

Stephen Harris

From: [REDACTED]
Sent: 21 June 2018 15:26
To: Stephen.Harris; Iain.Fowler@wainhomes.net; [REDACTED]
Subject: RE: Barton Issues

Dear All,

I have tried to flesh out the bullets below to further support the discussion later today

Introduction :

Barton has no convenience shops, no leisure infrastructure, no medical or health facilities and has very little in the way of a cultural or community centre.

These factors will have a drag on the ability of Wainhomes to sell the properties being built. (see the pace of sales on the Limes)

The following list is therefore designed as a win/win. i.e. if the following things are done the village will have more facilities, will look better and will develop a better community spirit.

These are all intangible factors but they have a material impact on the buyers of houses; this is particularly so when so many similar houses are being built in the North of Preston and in areas where there is a better established infrastructure in place (like Cottam and Fulwood)

Objectives :

1. To protect & promote the local distinctiveness of properties, by encouraging character & diversity of property styles & building materials. Ensuring that all new homes are beautifully & imaginatively designed.
2. To work on the principle of creating a low density garden village/garden suburb within new build sites. With emphasis on open spaces, open aspects & mixed planting to provide shelter & bio diversity for insects & animals.
3. Integrated & accessible walking & cycling routes to promote interconnection of new estates and wider village to prevent suburban isolation within new build communities.
4. Non dissected footpaths; all estates should have full and complete pathways to encourage dog walking, socialisation and to create a mind-set of 'short distances' to encourage walking & cycling vs car usage. This is key factor for those of limited mobility e.g. wheelchair users or mothers with pushchairs.
5. To support a reduction in speed on the A6. Propose reduction in line with government policy to 30mph. This will help to ensure that new estate dwellers can access and depart safely. This will encourage a holistic approach within Barton of all roads being safe for pedestrians, pupils and road users.
6. To ensure that they support fiscally the existing local community, who currently see the build as detrimental to the village and village life.
To build for the village a hub for healthcare, dentistry and associated medical practices.
7. To ensure that the retail unit is utilised for the village by way of a store, this means ensuring that it is offered at a viable and alluring cost to a chain company.

The village needs a retail outlet, not more houses. We do not wish to see this parcel of land being withdrawn and new planning applied for.

We need to work with Wainhomes to promote the opportunity to investors preferred by the community e.g. M&S rather than Bargain Booze.

8. 2 pelican crossings to be installed at the top and bottom of the village to allow new/existing community members to safely cross on the A6, this is to be done at the end of phase one building.

9. Public transport - to develop the existing bus stops in the village with all-weather shelters. This will encourage village dwellers to utilise sustainable transport links between villages, towns & cities, rather than rely entirely on cars.

10. What drainage & flood control has been implemented on phase 1 of the A6 build, the current area is known for being boggy & waterlogged. We do not want Barton properties to get a reputation for being built badly or on poor ground.

11. Grey generation- we have an aging population within Barton, what provision are you putting into place for bungalows, sheltered accommodation & accessible accommodation to prevent house blocking within the village by the older residents

12. RHS Barton in bloom, how can you help us to beautify the village?

13. How can you help with carbon neutrality within Barton to offset additional buildings, utilities & roads?

14. Financial assistance for the local council in ensuring that additional funding is available to them to beautify, modernise and equip local parks, spaces & village hall.

Achieving progress on the above will result in a win/win for the village and Wainhomes as a this will influence purchase of properties of buying into the semi/rural idyll.

Very Best Regards

[Redacted]

Sent: 20 June 2018 12:21

Subject: RE: Barton Issues

Hi All,

Sorry for the slight delay in sending this out ; PC problems this morning.

If we could use the list below as an outline of topics to cover that would be great. Clearly there may be some where it is sensible /easy to group. Of course if there are any items from any party that could be useful added please feel free to do so.

Many thanks again to Stephen and Iain for organising the venue.

Best regards

[Redacted]