

Comments for Planning Application TP/ED/26/0104

Application Summary

Application Number: TP/ED/26/0104

Address: Whitegates Park Middlemuir Road Lenzie East Dunbartonshire

Proposal: Erection of a secondary school including road access, landscaping, car parking, sports pitches, recreational areas and associated development.

Case Officer: Fraser McNair

Customer Details

Comment Details

Commenter Type: Member of Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Although I am in favour of a new Lenzie Academy I strongly object to it being located on Whitegates Park for the following reasons:

TRAFFIC CONGESTION & SAFETY

The likely traffic impacts and congestion around Initiative Road and surrounding residential streets, raise concerns about road safety and suitability of the location for a school of this scale. Pavements are narrow, crossings are limited and there is already pressure on parking.

The increased traffic and parked cars on the narrow residential streets adjacent to pedestrian access points, which will be used as unofficial drop off areas for pupils, will be a major issue. In particular on Middlemuir, Laurel, Hazel and Douglas Avenues due to their proximity to the Woodside Avenue pedestrian access point ("whole in the wall), their loop nature and easy access onto B757 Kirkintilloch Road. The Transport Assessment estimates that the drop off demand in the Middlemuir Avenue area could be 110 vehicles.

HEALTH SAFETY & ENVIRONMENTAL RISKS

The proposed site is known to contain historic contamination, including asbestos and other hazardous materials.

From SEPA flood maps and known historical data, this site is a known flood risk area. The site discharges into the Luggie Water and onward to the River Kelvin, which already depends on flood defences. With climate change, Aviva projects that by 2080 more than twice as many properties in

Scotland will be at risk from surface water.

There are long-standing concerns about drainage at the site, with standing water observed regularly. Building on land with known drainage problems poses environmental and operational risks with the potential to mobilise contaminants across the site and into local systems.

Despite the very costly remediation works proposed to try to address these issues building a school on this land poses unacceptable risks for contractors, local residents and future staff and pupils.

For these reasons, I ask that the application is refused.