

**Subject:** FW: Wood Green area plan comments

**From:** emma saunders

**Sent:** 28 April 2017 16:35

**To:** LDF; Cllr Ahmet Peray; Cllr Mann Stephen; Cllr Strickland Alan

**Subject:** Wood Green area plan comments

Dear Sir/Madam,

Some comments about the area plan:

Firstly, I welcome the idea of Wood Green high street being improved as it is really run-down and the pavements are narrow etc. Although I worry that the council can't deliver – the shops have gone so downhill recently with the loss of M&S, Wallis, Next etc. It's so unpleasant.

But my concerns are many:

Firstly, I am concerned that the plans to move council tenants out of the flats above the mall will effectively result in so-called social cleansing, a concern I also have re the HDV plans for Northumberland Park. It is shameful that a Labour council has got into bed with a company whose record on social housing in Southwark is so shameful.

Secondly, it is worrying that your plans are in general very much based around the assumption that we'll be getting crossrail – this is far from certain in the current economic climate. Surely we should wait to find out if Crossrail is definitely coming to the area before cementing plans based around it?

Thirdly – you say the Piccadilly Line is planning a 60% increase in capacity. I would like to see more detail on this, the tubes are really overcrowded at the moment, even at 7.15 in the morning.

Your corporate plan states that you want to boost the number of people satisfied with the area as a place to live – I fear the amount of high rise buildings you propose is going to do anything but. You have a housing target of 1,500 (roughly) a year for the whole of Haringey (not just Wood Green!) and are planning 7,000 new homes in a tiny area, the centre of Wood Green. I find that unbelievable frankly. It's way too many.

I appreciate you own property in the area but seriously, would you dare to tell the middle classes of Muswell Hill, Crouch End and Alexandra Park that you're going to create 7,000 new homes within about a square mile? No, because you know you would face a backlash and you think that the people of Wood Green won't put up a fight. Well, I'm sorry but we will protest. It's simply not fair to cram all your housing into such a small area rather than spreading it across the borough.

I also object to the plans for a main road to cut through the Noel Park estate – Lymington Avenue is in a conservation area and has a primary school on it – in general, pollution doesn't seem to have been considered. The air quality is very poor in the area – I hate walking my youngest daughter to school up Turnpike Lane.

If you have 7,000 homes in a small area, you will have more cars and more pollution. There may be a “significant quantity of off-street parking” at the moment, as you write in your document, but there won't be if you push on through with these plans.

And while you have plans for a big health facility for new residents, is one two-form entry primary school really enough? What about secondary schools? Heartlands is already oversubscribed.

Finally, it's very disappointing that you're not looking at Turnpike Lane as part of the plans – it's really dirty, the shopfronts need smartening up etc. If you're considering a pleasant cut through along Burghley Road to Wood Green town centre, surely Turnpike Lane should be spruced up too?

Please reconsider. I've been a Labour supporter all my life but am seriously considering voting Lib Dem next time round.

Yours sincerely,

Emma Saunders