

**From:** Vicky Phillips  
**Sent:** 17 Jun 2019 16:03:37 +0000  
**To:** Cooper, Kerri  
**Subject:** Planning Comments  
**Importance:** High

**FAO: Kerri Cooper**

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**DC/19/1010/RM**

**Land adj. Haverhill Business Park, Bumpstead Road, Haverhill, Suffolk**

Please find below comments given by Haverhill Town Council's Planning Committee dated 11<sup>th</sup> June 2019:

**The Town Council continues to be supportive of development of this site but only in accordance with the outline application approved under reference DC/15/2424/OUT, which included a design and access statement in which 4.1 design approach and accompanying Indicative Layout Plan positioned all buildings in such a way that all vehicle movements for each unit were shielded from the nearby residential properties. This was acceptable. The revised layout in this application compromises the noise mitigation for residents and is not in accordance with National Planning Policy Framework Paragraph 180 a) avoid noise giving rise to significant adverse impacts on health and the quality of life and c) limit the impact of light pollution from artificial light on local amenity as the delivery yards will inevitably be brightly illuminated.**

**The approved outline application also showed acoustic fencing to be erected along the boundary adjoining the flood park, whereas the current application refers only to security wire fencing as erected around the site at present. This would offer absolutely no protection against noise or light pollution to the nearby residential properties. It is the opinion of the Town Council that this cannot be remedied by conditions controlling times of operation and the development must be in accordance with the indicative layout plan already approved under DC/15/2424/OUT.**

**Implementing Indicative layout Plan would allow the developer to easily resolve the Highways Assessment that the entrance to Unit 5 is too close to the access road opposite.**

**As a condition, or as part of any S106 Agreement, off-site highways improvements are required to create a continuous footway to at least Hollands Road. This provides safe pedestrian access to the site.**

**S106 funding for improvements to the Railway Walk section to the North of the site would also assist sustainable travel options.**

Regards

**Vicky Phillips  
Assistant Town Clerk  
Haverhill Town Council  
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