



Developments Affecting Trunk Roads and Special Roads

Highways England Planning Response (HEPR 16-01)

Formal Recommendation to an Application for Planning Permission

From: Martin Fellows
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To: West Suffolk Council

CC: spatialplanning@highwaysengland.co.uk

Council's Reference: DC/21/0315/FUL

Referring to the planning application referenced above, dated 10 March 2021, Planning Application - Specialist dementia care village for up to 120 residents, including: 20 x 6 bedroom apartments provided within five buildings; central amenity building containing shop, restaurant, pub, communal hall, offices and staff accommodation; club/hobby rooms; treatment/counselling rooms; vehicle and cycle parking; landscaping proposals and associated works, Land at Little Court, Haverhill Road, Little Wratting, Suffolk, CB9 7UD. Notice is hereby given that Highways England's formal recommendation is that we:

- a) offer no objection;
- ~~b) recommend that conditions should be attached to any planning permission that may be granted (see Annex A – Highways England recommended Planning Conditions);~~
- ~~c) recommend that planning permission not be granted for a specified period (see Annex A – further assessment required);~~
- ~~d) recommend that the application be refused (see Annex A – Reasons for recommending Refusal).~~

Highways Act Section 175B is / is not relevant to this application.¹

¹ Where relevant, further information will be provided within Annex A.

Signature: S. H.	Date: 30 March 2021
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Annex A

HIGHWAYS ENGLAND has been appointed by the Secretary of State for Transport as strategic highway company under the provisions of the Infrastructure Act 2015 and is the highway authority, traffic authority and street authority for the Strategic Road Network (SRN). The SRN is a critical national asset and as such we work to ensure that it operates and is managed in the public interest, both in respect of current activities and needs as well as in providing effective stewardship of its long-term operation and integrity.

This response represents our formal recommendations with regard DC/21/0315/FUL and has been prepared by Shamsul Hoque.

The proposed development site is located southern side of the local road A143 and remote from the Strategic Road Network, either A11 or M11. Moreover, with this proposed nursing home development where majority of employees and visitors will mostly travel locally. Therefore, there would be no severe impact on the SRN from this current proposed development.

Consequently, we offer no objection.