**Robert Glanvile Playing Field Trust feedback on Roughmoor Lane Development Proposal**

The Playing Field follows the full length of the western boundary of the proposed new development.

**Western Boundary**

We wish to clarify that the green area to the west of the site marked “existing trees/hedgerow retained” are within the boundary of the playing field, are only trees, and are in no way part of the proposed development land, as such they must not be included in the 0.13 hectares of BNG. We would however, welcome the addition of planting of appropriate native species on the development land to increase the width of the green corridor for wildlife.

**Community use land**

The site proposed for a village hall is too small to meet the needs of the village. The village hall would be more suited next to the east end of the site where the old barns are situated, ensuring there is sufficient parking to replace what will be lost at Mortar Pitts and accommodate the new village facilities.

For the village to gain better use of the playing field we would welcome support and funding from the Church Commissioners (as a charity funding comes on the whole from fundraising and adhoc grants) to provide toilet facilities and changing rooms to support community activities like football/cricket matches, Tennis/Basketball Games at a more organised level. This increase in village infrastructure and amenities would add appeal to current and prospective residents of the village.

Playing area mentioned as part of the plan, we believe this would be better invested into the existing playing field. It is unclear how any additional play area would be maintained and how it would be of overall benefit to the community. With more kids the playing field would require more annual investment for upkeep and additional equipment and facilities.

There is a need for better parking facilities in the village to support all the amenities, the plan reduces parking options by removing the Mortar Pits layby, the plan needs to address this issue to avoid road parking on the new development, blocking access and making it unsafe for children to cross the roads.

**Suitability for children**

The existing agricultural building to the east of the site are a potentially dangerous area for children, in particular the derelict Dutch barn that has loose corrugated sheets on the roof is now deemed so dangerous that it cannot be used. With more children potential living on the new development we believe that this needs to be resolved before there are any additional residents.

The attenuation pond also poses another risk for children, a drowning risk and tempting play area, particularly as there is an informal footpath to it.

**Access by foot/cycle/accessible**

Two yellow arrows on the map show pedestrian/cycle access to the playing field – these access points do not exist, the playing field is fully fenced with access through 2 entrances on Roughmoor Lane to the north-east and north-west corners.

Access to the playing field from the centre of the village currently involves crossing Stoke Road and walking along Roughmoor lane. We are concerned that any development must include a pedestrian crossing on Stoke Road to enable residents of the whole village to access the playing field and rest of the village safely.

On the proposed plan someone walking from Stoke Road would have to cross an additional 2 roads, walk along the footpath parallel to Roughmoor Lane (this is a welcome addition to the plan and long needed safety facility for the residents of the village), exit the footpath onto Roughmoor lane along the junction of Roughmoor Land and Stoneleigh which carries frequent heavy farm machinery before entering the playing field. Although the addition of the footpath removes the danger of walking along the main length of Roughmoor Lane it adds 2 roads to cross.

We would support the continuation of the footbath parallel to Roughmoor Lane to the Playing field by means of an agreed new entrance, funded by the developer.

We welcome access to the Strawberry Line via a footpath and any support the Church Commissioners are able to give to promote and support the reinstatement of this route as a cycle path. Any additional footpaths must have a clear maintenance plan and be made suitable and accessible for the whole community, including wheelchairs, pushchairs and bicycles.

Housing

There is a higher density of housing on playing field side shown on the plan, we have concern that this will have a negative impact on air quality as pollution from the increase in cars would impact the playing field.

Submitted by the Trustees of the Robert Glanvile Playing Field Trust (Registered charity number 275968)