

Response ID ANON-VDDE-RPCE-D

Submitted to **Proposed Scottish Borders Local Development Plan**

Submitted on 2021-01-13 11:54:12

About you

Are you responding as an: individual, group / organisation, agent?

Individual

Individual

What is your name?

Individual name:

Nick Boyd

What is your email address?

Individual Email:

[REDACTED]

What is your address?

Address line 1:

[REDACTED]

Address line 2 :

Address line 3:

Town / city:

[REDACTED]

Postcode:

[REDACTED]

What is your contact telephone number?

Contact number:

Proposed Local Development Plan Menu

Where would you like to go?

Submit your response to the consultation (Exit)

Comment on Sites in Settlements P to Z

Which Site are you commenting on?

Sites P-Z:

Peebles: APEEB056: Land south of Chapelhill Farm: Housing

What are your comments regarding this Site? :

I am extremely concerned about the impact of this site being used for housing. Within your details about the local development plan you state that there is a need to 'conserve what makes the Borders a great place to live, work and visit' and I feel this development would have a negative impact on this. Peebles is a small market town and if the boundary keeps expanding in this way we will end up merging with Eddleston and no longer retain the unique traits that makes Peebles an attractive place to live, work and visit.

On specific terms I do not think Peebles has the infrastructure to support this development. Mainly the roads, Rosetta Road is the main access from this point into the town and it is single file and falling apart - there is no way it could cope with another 150 cars trying to do the nursery run or go to Tesco.

The road in the other direction is single file with passing places with some very dangerous sharp corners, particularly when approaching the Standalane development.

There is the nature impact to consider too, if we keep expanding in this way we are pushing the natural wildlife to breaking point. We regularly enjoy the deer which use this field as their home.

I noted that pedestrian access via Standalane View was mentioned, which I would presume will be right next to my property, in an area which is identified for natural planting. This would have a huge negative impact on this estate which is quiet and very private to the residents. The noise and potential light intrusion from adding a path linking the two developments would have a negative impact on the attractiveness and therefore value of my property.

Developing this field in general will as mentioned effect the attractiveness and therefore the value of my property which looks onto this field. We recently moved into this property after having to sell our previous home on [REDACTED] as we felt the traffic created as a result of the planning giving to the site at the top of [REDACTED] was too great a risk to our family. This to me shows the blatant disregard by the council to consider the current residents when considering planning.

What would you like to do now?

Proposed Local Development Plan Menu (includes Exit option)