



Waldringfield Parish Council

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Waldringfield Parish Council Response to DC/21/4004/ARM | Approval of reserved matters - the construction of 119 dwellings (including 34 affordable houses), associated works, landscaping and infrastructure for Phase E1, together with details of Green Infrastructure relating to the adjoining part of the southern boundary (Ipswich Road) SANG - on DC/20/1234/VOC. | Land To The South And East Of Adastral Park - Submission of connectivity plan relating to Condition 11 and DC/21/4005/ARM | Approval of reserved matters - the construction of three dwellings together with associated works, landscaping and infrastructure for Brightwell Lakes (Phase E1a) - on DC/20/1234/VOC. | Land To The South And East Of Adastral Park Submission of connectivity plan relating to Condition 11.

We understand that both of the above noted consultations relate to condition 11 only, which was not included in last week's Planning Committee meeting agenda.

WPC **OBJECTS** to these applications relating to condition 11 for the following reasons.

Condition 11 of the approved outline application DC/17/1435/OUT states:

11. As part of each reserved matters application for layout, an access strategy shall be submitted, setting out the vehicular routes and connections from that reserved matters area to the proposed site access points and the pedestrian and cyclist routes and connections to Barrack Square and Gloster Road, the on site school, open spaces and community facilities using the rights of way network, roads (adopted and to be adopted), temporary roads and paths and permissive routes within SANG links. This shall include a strategy for their implementation and the routes shall be delivered in accordance with that strategy.

Reason: To ensure that a sustainable strategy for development across the site is implemented, particularly where proposed routes may not yet be in place in early phases, in accordance with the master planning principles of this permission.

Waldringfield Parish Council, having searched the documents submitted since 1/3/22, has not been able to find the required Access Strategy. There is a Connectivity Plan 22274-C11-CP. This is helpful as it shows the routes through the E1 & E1a parcels to the vehicular site access points. However it does not show the routes to the on site school, open spaces and community facilities using the rights of way network, roads (adopted and to be adopted), temporary roads and paths and permissive routes within SANG links, as required by condition 11.

In addition, significant lengths of routes 1 & 2 are described as "accessible prior to occupation of any dwellings served by the Ipswich Rd" We would say that it is difficult to accept that the sections of routes which are outside the E1 & E1a parcels can be functional for the new residents of E1 & E1a whilst the remainder of the site, including W1, is under major construction work for a significant number of years.

We would suggest that the connectivity links to the off site PROW network should also be identified in these reserved matters applications.

Kind regards,

Jennifer Shone-Tribley, Parish Clerk – on behalf of the Waldringfield Parish Council