

ANNEX 2

Subject: Call for Sites Feedback form

From: [REDACTED]

To: clerk@mardenkent-pc.gov.uk

Cc: [REDACTED]

Wed, 27 Nov 2019 15:14:56 +0000 (GMT)

Dear Marden PC

Please can I submit the below comments as my feedback to the Call for Sites questionnaire you asked people to complete at the Open Days.

1. Sites I consider to be most suitable for development

I firmly believe that the response from Marden should be that NONE of the proposed sites are suitable for more development as we have already had the maximum amount of development the village can absorb - a 37% increase in houses since 2013 over 6 sites, with no noticeable improvement in infrastructure to support these developments: £3.5 million in section 106 contributions has been accrued from these recent developments - with a tiny fraction so far being spent. Marden needs the promised section 106 monies from current developments to be spent.

2. Sites I consider to be least suitable for development

ALL of the sites are unsuitable - especially the 3 large sites:

- site 309 Land North of Marden
- site 226 Land North of Staplehurst (in reality, most of the residential development falls within Marden parish, not Staplehurst)
- site 318 Pagehurst Farm

If any of these sites were accepted, they would completely crush our village and break our creaking infrastructure. Even though all these proposals promise improved roads, schools and medical facilities, it is NOT within the power of developers or MBC to deliver these - KCC and the NHS control this, so it is false promises from these developers to say they can.

All the sites are on viable farmland with critically needed woodland and wildlife habitats - in this age of climate crisis, we should be preserving our countryside and planting more trees, not destroying it.

Whatever promises the developers make (particularly for site 309) with regards improving the road up Linton Hill, they can't do anything to improve congestion in Maidstone, and what about the other roads out of the village towards Goudhurst, Yalding, Staplehurst etc? And nothing can be done about the centre of the village - that is at gridlock now most weekdays. Any further car traffic through the centre of the village would destroy us.

They might be able to add another car park at the station - but they can't add more trains. Trains at peak times are already standing room only from Paddock Wood or Tonbridge onwards.

Sites 281, 309 & 226 are all north of the railway line - we shouldn't open the door to consider development here.

Site 281 - part of this site is located in flood zone 3 - the highest flood risk

Site 226 - the southern part of this site is at risk of flooding

Howland Road is a traffic nightmare already - any sites which propose access onto Howland Road will make this even worse

Copper Lane and Thorn Road are country lanes and couldn't cope with increased traffic from housing developments

The sewerage system is already at breaking point

We've already endured 6 years of building impact with at least 2 more from current housing being built - acceptance of any of these new sites would subject us to 10-15 years more of this unbearable disruption

I look forward to attending the meeting on 3 December.

Thank you