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From: [redacted]
Sent: 17 July 2025 22:43
To: DevelopmentControl
Subject: Ref 25/00900PIP

Categories: [redacted]

Dear Sir/Madam

Thank you for the information pertaining to the Permission in Principle for the proposed dwellings on lower part of Heath Road, Warboys.

I'm absolutely dismayed and almost distraught at this application. The proposed dwellings will be somewhat isolated from the core of the village as they will be some 100M from the adjacent dwelling of 20 Heath Road. Furthermore they will be situated next to the very busy junction of the A141 and Heath Road with traffic travelling at least the National Speed Limit on the A141. Additionally there are no public pedestrian walkways at the end of Heath Road. This lower part of Heath Road has significant additional footfall with the increase of pedestrians crossing the A141 from Heath Road to the now WPC owned Onyett's Field. This is currently a very dangerous as pedestrians are forced to walk on the road, especially in front of No. 26 that has been fenced off. Speeding traffic entering and exiting to / from the A141 up Heath Road are already a menace with very little respect to the 30 MPH limit. The proposed development will inevitably increase the number of both pedestrians vehicles around the Heath Road/A141 junction and will only exacerbate level of risk of RTCs and therefore to Human Life.

There will also clearly be an impact on the at Warboys Sheep Wash at the bottom of Heath Road. One of only three examples left in the country. Again the development will impact the environment and wildlife around the Sheep Wash.

The Warboys support infrastructure is already stretched to busting point with a significant increase in traffic throughout the village attributable to the Developments on Mahaddie and Fyson Way. Moreover this addition to the village population currently standing at 4500, has increased the pressure on both our local school and the NHS Moat House Surgery which will only be exacerbated by the additional proposed development on Heath Road.

The development of these dwellings will be on and area of Green Belt, farmed for hundreds of years, now to be capitalised on by a greedy landowner prepared to exploit the green belt as part of the current governments house building scheme. My understanding is that the government is trying to help young people onto the property ladder, I would suggest that these dwellings will be significantly out of financial reach of first time buyers. The land owner will want to maximise their profit by pricing the houses between £500 to £800,000.

I'm sure my comments will fall on deaf ears in the planning authority, as the money generated by HDC from any new development will override the views of local residents.

[redacted]

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