

**Matter 4. Other new allocation policies or modifications: New Housing allocations AX1-AX7
Modifications to existing allocations Regeneration policies.**

Is each of the new AX allocations: *My comments are relating to AX6 only Modification 160 & 161.*

4.1 Justified by robust evidence, including landscape character assessment, sustainability appraisal and consideration of countryside gaps?

No

AX6 is not sustainable. A report by **AECOM Infrastructure & Environmental JK Ltd dated Oct 2015** places SW/407 (AX6) in Tier E (list site associated with 'significant environmental constraints). AX6 is ranked 72 out of 87 of sites with the most environmental constraints.

In the Bearing Fruits 2031 document Main Modification 44, it states: *'Newington: Despite its role and level of services, development opportunities are relatively limited due to the valued and important heritage, landscape and habitats to the north of the village, poor pedestrian connections between north and south of the village, a restricted internal road network, poor air quality and surrounding high quality agricultural land.'*

The Councils response to Social Issues point 6 (SBC/CSR/5) *'This makes the village appropriate to limited growth'*.

The above paragraphs express that Newington is only able to sustain limited growth. The allocation of AX6 is a Large Major development and is not 'limited growth'. Today Pond Farm London Road Newington (15/500671/out) has been refused planning permission by the inspector because of all the constraints in Newington. AX6 is very similar to Pond Farm and the issues affecting Newington are common to both. AX6 should not be considered as an allocation.