.

For the reasons outlined above, I strongly recommend you reconsider the planning application and see that in no way will this benefit the area of Langho, its residents, the community or the natural environment. I trust that the authority will carefully consider the objections to this application and the right decision is made - to reject. I would appreciate confirmation of receipt of this objection and request to be kept informed of any further developments. Thank you for taking the time to read my email.

Yours sincerely,

A large black rectangular redaction box covering the signature area.

[Redacted]

From: Contact Centre (CRM) <contact@ribblevalley.gov.uk>
Sent: 20 April 2025 15:36
To: Planning
Subject: Planning Application Comments - 3/2025/0196 FS-Case-707482447

[Redacted]

[Redacted]

[Redacted]

[Redacted]

Planning Application Reference No.: 3/2025/0196

Address of Development: Land off Longsight Road Langho bounded by the railway Northcote Park and Wildmans Farm,

Comments: I'm writing to express my strong objection to the proposed development of 300 houses on the pasture farmland at the top of our estate. This area is valuable green space, and its loss would not only destroy local wildlife habitats but also erode the rural character of our community.

The development will inevitably place significant strain on local infrastructure, especially traffic on the A59, which is already under pressure at peak times. Adding hundreds more vehicles from this estate will only make congestion, safety issues, and pollution worse for existing residents.

This plan feels short-sighted and unsustainable, prioritising profit over the well-being of the community and the environment. I urge the planners to reconsider and explore alternative sites that don't sacrifice valuable farmland or overwhelm local roads.

[REDACTED]

From: Contact Centre (CRM) <contact@ribblevalley.gov.uk>
Sent: 19 April 2025 23:16
To: Planning
Subject: Planning Application Comments - 3/2025/0196 FS-Case-707390806

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

Planning Application Reference No.: 3/2025/0196

Address of Development: Land off Longsight Road Langho bounded by the railway Northcote Park and Wildmans Farm,

Comments: The village of Langho no where near has enough infrastructure to accommodate 300 addition homes. There are two small schools who are already full and traffic around school time is busy and congested with many parents parking illegally and dangerously on the neighbouring roads. The nearest doctors in Whalley is already almost impossible to get an appointment at and already struggles with the people already living in the local area.

[REDACTED]

From: Contact Centre (CRM) <contact@ribblevalley.gov.uk>
Sent: 20 April 2025 09:14
To: Planning
Subject: Planning Application Comments - 3/2025/0196 FS-Case-707420895

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

Planning Application Reference No.: 3/2025/0196

Address of Development: Land in Langho

Comments: I've been fortunate enough to live in the ribble valley all my life. It saddens me to see how most of our beautiful green spaces are now being taken over by horrendously huge housing developments. It is destroying all the natural beauty of the ribble valley, not just for the people but all the wildlife.

The proposal for Langho is absolutely absurd. We do not have the infrastructure to support another 300 homes! The schools and health provisions in our local areas are already struggling.

The fields in which are being suggested for these 300 homes are habitats for owls, deers, bats, woodpeckers, lapwings, rabbits... the list could go on. But these are just a few that I have personally observed on a regular basis.

The request of 300 new homes will significantly increase the traffic pollution and congestion on the already busy A59. This is a road where traffic collisions and fatalities are already an issue!

Where is the protection or consideration for our children or elderly residents who predominately live in Langho.

I really hope that this proposal is not accepted and that our wonderful ribble valley is protected.

[REDACTED]

From: Contact Centre (CRM) <contact@ribblevalley.gov.uk>
Sent: 19 April 2025 23:41
To: Planning
Subject: Planning Application Comments - 03/2025/0196 FS-Case-707392505

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

Planning Application Reference No.: 03/2025/0196

Address of Development: Area off A59 long sight road Langho

Comments: No infrastructure

No doctors

No dentists

Schools are already full..

Spoiling natural habitat

Nearly doubling the size of the village

Langho has already provided the number of houses as set out in the core strategy.

Why wasn't northcote park given a train station car park, as to which has no disabled access.

Hopefully the councillors will see the light and reject this proposal.....

[Redacted]

From: Contact Centre (CRM) <contact@ribblevalley.gov.uk>
Sent: 17 April 2025 21:43
To: Planning
Subject: Planning Application Comments - 3/2025/0196 FS-Case-707042387

[Redacted]

[Redacted]

[Redacted]

[Redacted]

Planning Application Reference No.: 3/2025/0196

Address of Development: Land off longsught road.

Comments: Object against this application. Village of langho is not able to cope without the the expansion of 300 homes, schools, doctors are already full. Another access road off the a59 further increases the risk for accidents, As a resident of [Redacted] it is going to increase traffic as it will be used as a cut through and already see multiple crashes yearly these will increase.

We have already lost part of the public footpath with the Northcorte development and have seen disputes over that now we will lose another.

There is no concern for the local wildlife that frequently visit and live there. We have seen an increase in wildlife on [Redacted] as the animals have been pushed further away due to the Northcorte development.