

I confirm that I am speaking in a personal capacity.

Paragraph 14 of the covering report states that: North Uttlesford Garden Community is close to rail stations on the existing lines to London and Cambridge.'

However, as we know, Great Chesterford station is less well served by trains than Whittlesford station, so for rail users access to Whittlesford station is important. For road traffic this means going via the A1301 and the A505 / A1301 McDonalds roundabout provided these are **not** congested.

On 10 January this year South Cambridgeshire District Council approved a planning application for the Sawston Trade Park (situated in Pampisford parish and just 400 yards north of the A505 / A1301 roundabout) - 1,500 jobs and 670 car parking spaces.

On 7 March this year South Cambridgeshire District Council considered an application for an Agritech Park on the A1301, south of the A505 – 4,000 jobs and 2,000 car parking spaces - this application was refused but could possibly go to an appeal.

The Wellcome Trust Genome Campus is currently talking about expansion on the A1301 with hundreds or more new jobs and 1,500 new dwellings. An application is expected within the next few months.

And then there is the North Uttlesford Garden Community proposal.

All these proposals seem to have a common feature - considerable reliance on improving capacity at the A505 / A1301 roundabout to address the impact of increased traffic.

I remain unconvinced by the traffic modelling and am very concerned that the likely impact of some or any of these proposals being implemented would be increased rat running through villages to avoid congestion in the A505 / A1301 roundabout area, resulting in a severe and adverse impact on villages such as Duxford, Hinxton and Ickleton.

Your response might well be: but there is going to be a study of the A505.

My response to this would be: in my view, it would be a mistake to assume that improvements to the A505 would necessarily be entirely on-line in the local area.

**In conclusion**, I do **not** support the inclusion of the North Uttlesford Garden Community site in this Local Plan,

**and finally**, I would urge you **not** to have an important Section 19 consultation where a significant portion of the consultation period is within the holiday period.

Thank you

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