We would like to register our objection to the planning proposal of 300 dwellings on agricultural land on the edge of St Athan for the 5 following reasons:

1. The designated fields are on the outer edge of St Athan. They are also situated in a designated Special Landscape Area and have been in constant agricultural use by the local farmer, up to the present undertaking of this residential project. They have no more been subject to flooding, thus unsuitable for agricultural purposes, than any other fields in most of the Vale of Glamorgan, in the present climate.

2. Increasing the housing stock by 300 brand new dwellings thus, on average, double the vehicle stock would considerably increase local traffic and the resultant pollution in a designated Conservation Area. The quasi non-existent local public transport would also overburden the small country lane network.

3. No realistic traffic survey has been conducted through the local village of Flemingston showing the actual impact and danger the new constant and large flow of traffic would have on a local rural community 10 times smaller than this single development.

4. The local employment and service provisions are insufficient for such a number of new residents in a rural setting.

5. Whilst the tourist industry is making steady headway in this area and is greatly encouraged by the Welsh government and local councils, through improvements such as better air links, beaches, campsites, B&Bs, festivals and riding stables, appropriating new fields for more buildings in the Flemingston Conservation Area would undermine a very lucrative local industry.

In conclusion, before degrading further the St Athan and Flemingston landscape and destroying agricultural fields with more industrial or residential planning, it would be advisable to take stock of the large number of, still, empty houses, for example on the old MOD estate and various brown sites available. These already offer appropriate infrastructures for 300 families and can be improved to adhere to the council’s growing ecological commitment.