

Site, Para etc.	Comments	Ref.	Name (where business or organisation)
H37 Land at Greystone Court, Haxby	Objection - would add about 100 more cars onto Greystone Court and Eastfield Avenue. Greystone Court is ill suited to handle traffic of this level. Any new development in this area narrows the boundary between Haxby and New Earswick. Concern regarding cumulative effects of development of this and other sites in Haxby on traffic and road safety. Inadequate public transport means car remains an attractive alternative. Drainage concerns including Westfield Beck being at capacity with a history of residential flooding. Concern regarding impact on amenities and that any new facilities will be aimed at meeting needs of new residents as opposed to current deficits. Concern regarding impact on secondary school provision and level of parking in the village.	63/	Haxby Town Council
	Objection – this site has been turned down for development in the past for good reasons, including the infrastructure, partially drainage and sewerage. The transport infrastructure is totally inadequate. The extent of the remedial work needed for the infrastructure will be quite uneconomic compared with completely new sites. The remainder of the field will be developed on in the future. This site represents a green divide between Haxby and New Earswick. This will affect the wildlife in the area.	730/23787	
	Objection – concerns surrounding the expansion of Haxby, road and drainage infrastructure and schools and green infrastructure provision. In relation to road infrastructure, current rush hour traffic in Haxby brings York Road and Wigginton Road to a standstill. Alongside ST9 and SF4, development of H37 could result in increased congestion within the village. Concerns also surround where new cars will park when using Haxby’s shops; there is currently not enough parking within Haxby and this is exaggerated by use of the village as a Park and Ride. With regard to schools, considers that local provision is already at capacity and this needs to be recognised. In addition, the area is considered to have a significant deficit of recreation space, but there is a notable need to provide land for a cemetery, for allotments and for a buffer zone of playing fields. Reportedly on contaminated land, which will require rigorous testing. This will need to be considered in light of the area’s existing drainage concerns.	1392/	
	Objection – the number of houses on this site has risen from 34 to 47 with no explanation. There is a recorded flood risk from the beck. There is asbestos thought to be in the area. There are very few details regarding transport and access facilities to the site. Increased traffic will bring additional dangers to the primary school children. There are no plans for upgrading sewers or for additional infrastructure necessary in the	2310/23806	

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	village. Wildlife should be protected in greenbelt areas. Concerned that agreements for house building may already be in place.		
H37 Land at Greystone Court, Haxby (continued)	Objection- the existing infrastructure of Haxby and Wigginton cannot sustain further development. Building on flood plain would cause greater sewage and drainage problems which are already at capacity. Questions raised over how local recycling facilities would cope as they have already been cut back. At peak traffic times local roads are already gridlocked which would only be exacerbated by development of the area. There are already air quality problems and risk of traffic accidents for pupils walking or cycling to Joseph Rowntree School. Schools in the area are already at capacity. There is no sustainable balance between homes and jobs in the area. Growth would have a negative impact on local wildlife and countryside and the area already is a haven for flora and wildlife.	2473/	
	Objection – schools do not have the capacity for extra pupils. York Road cannot take increased traffic. Sewage and drains are a major concern. Traffic already backs up from the ring road to the level crossing causing problems on the A1237. Village amenities are currently at full capacity.	2684/	
	Objection- concern regarding the impact on local services and infrastructure (schools, health care, roads, parking and drainage).	2756/	
	Objection – large houses lead to traffic problems. Separation between Haxby and New Earswick would be eroded. There is a weak infrastructure. The area is prone to flooding. Asbestos buried on the land.	2685/	
	Objection – this is too large and will destroy the atmosphere of Haxby. The area has poor drainage. The infrastructure cannot cope. No greenbelt should be built on until brownfield land is exhausted.	2937/23838	
	Objection – too many houses planned. Change of village’s character. Strain on the infrastructure already under pressure.	3257/	
	Objection – this area cannot cope with additional traffic. This is greenbelt land. Haxby is already saturated with houses, there are no leisure facilities, nowhere to walk dogs and no green areas. The health centre and schools cannot accommodate more people.	3381/23895	
	Objection –object to the proposed siting of residences in areas ST9, SF4 and H37, shown on the plan. The very large increase in housing in the areas, probably as much as 1700 dwellings, will impact massively on the infrastructure of Haxby and Wigginton i.e. roads, drainage, parking, and amenities. There will be insufficient places in the	3632/	

Site, Para etc.	Comments	Ref.	Name (where business or organisation)
	schools for a large increase in numbers of children and increased pressure on the Health Centre. Will the Centre be able to take more patients. Haxby and Wigginton have a high water table, so further building will exacerbate flooding.		
H37 Land at Greystone Court, Haxby (continued)	Objection – as traffic would have to use Eastfield ave, this would cause considerable congestion at certain times of the day and when trains cause the railway crossing to come down. We already have congestion in the mornings which backs up Eastfield Ave	3638/	
	Objection- the proposed number of houses is far an excess of what the infrastructure can cope with. Currently there is congestion at Eastfield Avenue roundabout which causes traffic to back up to the village. A further 1600 homes would bring the area to a standstill. Schools are already over subscribed. The vast increase in traffic will be dangerous for children walking to and from school. Heavy rainfall causes gardens and roads to be waterlogged as drainage is already poor. Mass house building will exacerbate this and cause increased flooding. Parking in the village is already at capacity.	3956/23942	
	Objection – there should be a maximum of 20 homes and these should be bungalows.	4016/20914	
	Objection – believe that Haxby should be protected from development by the rural greenbelt land which surrounds it. What has been proposed in the area is inappropriate and unsustainable. The proposal will undoubtedly put immense strain on the existing amenities of both Haxby and Wigginton village which already are unable to cope with the existing population. The Council have given no indication or guarantees that the local infrastructure will be upgraded to cope with the additional strain such development will put on the local area. Without huge investment in the infrastructure Haxby will be unable to cope with such a dramatic increase in the number of people requiring things such as access to schools, GP and medical services, local public transport, traffic access and suitable road systems, parking, drainage, shops, employment, entertainment, facilities and activities for young people, facilities and support for older and more vulnerable people, potential for increase in crime and anti-social behaviour without a local resident police presence.	4159/	
	Objection - the number of houses proposed at Greystone Court on this land has increased without any consultation. This area is water logged already, the sewage system is always causing problems, there are considerable amounts of wild life in that field (such as foxes , deer , water fowl of all types these are only a few species that can be seen above the grass). This development has no regard for the wild life and will	4297/	

Site, Para etc.	Comments	Ref.	Name (where business or organisation)
	destroy it all.		
H37 Land at Greystone Court, Haxby (continued)	Objection- concern regarding what plans there are to upgrade the outer ring road. Access to the new homes will have to be down Usher Lane which is not wide enough. There are already problems with drainage and sewage and both are at capacity. There are also problems with flooding. There is a lack of amenities in the area. York Hospital is at capacity as are local schools. The surgery will be stretched and there is a lack of parking spaces in the village. Haxby is a protected area. There are electric pylons in the area which pose a health risk therefore this land is not suitable for housing. The level of houses proposed will impact on the environment which will be devastating for wildlife. Fumes and pollution will also be detrimental to humans.	4332/23964	
	Objection- concern regarding what plans there are to upgrade the outer ring road. Access to the new homes will have to be down Usher Lane which is not wide enough. There are already problems with drainage and sewage and both are at capacity. There are also problems with flooding. There is a lack of amenities in the area. York Hospital is at capacity as are local schools. The surgery will be stretched and there is a lack of parking spaces in the village. Haxby is a protected area. There are electric pylons in the area which pose a health risk therefore this land is not suitable for housing. The level of houses proposed will impact on the environment which will be devastating for wildlife. Fumes and pollution will also be detrimental to humans.	4333/23967	
	Objection – oppose plan to develop and build houses on ST9, SF4 and H37. There is an undisputed need for some housing in York, but brownfield sites and infill should be used rather than greenfields. The facilities, services and infrastructure in the town will not be able to cope. Haxby has inherent problems with water and drainage, due to outdated sewers that would be unable to cope with increased population. Before the Local Plan can be implemented in any form, there must be new construction and repair of existing infrastructure. No mention is made of the need for two lane roads to be cut through more of the Green Belt fields further north to provide links east and west.	4359/	
	Objection – tTraffic and Parking are currently big issues in Haxby. An addition of in excess of 1,500 cars onto the roads should the development go ahead, will significantly add to the problems residents already experience. The roads are already inadequate. Residents in Haxby regularly report problems with drains. The Foss Drainage Board also states that Westfield Beck cannot cope with more development; this would affect development at H37. The developers will not finance current deficits in Haxby –	4690/	

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	everybody living north of the ring road will suffer more than they do already if this Plan goes ahead.		
H37 Land at Greystone Court, Haxby (continued)	Objection- if the proposal goes ahead it will increase the population by 40%. The existing amenities and infrastructure could not possibly cope. Traffic is already congested and development would mean more cars. Parking in Haxby is a problem. Sewage treatment is also a concern. The area proposed is draft Green Belt and as such prevents Coalescence between Haxby and New Earswick. The proposed area is at high risk from surface water flooding on the Environment Agency website.	4717/23987	
	Objection - unrealistic number of houses in Haxby and surrounding area. The impact on the schools and lack of primary school places has already been highlighted in my previous email however; the vast number of additional secondary school places that will need to be catered for will cause massive problems for the local secondary schools. If the existing sixth forms at these schools are under threat of closure to accommodate the extra students	5266/	
	Objection – Haxby is a flood risk area. Such a massive amount of additional houses would cause irreversible damage to the local community. The current infrastructure couldn't cope. The traffic and parking situation in Haxby is currently inadequate – further housing would cause chaos. Our local health care systems and schools would be stretched well beyond capacity.	5324/	
	Objection – Haxby is a village and as such the roads in and around are not designed to accommodate large construction vehicles that will be present during the construction. Once completed there will be an additional 800 cars on the road. Haxby is busy enough without these extra vehicles being present. Haxby Town is already a bottle neck on a Saturday as there aren't sufficient parking spaces. The Doctors surgery is already at full capacity support both Haxby and Wiggington residents. The local primary schools of Haxby and Wiggington are already at full capacity without additional families adding to the burden. Haxby is notoriously bad for drainage, especially during heavy deluges of rain, to the point where the manholes start to back up which has a knock on effect for homes. Additional homes will only increase the burden on a suffering system and cause misery for a lot of residents. Adding additional houses in the area is going to increase crime in the area. Haxby will no longer feel like a village with nice community, it will feel like a suburb of York with no identity.	5330/	

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H37 Land at Greystone Court, Haxby (continued)	Objection – uncontrolled development of Haxby and inadequate infrastructure. York should be looking to mid-rise developments in or near the city centre where there is access to jobs and facilities.	5444/	
	Object – infrastructure cannot cope with any further developments. Entering or exiting Haxby at busy times is a problem, and the roads cannot cope. Outer Ring Road inadequate for usage.	5588/	
	Objection – infrastructure (roads, amenities parking and drainage) cannot cope with any further developments. Entering or exiting Haxby from the roundabout on the A1237 at busy times i.e. morning and evening commuting times is already a problem and the roads could not cope with any additional traffic resulting from further development on the scale of this and the other proposals. Development of Green Belt sites should not even be considered before the development of all existing brown field sites has been fully exhausted. The historic city of York will grind to a complete halt if this and/or the other proposals in the City of York Local Plan are approved, indeed a common sense approach should have prevented this totally ridiculous plan ever being embarked upon.	5588/	
	Objection – concern that developing this site would involve a high risk of land containing asbestos and possible toxic landfill.	5631/24044	
	Objection – the road is too narrow and congested. Development will be more visible as houses are higher than bungalows. This is a designed area preventing coalescence. There are no school places available. There will be an increased flood risk as a result.	5663/24046	
	Objection - totally unsustainable impact of such development on these sites. Infrastructure already under severe strain, needing huge investment: schools, GP and medical services, local public transport, traffic access and suitable road systems, parking, drainage, shops, employment, entertainment, facilities and activities for young people.	5673/	
	Objection- Haxby is already congested; the road is very busy and can be impossible to parking order to use the local amenities. The new development represents a massive increase in population and traffic. The character of will change to the detriment of the people who currently live here. This is green belt land and therefore should not be developed.	5692/	
	Objection – the village infrastructure can not take it. The village way of life will be destroyed. Traffic is horrendous at times and the buses congested. While there is a	5757/	

**York Local Plan Further Sites Consultation – Summary Of Responses
Non FSC – Site H37**

November 2015

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	need for more housing eroding the green belt is not the way to go, brown field sites should be developed first.		
H37 Land at Greystone Court, Haxby (continued)	Object –traffic congestion, adverse air quality and parking problems. Drainage issues and school capacity issues	5796/	
	Objection – wildlife will be destroyed. Schools will be overcrowded. Traffic pressure will be increased. Flooding will be more likely. Plans have been previously dismissed. Danger to children.	5823/	
	Objection – wildlife will be destroyed. Schools will be overcrowded. Traffic pressure will be increased. Flooding will be more likely. Plans have been previously dismissed. Danger to children. Land is contaminated, and is a health hazard to the local people.	5824/	
	Objection –consider the safety of children walking, cycling and travelling by bus to the Joseph Rowntree school using this route. Haxby has well known and acknowledged drainage problems relating to sewage and surface standing water.	5831/	
	Objection – access to York road is congested, with long tail backs.	5840/	
	Objection – infrastructure cannot handle the increase. Congestion is a nightmare. Railway halt has been rejected numerous times. Primary school recently closed.	5867/	
	Objection – infrastructures cannot cope. One school knocked down for houses. School would be needed if extra houses were built.	5873/	
	Objection – limited services and no guarantee of new services. Brownfield land first. Impact on wildlife. Flooding risk with naturally high water table. Problem with surface water drainage. No room for expansion of the existing shopping facilities and very restricted parking. Air pollution.	6041/	
	Objection – concerned about impact on infrastructure	6171/	
	Objection – as traffic would have to use Eastfield Avenue, this will cause considerable congestion at certain times of day and when trains cause the railway crossing to come down. We already have congestion in the mornings which back down Eastfield Avenue beyond the Briargate exit. As this traffic has priority at the roundabout at the top of Eastfield Avenue, this will cause the traffic to back up on York Road.	6368/	
	Objection – to proposed housing developments in Haxby and Wigginton. Basic systems like health services, schools, recreation provision, and transport are under extreme pressure as a result of the proposed developments surrounding Haxby and Wigginton. The site H37 has been an area of issue due to the contamination of the land by materials from the Clifton Moor development.	6512/	Haxby and Wigginton Ward (Cllr Tony Richardson)

Site, Para etc.	Comments	Ref.	Name (where business or organisation)
H37 Land at Greystone Court, Haxby (continued)	Objection – such a massive development would put a huge strain on the infrastructure. Concern about the pollution caused by extra traffic.	7064/	
	Objection – insufficient infrastructure. Traffic congestion. Insufficient parking available. Protect Green Belt.	7174/	
	Objection – traffic is already very heavy. Only one school, which is full. Parking is difficult. Waiting times for the doctors is an issue. Drainage system wouldn't be able to cope.	7176/	
	Objection – his area and all green belt areas should remain green. All brownfield development areas should be exhausted before any development of green belt land. Need to save our green spaces and our wildlife or risk reducing everyone's quality of life.	7195/	
	Objection – it is bad enough now trying to get out onto Eastfield Avenue at certain times of the day. All the extra vehicles that the development would bring would only add to the mayhem. Young children play out in the street and more traffic would cause more danger to them. There are a number of elderly living on Ashwood Glade and often walk to the bus stop. More traffic would be a danger to them. There isn't enough school places, shops, parking doctors facilities to accommodate all these extra houses.	7541/	
	Support – shortage of houses in the area. Rail station should be reopened. Always been intended to carry on the roads.	8398/	
	Objection – increased demands on Haxby and Wigginton for roads, drainage, parking and amenities. Prior development of brownfield areas before any development of existing green belt land. Existing health centre is already stretched to capacity and there is no room for development on the present site. The existing primary and junior schools are already working at capacity. Growth of car traffic will seriously impact on an already overstretched road system, particularly at peak periods. Moor Lane Cemetery will be landlocked, with no room for development. Where else in this area can this facility be reproduced? Water table in the area is already too high with problems caused by flooding of gardens and property. Development will have dramatic negative impact on what is now a very pleasant and manageable place to live, and will adversely react on our existing quality of life.	9498/	
	Objection – concerns about the impact on existing amenities such as schools, doctors	9537/	
	Objection – object as the traffic will increase/school will be affected/community will be	9540/	

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	affected. The village is already too big. The traffic will increase and my children will not be able to walk to school		
H37 Land at Greystone Court, Haxby (continued)	Objection – access, infrastructure, impact on area all wholly unsustainable. The suitability of this land for development is questionable to say the least...it is an old landfill with a high water table.	9585/	
	Objection- the infrastructure cannot sustain the proposed development and thus quality of life of the current residents will be adversely affected. All brownfield sites should be exhausted before any consideration of Green Belt sites. They were designated Green Belt sites for good reason.	9586/24142	
	Objection - concerned about how the increase will impact on an already over populated area, this will almost double the amount of vehicles on the local roads causing even more traffic delays. There are already many drainage problems, parking problems, also the effects this will have on the amenities a lot of which are over subscribed now. The will be tremendous increases of heavy building site traffic on our local roads which are already gridlocked especially between the times people are going to work and coming home from work. Brownfield development areas should be used for development before using any of our green belt areas, thus utilising infrastructures that already to some extent exist	9593/	
	Objection - Haxby cannot sustain the amount of development you are proposing. Do not have the infrastructure available to support the huge numbers of increased cars, children (ie school places are already at bursting point), shoppers etc. The drainage in Haxby is already fit to burst.It serves no purpose to the people of Haxby and indeed York; all that happens is that you will get an influx of people moving into York from Leeds and surrounding areas and our village cannot cope with the additional volumes. You talked about Haxby station re-opening if this Plan develops. Build the extra schools and the station before you build the houses. Because of the volumes of families moving into this area I fear for my daughter's chances of getting into Joseph Rowntree Secondary School.	9596/	
	Objection – the village is already at breaking point in terms of traffic congestion, school places and additional facilities including the medical centre. York Road can become very congested especially at peak times due to the train barriers at York Road which increase the risk of gridlock. The impact on local drainage systems and local amenities would also have a very adverse effect on the area.	9599/	

Site, Para etc.	Comments	Ref.	Name (where business or organisation)
H37 Land at Greystone Court, Haxby (continued)	<p>Objection – this is an encroachment on green belt land with significant implications for nature within this area but also on local amenities which at present are stressed. Most people who live in Haxby choose to because of the green area available and 'village' feel. The town is surrounded by fields and a small wood. The area is now coming into fruition with a range of wildlife. A housing development would ruin this and have adverse effect on the population of wildlife. Drains are under stress and when heavy rain falls often struggle to cope – this will only be exacerbated. Many years ago one primary school was closed due to reduced pupil numbers. More housing would mean more school places – both schools have limited capacity. Some roads are in terrible condition and are extremely busy every day. Poor traffic measures are in place. The Council take no responsibility for private roads which had led to appalling road conditions, most notable on Hilbra Avenue.</p>	9601/	
	<p>Objection – the existing infrastructure in Haxby is inadequate; the Ring Road is struggling in Wigginton, Haxby and Strensall junctions. Most of the 3 villages rely on the ring road to either cross it or use it for commuting and it can barely manage at the moment. Existing roads in Haxby leading towards the by-pass already struggle to cope with existing traffic volumes, often backing up across and well beyond the level crossing on York Road. The extent of traffic backing-up beyond the crossing will be exacerbated by the development of 47 homes at Greystone Court, which will double the amount of cars trying to make a right turn out of this street. Suggest that at least 80% of people from all new developments will all exit along York Road over the level crossing. Bus service struggles to cope with passenger numbers at peak times and service is already unreliable due to traffic volumes.</p>	9622/	
	<p>Objection – Haxby is already struggling to cope with the traffic in the area and there is insufficient parking at the present time without increasing demand. The main road through the village is inadequate and will not safely carry more cars. There is no evidence of policing of traffic speeds or parking – additional development will worsen an already dangerous situation. Crime statistics are also likely to increase when the population increases and there is not enough Green Space or facilities to occupy young people. Heavy traffic disrupt television and broadband and increase in population has resulted in loud, unsociable behaviour on the Main Street. Proposals will increase noise pollution beyond acceptance. The school and medical centre are already at capacity. Recognise that there is a shortage of housing in York, but infrastructure</p>	9339/	

Site, Para etc.	Comments	Ref.	Name (where business or organisation)
	cannot adequately service existing houses.		
H37 Land at Greystone Court, Haxby (continued)	Objection – serious problems with flooding, drainage and long term wet ground need resolving. Access by road into Haxby is already fraught by queues at critical times which causes unacceptable dangers for cyclists and pedestrians, makes public transport unreliable and creates busy roads which become problem areas for living and constant cut through racing by drivers to avoid the congestion. Haxby shops are already becoming overcrowded with too few parking spaces. There needs to be major investment in the infrastructure if Haxby is going to cope with the number of houses planned. Not convinced that the Council have genuinely thought through the consequences of the housing proposed and has not offered solution to well known local problems.	9389/	
	Objection – the existing infrastructure can't cope with eth current volume of traffic let alone a potential increase of 800-1200 cars and also school pupil place already stretched to capacity.	9393/	
	Objection – oppose any development in Haxby.	9394/	
	Objection – will impact on the infrastructure of both Haxby and Wigginton with regard to roads, schools, drainage (which is a particular problem in the area), parking and other amenities. Brownfield land should be exhausted before development of Green Belt land is considered.	9403/	
	Objection – the proposed development will as well as adding to the strains on the community will increase the volumes of traffic along Eastfield Avenue to an unacceptable level.	9408/	
	Objection – queried why this site is not included in the 'Further Sites Consultation Document' when there is a proposal to increase the number of houses to be built on this site from 34 to 47 (refer to letter from Strathmore Estates which is published on the Haxby Town Council website). Probable contamination by asbestos. No suitable road access to any proposed development, Greystone Court itself being unsuitable to carry the greater traffic impact that would be involved. Environmentally, this is part of the only remaining bit of green space between Haxby, the York ring road, and New Earswick. Its loss to housing would represent a disaster for the quality of life of those living in Greystone Court and Ashwood Glade. It is a haven for local flora and fauna. It should be designated as a safeguarded green space. Haxby and Wigginton have already taken a disproportionate amount of housing development over recent decades	9434/	

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	and from an infrastructure point of view are at saturation point. Would affect schools in the area already full to capacity. Road traffic which already experiences 'grid lock' at peak traffic times. Medical facilities i.e. doctors surgeries, hospitals, dentists. Air pollution as a result of traffic density. Local 'amenities' (currently there are none) – what guarantee is there that provision would be made for these if Haxby / Wigginton were to almost double in size?		
H37 Land at Greystone Court, Haxby (continued)	Objection – the development has increased in size since the original consultation and the development will have a massive impact on the infrastructure in and around Haxby (roads, traffic, drainage, parking, amenities).	9516/	
	Objection – the development has increased in size since the original consultation and the development will have a massive impact on the infrastructure in and around Haxby (roads, traffic, drainage, parking, amenities).	9517/	
	Objection –at present, the infrastructure of the two villages will not support the increase in housing and population that is in the plan. Not convinced that there are sufficient job opportunities within the York for that number of people. If this is the case, then the area will become a commuter area for the region. If the is the case, the northern ring road and the route to the ring road will be even more congested. There are clearly issues with drainage in the area and this would increase with further housing. The current level of primary school education in the area is just sufficient for the current population. With the additional population, further school space would be required which realistically means a loss of green space in the current schools.	9519/	
	Objection - opposed to development of sites to north and south of Haxby (ST9, SF4 and H37). Exhaust brownfield areas before building on the Green Belt.	9544/	
	Objection – opposed to development of sites to north and south of Haxby. All brownfield land should be exhausted first, for example on Haxby Road, the former Vicars site and Nestle etc.	9545/	
	Objection – increased demand on Haxby and Wigginton for roads, drainage, parking and amenities. Brownfield areas should be developed prior to the development of green belt land. The health centre is stretched to capacity.	9555/	
	Objection – the existing infrastructure in Haxby is inadequate.	9622/	
	Objection – strongly opposed to the land development identified as ST9, SF4 and H37.	9632/	
	Objection – traffic is at capacity. Local services would not be able to cope with the extra people. Schools at capacity.	9649/	

Site, Para etc.	Comments	Ref.	Name (where business or organisation)
H37 Land at Greystone Court, Haxby (continued)	<p>Objection – opposed to development on Green Belt land in Haxby. Schools are already near to full capacity. Lowfield Drive has been recognised as a flood plain. The ring road is already hugely population. Further houses in Haxby will only increase this problem and result in bad air pollution and congestion. Should be considering the wildlife in the fields.</p>	9661/	
	<p>Objection –the greenbelt between Greystone Court and the ring road is home to a variety of wildlife, some of which is endangered. The drains in the area are extremely poor. What will happen when there is more concrete, less land to drain away the water and more demand on the old sewage system? At most times of the day it is extremely difficult to get out of Hilbra Avenue into York Road because of the volume of traffic. When the crossing gate is closed to allow a train to pass the build up of traffic can reach the Ring Road causing a very dangerous blockage. The Health Centre is at capacity. Parking for shops in Haxby is limited. Are there enough jobs for all these extra people in York or are we to be a dormitory for Leeds.</p>	9666/	
	<p>Objection – concerns about: infrastructure, drains, sewage, traffic problems, schools, doctors’ surgery or community centres. Poor roads and no room for more shops or banks. Full parking. Proposed site near Poppleton has more space and access to a dual carriageway.</p>	9690/	
	<p>Objection – this site will significantly increase congestion and increase air pollution. This would change the town dramatically. A huge amount of infrastructure would be needed. The added cost to resident s would be high.</p>	9835/24237	
	<p>Objection – concerned about the impact of this proposal on roads, drainage, parking, amenities in the village. Brownfield development should be exhausted before any development takes place on greenfield land. The ring road should be improved before any development goes ahead. Questioning where employment opportunities are coming from.</p>	9836/24242	
	<p>Objection- concern as to what the benefits of this development for residents of Haxby. The Council cannot refund Green Belt land, prevent flooded homes due to inadequate pre-existing sewage and drainage nor reimburse residents for lost time in standing traffic. The aspect of transport must be dealt with now before any increase in housing. The inevitable escalation of cars will lead to a serious impact on public health. The necessary infrastructure must be in place to meet demands.</p>	9880/24300	

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H37 Land at Greystone Court, Haxby (continued)	<p>Objection- Haxby is already highly populated and the infrastructure does not exist to support 813 dwellings on ST9 and 47 on H37 as proposed. There is heavy congestion in and out of Haxby. Development would have a further negative impact on this. Parking in the village is already over subscribed disruptive traffic, especially on South Lane and Station Road. Doctors appear over subscribed. York Hospital appears under resourced. Drainage in the village is already poor. There are few facilities offered by local authority for young families. Seems absurd to be providing further dwellings when current ones are not fully supported. Bus services are poor and unreliable which development would impact upon. The revised boundary does not address the negative impact on existing residents who have paid a premium to live in a village location which is subject to compromise.</p>	9890/24330	
	<p>Objection- there is nothing in the plan that makes reference to how the Council are going to deal with the increase in traffic as a result of additional housing. There are serious safety concerns for cyclists and pedestrians. Concern regarding the risk of building housing on an existing flood plain. There should be no housing on Green Belt land. Brownfield sites should be utilised first. The roads in and around Haxby and Wigginton are already heavily congested. There is a lack of available parking for local amenities. There is a lack of available parking for local amenities. Cars regularly abandoned for periods of time in random places which is not safe.</p>	9892/24333	
	<p>Comment – concerns over cyclist and pedestrian safety with the increase of traffic. There is no evidence in the local plan to suggest that the existing traffic issues will be resolved. Much of Haxby is at risk of flooding.</p>	9893/24336	
	<p>Objection – the roads will become more congested, causing further delays and damage to the roads. The existing drainage/sewers cannot cater for hundreds more houses, there is limited housing. The schools and medical practices are full. The people will bring more crime. There is no benefit for existing home owners.</p>	9977/25918	
	<p>Objection – this increase will impact upon the infrastructure of both Haxby and Wiggin, roads, drainage, parking and amenities. Brownfield development should take place before any greenbelt land is developed. A clear commitment to appropriate and parallel investment in infrastructure should be enshrined with in contractual agreements between city of York council and developers.</p>	9979/25922	
	<p>Objection - Moor Lane and Corban Lane are already incredibly busy and dangerous at rush hours and cannot take more traffic. The roads are small and already congested.</p>	10007/25951	

Site, Para etc.	Comments	Ref.	Name (where business or organisation)
	There are not enough facilities in Haxby or Skelton to accommodate the huge surge in local population. Construction of the housing would create noise and pollution in a protected Green Belt area and close to Moorlands Nature Reserve. Brown Belt options should be fully explored before Green Belt. All Green Belt proposals should be abolished.		
H37 Land at Greystone Court, Haxby (continued)	Objection – there is no infrastructure as regards to roads, drainage, parking, amenities. New school children are having to travel outside the village for school places. Brownfield sites should be chosen.	10021/25969	
	Objection – this site is not big enough for this number of houses. The access via Greystone court will have a huge impact on residents. If this site is to used bungalows should be built.	10113/19354	
	Objection – disagree with this proposal.	10040/24389	
	Objection – developments in this area amount to an increase of one sixth of the current population. This will have severe impact on the local infrastructure and facilities.	10091/25808	
	Objection – brownfield sites have not been exhausted. It is vandalism to build on the greenbelt. The sewers and drains are over whelmed. Services are at breaking point.	10093/25813	
	Objection – facilities and parking in Haxby are already overcrowded and any new housing would cripple the village. The road system is terrible and more development will cause the whole northern ring road to grind to a halt. Local primary schools are unable to accommodate any more children and there are no activities for young people to do. The current sewerage system is insufficient.	10099/	
	Objection – there should be no building on the greenbelt. More brownfield sites should be found. The roads around Haxby are already congested. The schools, drainage, parking and doctors are at capacity.	10111/25842	
	Objection – roads are currently at capacity. York Road is full during rush hour. All primary schools have full pupil registers. Doctors and dentists currently at full capacity. Local parking is currently poor. No consideration has been given to these matters.	10112/	
	Objection – this site is not big enough for 47 homes on plus if the access to it is down Greystone Court this will have a huge impact on those residents. If this site is to be used then why not think of building bungalows instead of useless 3 storey homes.	10113/	
Objection – the number of houses has risen since the last draft of the plan. All brownfield sites should be explored before greenbelt is used. The villages are unable to	10134/25904		

Site, Para etc.	Comments	Ref.	Name (where business or organisation)
	deal with the increased population as the infrastructure is at capacity.		
H37 Land at Greystone Court, Haxby (continued)	Objection – the impact of the development would be totally unsustainable and have disastrous consequences for Haxby and Wigginton. The infrastructure is already under severe strain, this includes access to schools, GP and medical services, public transport, traffic access, suitable road systems, parking, drainage, shops, employment, entertainment, facilities and activities for young people, older people and vulnerable people. There is potential for increase in crime and anti-social behaviour. Brownfield sites should be used first.	10333/26011	
	Objection – opposed to the proposals.	10430/	
	Objection –short, medium and long term issues for the area and adverse effects for the community. Traffic and access issues: congestion and road safety issues, shocking state of repair of existing roads. Priority should be given to maintaining existing facilities. Inadequate infrastructure. High housing density would lead to a significant drop in the quality of life for the local community. Insufficient Health centre and facilities. Full schools. Drainage and sewage systems and flood risk. Surface water issues. Land at risk of extreme flooding. Brownfield sites within York could be utilised first. Natural habitat for animals. Impact of any potential wind farms has been overwhelmingly understated.	10622/	
	Objection – insufficient infrastructure. Increased traffic will cause more problems. Not suitable road for the increase in traffic. Concerns about water table and surface flooding.	10624/	
	Objection – poorly conceived, will adversely impact significantly on the infrastructure of Haxby and Wigginton.	10699/	
	Objection – poorly thought through, will adversely impact significantly on the infrastructure of Haxby and Wigginton.	10701/	
	Objection – Doctors at capacity. Primary schools full. New roads needed. Drains cannot cope. Parking spaces are required. Bus service needs improving.	10743/	
	Objection – risk of flooding.	10755/	
Objection – Moor Lane (leading to Skelton) and Corban Lane are already busy and dangerous at rush hours and cannot take more traffic. There is no way the local roads can cope with thousands more local homes. There are not enough facilities in Haxby or Skelton to accommodate the huge surge in local population that the proposed housing would create. Construction would create noise and pollution in a protected green belt	10770/		

Site, Para etc.	Comments	Ref.	Name (where business or organisation)
	area and close vicinity to Moorlands Nature Reserve. The increase in traffic would generate excessive pollution.		
H37 Land at Greystone Court, Haxby (continued)	Objection- road system is very congested at peak times, any further building will only add the congestion and pollution. The drainage system is inadequate in times of only moderate rainfall, this problem has increased steadily over the years as the pollution has grown and will only be exacerbated by more houses. Unless there are major changes to the infrastructure, area cannot support a development of this size.	10883/	
	Objection – the town cannot sustain this level of development, roads are over crowded and badly maintained. There is a need for more primary and secondary school provision. The village lacks parking and facilities. The current drainage system frequently floods.	10129/	
	Objection – the number of houses is inappropriate, the access is dangerous and this proposal encroaches on greenbelt land..	10168/	
	Objection – opposed to expansion of Haxby. Village is overcrowded now. You can never get a parking space in the village. The schools are already over-subscribed and are already large for primary schools.	10180/	
	Objection – local infrastructure under immense pressure. Road system blocked. No school or amenities.	10229/	
	Objection – there will be an increase in traffic along an already congested area in the vicinity of the shops and in particular the surgery. Infrastructure is already overloaded. Tress in this area should be protected. The number of houses is inappropriate and the area would be better used as a green and woodland area for use by the local residents.	10347/26042	
	Objection – Haxby and Wigginton has grown from the separate villages to a small town. Over this period there has been no investment in the basic infrastructure of the villages. Parking and traffic congestion is an issue. There is very little green space. An increase in the population will have a detrimental effect on medical services, school places. There needs to be a full infrastructure impact assessment undertaken and improvements made to deal with any additional housing.	10384/26078	
	Objection – the village cannot cope at the size it is now. It is impossible to park, get a doctors appointment. The drainage is inadequate, the roads are congested, more traffic would make this worse and affect the road quality.	10396/26093	
	Objection – strongly opposed to the development on this site.	10449/	
	Objection – village is struggling to receive adequate support for basic services. Parking	10690/	

**York Local Plan Further Sites Consultation – Summary Of Responses
Non FSC – Site H37**

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Site, Para etc.	Comments	Ref.	Name (where business or organisation)
	in the village is scarce. Roads are poorly maintained. Sewerage and drainage issues in the area. Schools are near or at capacity. Medical and social care must be developed. Nature and character of the village will be changed.		
H37 Land at Greystone Court, Haxby (continued)	Objection – infrastructure cannot support the expansion. Roads cannot cope at peak times. No train station. Not enough parking for cars on the high street. Ambulance response times will get worse.	10798/	
	Objection – infrastructure unable to cope currently. Sewerage system is unable to cope at times. School closed recently, so new one would be needed to compensate for extra people. Parking is impossible. Brownfield sites should be developed first.	10941/	
	Objection – would also put great strain on the already well used local amenities. In addition to traffic congestion, also concerned about the need for school places, with Primary schools in the area already over subscribed and secondary schools unable to cope with the influx of additional student places that may be required.	11293/	
	Objection – increase in traffic. One school been knocked down. Overpopulating only school. Limited parking. Noise pollution problem. Damaging to all the facilities and people in the village.	11316/	
	Objection - the new proposal to increase the number of houses to be built on that land only intensifies our objections against it. Greystone Court is a cul de sac with approx. 23 houses on it. The road is already congested with cars and at times presents as a safety risk to young children. Developing the field with the number of houses proposed with Greystone Court as an access road is not viable, the road is not wide enough to support the extra vehicles using it and would add to the already congested traffic at peak times using Eastfield Avenue to access the main roads in and out of Haxby.	11369/	
	Objection – not enough facilities for the present population. Primary schools already at capacity. Not enough parking for the present population. Road system overcrowded and badly maintained. Local sewage system overloaded. Not enough activities for young people in the area.	11383/	
	Objection – impact on the infrastructure: drainage, parking and amenities. School and doctors at capacity. Protection of the green belt.	11384/	
	Objection - infrastructure, including the roads, drainage, parking, amenities are at capacity in Haxby. Needs to be more detail regarding employment opportunities.	10331/26022	
Objection – Roads at capacity. Drainage, parking and amenities not enough. Brownfield areas first. Strongly opposed.	11396/		

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Site, Para etc.	Comments	Ref.	Name (where business or organisation)
H37 Land at Greystone Court, Haxby (continued)	Objection - Haxby and Wigginton are unable to cope with more development. Brownfield sites should be developed before greenbelt is eroded.	11644/26118	