

EDENFIELD MASTERPLAN

**A PLAN FOR
DEVELOPERS
OR A PLAN
FOR OUR
VILLAGE?**



**OBJECT NOW
THIS COULD BE
OUR LAST
CHANCE!!**

(N.B. SEE OVERLEAF/DISPLAY IN WINDOW)

Rossendale Borough Council are once again consulting on a revised Edenfield Masterplan/Design Code (ref Version 4 or V4) for site H66 see www.rossendale.gov.uk/edenfieldmasterplan

Edenfield Community Neighbourhood Forum (ECNF) is of the view that this should be rejected as many of the previous concerns have still not been addressed: -

- **Serious traffic, cycle and pedestrian safety concerns** remain particularly in respect of the Market Street mitigation measures, and at the locations of new proposed junctions in the North, Central and South of Edenfield. There is still **no traffic assessment for the whole site** and no reassurance that the site can be safely and suitably accessed by all users, including disabled people, it being stated this will be dealt with by individual planning applications despite the requirements of the Local Plan for a whole site approach.
- **Phasing of building works continues to suggest simultaneous development of the two main sites Taylor Wimpey and Peel** - this could lead to chaos, further road congestion and safety concerns for the 7 years of construction.
- **Infrastructure required for such a development is still being ignored**, particularly issues of schools and healthcare - it is increasingly difficult for residents of Edenfield to get a GP.
- The **Design Code as detailed in the Neighbourhood Plan produced for ECNF** (referred to positively in the Places Matter Design Review report) continues to be **given very limited consideration, ignoring the community voice**.
- **Development remains cramped with limited green/landscaped spaces within the site** ignoring the recommendations in the Places Matter Design Review report.
- **Flood risk and land stability issues** have not been resolved with the **SUDS drainage pond located close to the A56 continuing to pose serious road safety concerns** as raised by National Highways.
- **Proposed parking restrictions particularly on Market Street and Exchange Street would be to the detriment of existing residents and compensatory car parking is unclear (referred to as community/visitor parking)** - this needs clarification as does why there is a need for parking restrictions at all.
- **Serious concerns over the equality impact of the development**. All measures, in particular the proposal that current residents are displaced from parking outside their homes, continue to be geared towards the development of the H66 site to the detriment of existing residents some of whom are known to be frail and disabled resulting in **direct and indirect discrimination**. There is a duty under the Equality Act 2010 to eliminate discrimination yet there is no equality impact assessment or consideration given to protected characteristics.
- **Negative effect on local businesses and consequently the local economy from proposed parking restrictions**, which may result in decreased footfall and subsequently the potential closure of businesses.
- **Proposed further release of Greenbelt** for the school, play area and car park at the North end of the village is not aligned to the Local Plan and will have an adverse impact on the environment/ecology/water drainage and also continues to raise safety issues at the already busy junction close to the school.

WHAT CAN YOU DO?,

IDEALY SUBMIT YOUR COMMENTS by email before 9am on 10th June to

forwardplanning@rossendalebc.gov.uk (the more personal the comments the better!!)

SUPPORT THE OBJECTION BY ECNF. It is important that ECNF can demonstrate that their objections have wide popular support. Further details are available on the ECNF website www.edenfieldcommunityforum.uk . You can either complete the objection form on the website or tear off the slip below and deposit it in the letter boxes of either 123 Market Street or 2 Highfield Road, Edenfield no later than Friday 7th June 2024.

CONFIRMATION OF SUPPORT OF ECNF OBJECTION

I/We support the representations by ECNF to V4 of the Masterplan:-

N.B. Signatories must be aged 18 years and over and address provided to be valid.

Address :

Name: Signature:

Name: Signature:

Name: Signature:

Name: Signature:

If you have any queries contact Paul Bradburn, 01706 828507. The production costs of this document have been partly funded by a Rossendale Borough Council Communities grant.