

[REDACTED]

From: Tim Kent [REDACTED]
Sent: 07 January 2019 10:51
To: comment@jointplanningwofe.org.uk; Local Plan; Transport Planning
Subject: Fwd: Transport proposals for Whitchurch

Categories: Green Category

Please find below a submission to your consultations from a local resident.

Cllr Tim Kent
Bristol City Council

----- Forwarded message -----

From: John Veale [REDACTED]
Date: Wed, 2 Jan 2019 at 16:29
Subject: Transport proposals for Whitchurch
To: Tim Kent [REDACTED]

I would like to forward my objections to the proposal,as follows.

The current road system,especially the A 37, cannot sustain anymore traffic.There is no access to the bus lane until you get to the George Pub,in Knowle.

The A37,from Whitchurch Village into town is not WIDE enough to build a bus lane.

It will be a gamble to build a Park and Ride,at Whitchurch,hoping to lessen traffic heading to town because you believe more people will use Park and Ride buses.

I don't think this will happen,for the reason above.There will be NO reduction in traffic approaching the junctions at West Town Lane and then Callington Road,so the usual tailbacks will persist.

Furthermore the 2 alternative routes through countryside,joining Whitchurch Lane somewhere are too disruptive.Again Whitchurch Lane cannot sustain any more traffic.

The route past Bridge Farm School will pose extreme risk to staff,pupils,and visiting people alike.

You seem to think that reducing A4 traffic,from Hicks gate,and sending it towards the A 37 is of benefit.

Traffic on the A4 is heading for town,so what is the point of sending it towards the A 37,and then onto town.

Your proposals are not the answer,and I would suggest you think again.

Thank you

A.J.Veale
[REDACTED]

TIM,

The email address for objecting DOES NOT EXIST?

Can you record my comments and forward to the appropriate agency

Thanks

JohnVEALE

EXAMPLE WORDING FOR LETTER:

Planning Policy
B&NES, Lewis House,
Manvers Street,
BATH BA1 1JG

December 2018

Reference: Bath and North East Somerset Council Local Plan 2016-2036 /
www.bathnes.gov.uk/services/planning-and-building-control/planning-policy/local-plan-2016-2036

Dear Sir / Madam

Following on from your recent consultation meetings at Whitchurch Community Centre and St Augustines Church, I am writing to register my concerns and disapproval of the planned developments, with particular reference to the South Orbital Highway link and the proposed site of any link road with Whitchurch Lane.

I believe that this proposal will have a serious and long-lasting negative effect on the Green Belt south of Bristol and will lead to urban sprawl. This is clearly indicated in your own document entitled "Local Plan: Part 1 Green Belt Assessment: Whitchurch Strategic Development Location".

As a parent of a pupil attending Bridge Farm Primary School, my primary concerns are centred around the proposed ring road route adjoining Half Acre Lane and Whitchurch Lane, which the school grounds back onto.

At present, Whitchurch Lane and the adjacent roads all currently have a 20mph speed limit. These are enforced for the safety of the children and local residents. The roads are used for dropping off and picking up pupils as well as on weekends for those using the schools facilities for sporting and recreational activities. Increasing the speed limit to even 30mph as suggested, introducing more and varied traffic and restricting the amount of on-street parking in this area will have a major impact on road safety and the lives of the school's pupils.

This is compounded by an increase in road noise and air pollution around the site of a 630 place primary school. Air pollution already exceeds the National guidelines and it is estimated that the proposal will add an additional 5000 cars to already congested roads.

The school has two busy crossing points on Whitchurch Lane as well as a school entrance on Half Acre Lane. Traffic flow has already been identified by Bristol City Council as a cause for concern, especially at peak times. In fact, Bristol City Councils

own "South East Bristol and Whitchurch Transport Package Options Assessment Report" states that travel times heading along Whitchurch Lane will increase. Any proposal to funnel more varied traffic along this route will only compound matters further.

In conclusion, the Local Plan 2016-2036 illustrates how the proposals will have a major negative impact on the green belt, the existing local residents, wildlife (and habitat), ecology, eco system, local services, traffic volumes and pollution. It compromises the health and safety of pupils and parents of Bridge Farm primary School and as such, I am fiercely opposed to such a proposal.

Yours faithfully,

Parent of Bridge Farm Primary School.



Bridge Farm Primary School Newsletter

Ofsted
Outstanding

FRIDAY 17th DECEMBER 2010

Dear
Parent/Carer

ATTENDANCE LEAGUE

CLASS	A
1R	97.5
1S	97.5
1M	97.5
1L	97.5
1A	97.5
1B	97.5
1C	97.5
1D	97.5
1E	97.5
1F	97.5
1G	97.5
1H	97.5
1I	97.5
1J	97.5
1K	97.5
1L	97.5
1M	97.5
1N	97.5
1O	97.5
1P	97.5
1Q	97.5
1R	97.5
1S	97.5
1T	97.5
1U	97.5
1V	97.5
1W	97.5
1X	97.5
1Y	97.5
1Z	97.5
2A	97.5
2B	97.5
2C	97.5
2D	97.5
2E	97.5
2F	97.5
2G	97.5
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2Y	97.5
2Z	97.5
3A	97.5
3B	97.5
3C	97.5
3D	97.5
3E	97.5
3F	97.5
3G	97.5
3H	97.5
3I	97.5
3J	97.5
3K	97.5
3L	97.5
3M	97.5
3N	97.5
3O	97.5
3P	97.5
3Q	97.5
3R	97.5
3S	97.5
3T	97.5
3U	97.5
3V	97.5
3W	97.5
3X	97.5
3Y	97.5
3Z	97.5

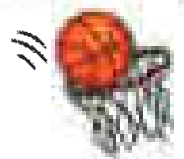
Our school attendance target for the year 2010/2011 is 97%. Any child below 90% is recorded as being persistently absent.

'Living and Learning Together'
'Bridge Farm is an Outstanding School.' Ofsted

Stars Of The Week

- RBC: Freddie Pocock
- RJT: Aimee-Louise Williams
- RCR: Dexter Robinson
- 1RD: Pippa Worby
- 1SH: Maisie England
- 1LA: Evie-Rose Messina
- 2SG: Lucy Lewis
- 2VS: Elsie Pullin
- 2CM: Tommy Bell
- 3AF: Lyla-May Swaby
- 3OS: Louie Godfrey
- 3JL: Jamal Nassour
- 4RS: Mollie-Ann Bell
- 4SD: William Bothwell
- 4HM: Ellie Tayler
- 5ML: Lacey Gardiner
- 5VS: Callum Mitchell
- 5RT: Reece Phillips
- 6NF: Joe Collier
- 6JL: Luis Fox-Russell
- 6LM: Aisha Nassour

Basketball



A huge well done to Bridge Farm Primary's Basketball team. Over the past 5 weeks the team have been taking part in the South Bristol Basketball League. They played their way to the final which took place on Wednesday night and walked away as champions. Congratulations to all who took part and thank you to the parents for your continued support in making sure the children could get there. A special thank you to Mrs Jones & Mrs Rogers for helping at the event. Team work makes the dream work!



School Council

On Wednesday, School Council met with Mr [Name] and [Name] to discuss the issues that children of Bridge Farm have raised regarding school lunches. We will be having a few more meetings with Churwell and Mrs Baker from the kitchen to continue our discussions on improving our experience of lunches.

Dates For Your Diary

Please see a list of the Christmas and New Year period dates of the Christmas Carol Services and further dates in the [Name] in the [Name].



Christmas Fayre

After the great success of this years Bridge Farm Primary Christmas Fayre, we would like to take this opportunity to say a huge thank you to everyone who donated, and supported by coming along and enjoying the evening. The school raised a whopping £3000.00. We would like to thank the PTA who worked extremely hard in making sure the event was a huge success and for their continued support of the school. Your hard work really doesn't go unnoticed.



Whitchurch New Road and Housing Update

An additional consultation meeting has been organised by Tim Kent. The consultation event will be Monday 10th December 1pm till 7pm at St Augustines [Name]. We'd attend. Please see p [Name] for more information. the [Name]

We are very grateful to Paul Hunter, the new Minister at St Augustines Church for the lovely write up in this months News.



So far the [Name] has been Remembrance Sunday. We had a lovely [Name] in church, but the best part was a brilliant and moving time at Bridge Farm School. Year Six led a touching service on November 9th, and I was proud to be present.

Eco-Council Tip Of The Week

Buy things in bulk and then split into smaller reusable containers. This will save both money and the environment! For example, don't buy individual portions of fruit in plastic pots. Buy a whole bunch of grapes and split it into reusable containers. Buy a large jar of yogurt and keep some out each day.

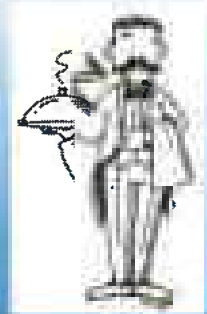
Lost Property

We have a number of coats in our lost property cupboard. If your child has lost a coat and you think it may be in school, please see the Meadow Office. Thank you.

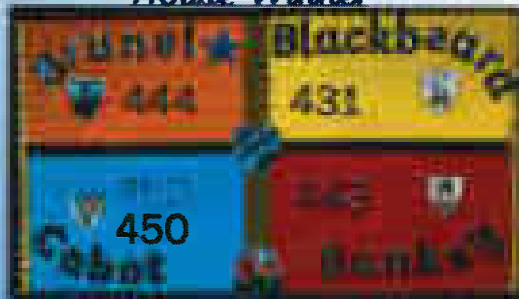
Posh Nosh

1SH - Rudy Barwood
 1SH - Darcey Mountain
 1SH - Frank Hitt
 1SH - Maisie England
 1SD - Scarlett Bruton
 2VS - Alfie Fox-Journal
 2SG - Lucy Lewis

2SG - Mia Hazell
 2CM - Riley Perrett
 2CM - Tommy Bell
 2CM - Louana Jones
 3AF - Archie Williams
 4HM - Ruby Arthur
 4HM - Darc C. Bradford
 5HT - Evelyn Soper
 5HT - Isabel Gill a



House Winner



This week's House Point **win** with an
 impressive 450 points **with an**
 Cabot **goes to**
 A very well done.

Congratulations to the Year 3/4

highly **team who took part in a**
 competitive **competitive Indoor Athletics**
 fantastic **last night and came a**
 from every **third place. A brilliant effort**
one. Well done.



Yours sincerely,

Are you worried about a child or young person?
 Do you or your child need help?

If you need support with parenting or think that a child needs some
 help from children's services in Bristol you can call

First Response on 0117 9036444

Your phone call may result in:

- *Information, advice and guidance to get the help needed.
- *A referral to Early Help team who can provide support.
- *A safeguarding referral to a social working team.

Depending what the problem is, they can find the right solution by talking to the right people who know
 your child: teachers, youth workers, school nurse, police, doctors etc

G Mason
 Headteacher



BRIDGE FARM PRIMARY SCHOOL

'Living and Learning Together'



National Teaching School



'Bridge Farm is an outstanding school.' Ofsted 2013

Headteacher: Mr Geoff Mason MA
Chair of Governors: Robert Farley
East Dundry Road, Whitchurch, Bristol BS14 0LL

<http://www.bridgefarm-pri.bristol.sch.uk/>

email: bridge.farm.p@bristol-schools.uk

Tel: 0117 903 0420
Tel: 0117 377 2092

@bridgefarmprimary



Dear Parents / Carers,

The Christmas and festive period is now upon us and I am writing to you in order to give you the dates of the various Nativities, Carol Services and Christmas events that are happening in the forthcoming weeks.

We would love to invite parents / carers to attend some of the various events on the days designated for your class. Please try to adhere to this as space in the school and St Augustines Church is limited.

Event	Location	Date	Time	Parents / Carers Invited
Christmas Jumper Day (school + Christmas)	Bridge Farm Primary	14.12.18	5 All Day	N/A
Y2 Nativity	Whitchurch Hall	17.12.18	4.30pm	Parents Carers
Y3 Carol Service	St Augustines Church	17.12.18	7.30pm	Parents Carers
Choir Service	St Augustines	18.12.18	6.30pm	Y6 Parents / Carers only
EYFS activity	St Nicholas	18.12.18	10.30am	Parents Carers
Y4 Carol Service	St A	18.12.18	9am	ROR Parents
EYFS	Whitchurch Hall	18.12.18	2.00pm	Y4 Parents Carers only
Y2 N	Whitchurch Hall	18.12.18	4.30pm	Parents Carers
Christmas Eve	Whitchurch Hall	20.12.18	7.30pm	2CM Parents Carers only
KS2	Whitchurch Hall	20.12.18	10.30am	Parents Carers

I look forward to seeing you at some of the various festivities.

Kind regards



Geoff Mason
Headteacher



The Bristol Standard



In the Early Years



Please find below the afterschool activities for the week commencing 10/12/2018

	Monday	Tuesday	Wednesday	Thursday	Friday
Activity 1	Children's Quiz	Festive Craft	Wildlife Exhibitions	Festive Craft	LM FRIDAY
Activity 2	Cric ket	Netball/ Basketball	Circuit Training	Football	Fu n Sports



Festive FIREWORKS

BRIDGE FARM
PRIMARY SCHOOL

THURSDAY 13TH DECEMBER

GATES OPEN AT 5.30PM

**TICKETS AVAILABLE
FROM MEADOW OFFICE**

EARLY BIRD PRICES

FAMILY TICKET £12 (2 ADULTS/2 CHILDREN)

ADULTS £4.50 • CHILDREN £3.50

(Under 3's FREE)


ON THE GATE

FAMILY TICKET £14 (2 ADULTS/2 CHILDREN)

ADULTS £5.00 • CHILDREN £4.00 (Under 3's FREE)

**HOT DOGS • NACHOS • BAR
SOFT DRINKS • HOT CHOCOLATE
DOUGHNUTS • TEDDY TOMBOLA
GLOW TOYS**

Miss Charlotte Veale



Planning Policy
December 2018
B&NES, Lewis House,
Manvers Street,
BATH BA1 1JG

Reference: Bath and North East Somerset Council Local Plan
2016-2036 / www.bathnes.gov.uk/services/planning-and-building-control/planning-policy/local-plan-2016-2036

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Yours faithfully,

Miss Charlotte Veale

Parent of Bridge Farm Primary School.

**Consultation on the B&NES Local Plan
Options Document (November 2018)**

**COMMENTS
FORM**

**You are strongly encouraged to make your comments on-line via the
Local Plan consultation portal www.bathnes.gov.uk/localplan2016-2036**

However, if you are using this form, please complete the form by filling in Part 1 with your contact details and use Part 2 for your response to the questions in the Options document.

Please complete a separate form for each **proposed policy approach/option** you are commenting on using the **unique reference numbers** as set out in Chapters 3 - 8.

Please send your completed form(s) using email to local_plan2@bathnes.gov.uk.
Alternatively you can post the form to Planning Policy, Bath & North East Somerset Council, Lewis House, Manvers Street, Bath BA1 1JG.

Your comments must be received by 7 January 2019

Your comments will be used to inform the next stage of the Local Plan preparation.

Part 1: Contact details			
Email is the Council's preferred method of communication and enables us to contact you quickly and efficiently. Please also provide a postcode with details of your address.			
Personal Details		Agent Details (if applicable)	
Title		Title	Mr
First Name		First Name	Dan
Surname		Surname	Washington
Job Title <i>(only if applicable)</i>		Job Title	Director
Organisation <i>(only if applicable)</i>	Versant Developments and Homes Ltd	Organisation	BBA Architects and Planners
Email		Email	Dan.washington@bba-architects.co.uk
Address		Address	Henrietta Mews
			Bath
Postcode		Postcode	BA2 6LR
Date		Date	03/01/2019

Please tick

I would like to be on the Planning Policy Mailing List and receive updates about future consultations on Planning Policy documents including the Local Plan. I am aware that I can unsubscribe at any time.



Please note that names and comments will be published

Part 2:

Which proposed policy approach/option in the Options document (November 2018) are you commenting on? BTH 2

Please use the unique reference number by each policy approach/option.

Please make your comments as succinct as possible.

The West of England Joint Spatial Plan (JSP) will set the housing requirement for B&NES for the plan period to 2036. The JSP is yet to be adopted, but this currently indicates a requirement for B&NES to supply at least 14,500 dwellings over the plan period. Taking into account existing commitments this results in a requirement of at least an additional 4,700 new homes in the B&NES authority area.

The submission draft JSP proposes around 3000 of the additional dwelling requirement in B&NES to be delivered from two Strategic Sites at Whitchurch and Keynsham. The remainder of the additional requirement is to be provided through “urban living”, small windfalls and “non-strategic growth”.

The JSP does not specify the housing delivery required from each of these components for each of the four authorities. However, Topic Paper 2 which supports the JSP gives an indication of delivery from each component, and these are the numbers which have been used in the Local Plan Consultation Report.

As the Consultation report itself stresses, the JSP is still subject to examination and therefore housing numbers may change. Indeed, there are a significant number of objections to the current stated housing requirement figures and numbers are most likely to increase following the examination. Existing commitments may also not deliver the number of houses anticipated. Therefore, the 300 dwelling figure for Bath will most likely need to be reviewed once the JSP is adopted and should not be seen as an absolute figure, nor a limit to development, if there are opportunities to develop suitable, available and achievable sites. This is particularly important given that the supply of housing in Bath is projected to be less than the requirement in the Core Strategy (Consultation Report paragraph 4.3.2).

The Consultation Report notes that the supply of housing for Bath can be accommodated through, amongst other things the “reappraisal of previously discounted sites”. One such site which needs to be re-assessed is site ref D09a (land at Minster Way, Bathwick, Bath) from the Draft HELAA 2018. The site was considered unsuitable due to its current designation within the Green Belt, AONB and a Site of Nature Conservation Interest. However, the dismissal of the site based on these designations fails to take into account the unique qualities of the site which mitigate its location within these blanket designations:

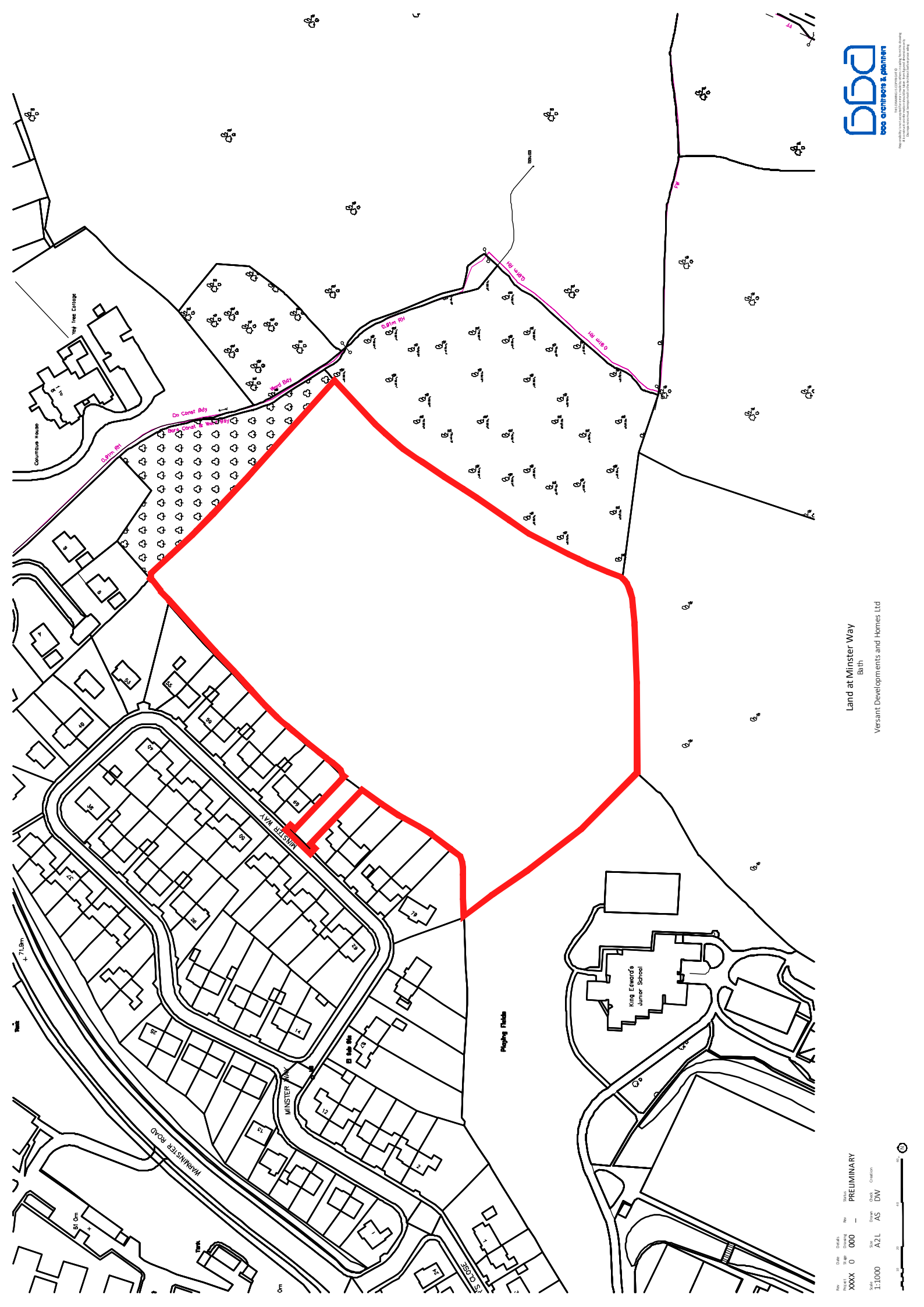
- The site’s development would provide a logical extension to the city of Bath, continuing a line of development which is already established by neighbouring dwellings and the King Edward’s School buildings.
- The site has the potential to provide development of around 38 dwellings which would enable the provision of a suitable amount of green infrastructure and its development would not compromise the setting of the City nor cause harm to the wider AONB.
- The site is on the edge of a much larger nature conservation area and any development could include appropriate mitigation to ensure minimal impact on natural habitats.

It is accepted that the NPPF states that Green Belt boundaries should only be altered in exceptional circumstances (Paragraph 136) and that policy making authorities need to demonstrate that they have fully examined “all other reasonable options for meeting its identified need” (Paragraph 137). However, in this case, given the undersupply of delivery of dwellings in Bath, the constrained and limited opportunity for significant additional housing development within the city, limited release of contained sites within the Green Belt, such as Land at Minster Way, would be justified.

Versant Developments have an option agreement with the landowner to development the site and would look to provide a policy compliant scheme in terms of energy efficiency, design and affordable housing provision.

See our website for more information and to make your comments on-line: www.bathnes.gov.uk/localplan

Please note that names and comments will be published



Land at Minster Way
Bath

Versant Developments and Homes Ltd

REV: 000 DATE: PRELIMINARY
 PROJECT: XXXX 0 000 DRAWING: RW
 SCALE: 1:1,000 DATE: 17/05/2024
 DRAWN BY: AZL AS DW
 CHECKED BY: DW

