

THE WESTERN RIVERSIDE AND YOU

TIME IS RUNNING OUT - WE MUST ACT NOW!

Crest Nicholson intend to develop the land between the Lower and Upper Bristol Roads/ Windsor Bridge and Homebase. No-one is against a development but not this one. **YOU** will have to live with whatever is built there so it is imperative to make it as acceptable to as many concerned.

The plans include up to **9 storey high-rise** blocks for 2,200 housing units plus various commercial units.

After seeing the proposed model of the development between the 18 -22 July, 466 people signed a petition against it for the following reasons:

HEIGHT & SCALE

A 5 storey Georgian building is approx 15 metres or 50 feet to the top of the parapet from ground level. A 9-storey building is 32.7m, about 106 feet. The scale of these buildings is totally out of proportion with the area.

SKYLINE & VIEWS

Many of Bath's famous views will be lost to be replaced by huge solid blocks of uncomplimentary towers. People will be confronted by enormous expanses of solid masses of buildings. At least you have a view through the gasometers at present! This development will be visible from most of the length of the National Trust Bath Sky Line Walk so what you look down on should look as if it is in Bath – this won't!

WORLD HERITAGE STATUS

National and international bodies are very worried that Bath's status could be lost due this development

FLOOD PLAINS

How wise is it to build on a flood plain in light of all the recent flooding? The large Riverside Park area is intended to act as a store for excess water when there is flood, consequently the amount of land to build on has been greatly reduced. The result is that lots of tall buildings are crushed together on the remainder of the site. Rectangular court yards have been formed with nearly 1000 people living in each.

ARCHITECTURE & DESIGN

This design does not look as though the rest of Bath has been taken into account and so does not harmonise with the character or image of Bath. It is as though it has been done in isolation.

PARKING

The provision proposed of 7 car parking spaces per 10 Dwellings is seriously inadequate. Car **ownership** can not be controlled.

**ACCESS &
CONGESTION**

The two main roads leading in to the City are already congested. This development will create even more and so the narrow roads of the surrounding communities will become rat runs for motorists trying to avoid the queues.

POLLUTION

Increased levels will create more health problems especially for children in this already polluted area.

GOVT. STANDARD LEVEL = 40 MICROGRAMS PER CUBIC METRE

In 2006 pollution levels on Windsor bridge =	50 mpcms	Residential areas along Lower Bristol Road =	
Lower Bristol road =	41 mpcms	Morley Terrace	56mpcm
Upper Bristol road=	46 mpcms	Argyle Terrace	57mpcm
Newbridge road =	41 mpcms	Victoria Buildings	66mpcm

RIVER AVON

The potential of the River is being completely disregarded and wasted.

SOCIAL PROBLEMS

People do not thrive when packed in like sardines with very little personal or open space. Unsuitable crowded housing causes distress and health problems for residents.

IF ANY OF THESE POINTS CONCERN YOU, WRITE/EMAIL TO:

Geoff Webber (01225 477654)
Planning Services
Trimbridge House
Trim Street
BA1 2DP
Geoff_webber@bathnes.gov.uk

Bath Western Riverside Project Board
Guildhall (CLLR DAVID HAWKINS)
High Street
Bath
BA2 5AW
David_Hawkins@bathnes.gov.uk

**OUR ONLY OPTION TO GET THE DEVELOPMENT CHANGED IS TO HAVE IT
CALLED IN FOR A PUBLIC ENQUIRY .**

Phil Warry
Government Office for the southwest
Planning Team
2 Rivergate
Temple Quay
Bristol BS1 6EF
phil.warry@gosw.gsi.gov.uk

English Heritage
29 Queen Square
Bristol
BS1 4ND
www.english-heritage.org.uk

An online petition for changes to the current plan has been set up on:
<http://petitions.pm.gov.uk/protectbathWRD>

PROTECT BATH!
Protect.bath@hotmail.co.uk