

# St Edmundsbury Local Development Framework

## Site Allocations Development Plan Document

*St Edmundsbury*  
BOROUGH COUNCIL

WS 51

### Site submission form

Earlier in the year we invited developer/landowners to submit proposals for sites with development potential as part of the Local Development Framework. Sites submitted during that time are now the subject of public consultation.

This form is provided for the submission of any **additional** sites that you think should be considered by the council for their availability for development over the next 20 years.

Please complete and return this form and a **map** clearly identifying the boundary of the site by:

**Monday 5 January 2009** to:

Planning and Engineering Services  
St Edmundsbury Borough Council  
PO Box 122  
Bury St Edmunds  
Suffolk  
IP33 3YS

Or email it to: [LDF@stedsbcc.gov.uk](mailto:LDF@stedsbcc.gov.uk)



**All information submitted will be made available for public inspection and may be the subject of public consultation as part of the LDF process**

### Guidance

- 1 Please use a separate form for each site and complete the form to the best of your knowledge.
- 2 Do submit sites that:
  - would be available for development or redevelopment in the next 20 years; and
  - are more than 0.2 hectares (0.5 acres).
- 3 Do not submit sites that:
  - already have planning permission for development unless a new and different proposal is likely in the future; and
  - are outside of the St Edmundsbury local authority area.
- 4 Details of existing constraints can be obtained from a number of sources:
  - Information on floodplains can be found at [www.environment-agency.gov.uk](http://www.environment-agency.gov.uk);
  - Information on nature designations can be found at [www.natureonthemap.org.uk](http://www.natureonthemap.org.uk);
  - Details of special landscape areas and conservation areas can be obtained from the existing replacement Local Plan at [www.stedmundsbury.gov.uk](http://www.stedmundsbury.gov.uk).

### Site plan

This form should be accompanied by a site plan on a recognised Ordnance Survey base. The site plan should clearly illustrate the following information:

- The exact boundary details (**coloured red**) of the site that you would like considered
- Potential access points (vehicular and non-vehicular)
- Those areas identified as brownfield (**shaded blue**) and/or greenfield land (**shaded green**)

**1. Contact details**

Your name Mr. D. KING  
 Organisation MAPLE BUILDING SERVICES LTD  
 Address UNIT 5, BYFORD ROAD, SUDBURY,  
SUFFOLK

Postcode CO10 2YG  
 Telephone 01787 312446  
 Email address maplebuildingervices@yahoo.co.uk.

Your agents (if applicable)   
 Organisation \_\_\_\_\_  
 Address \_\_\_\_\_

Postcode \_\_\_\_\_  
 Telephone \_\_\_\_\_  
 Email address \_\_\_\_\_

Site owner Mr & Mrs TURNER  
 Address 'RIDGEWOOD', SUDBURY ROAD, LITTLE  
WHELNETHAM, BURY ST EDMUNDS, SUFFOLK  
 Postcode IP30 0UL

Please indicate if you have the consent of the landowner to promote this site for inclusion in the Local Development Framework:  Yes /  No

**2. Site details**

Site name 'RIDGEWOOD'  
 Location SADBURY ROAD, LITTLE WHELNETHAM, SUFFOLK, IP30 0UL.  
 Total area 1.35 (ha)  
 Of which 1.35 (ha) is on brownfield land  
 Of which \_\_\_\_\_ (ha) is on greenfield land 0.7ha

Ordnance Survey Grid Reference \_\_\_\_\_

Current use(s) (please specify last use if vacant)  
RESIDENTIAL.

Suggested uses  
RESIDENTIAL.

**3. Development constraints**

Is the suggested use subject to any of the following constraints?

Constraint	Yes/no	Comments
Flood Plain	NO	
Nature designation	NO	
Land contamination	NO	
Conservation Area	NO	
Special Landscape Area	NO	

How close is the nearest bus stop?	650 metres Bus service numbers 753, 375 & 378
How close is the nearest primary school?	3200 metres
How close is the nearest shop that will provide day-to-day food needs?	650 metres
How close is the nearest doctor's surgery?	3.1 kilometres

If there are constraints to development, what interventions could be made to overcome them?

N/A

**Policy constraints:** How does the proposal conform with current national, regional or local planning policies?

NOT KNOWN

#### 4. Other information

Has the viability of the site been tested? If so, please include details.

NO

Level of developer interest, if known:  
Low                      Medium

High

Likely time frame for development:

0-5 years

6-10 years

10-15 years

Beyond 15 years

**Any further information: (Continue on separate sheets if necessary) Please supply four copies of any supportive statements or an electronic version.**

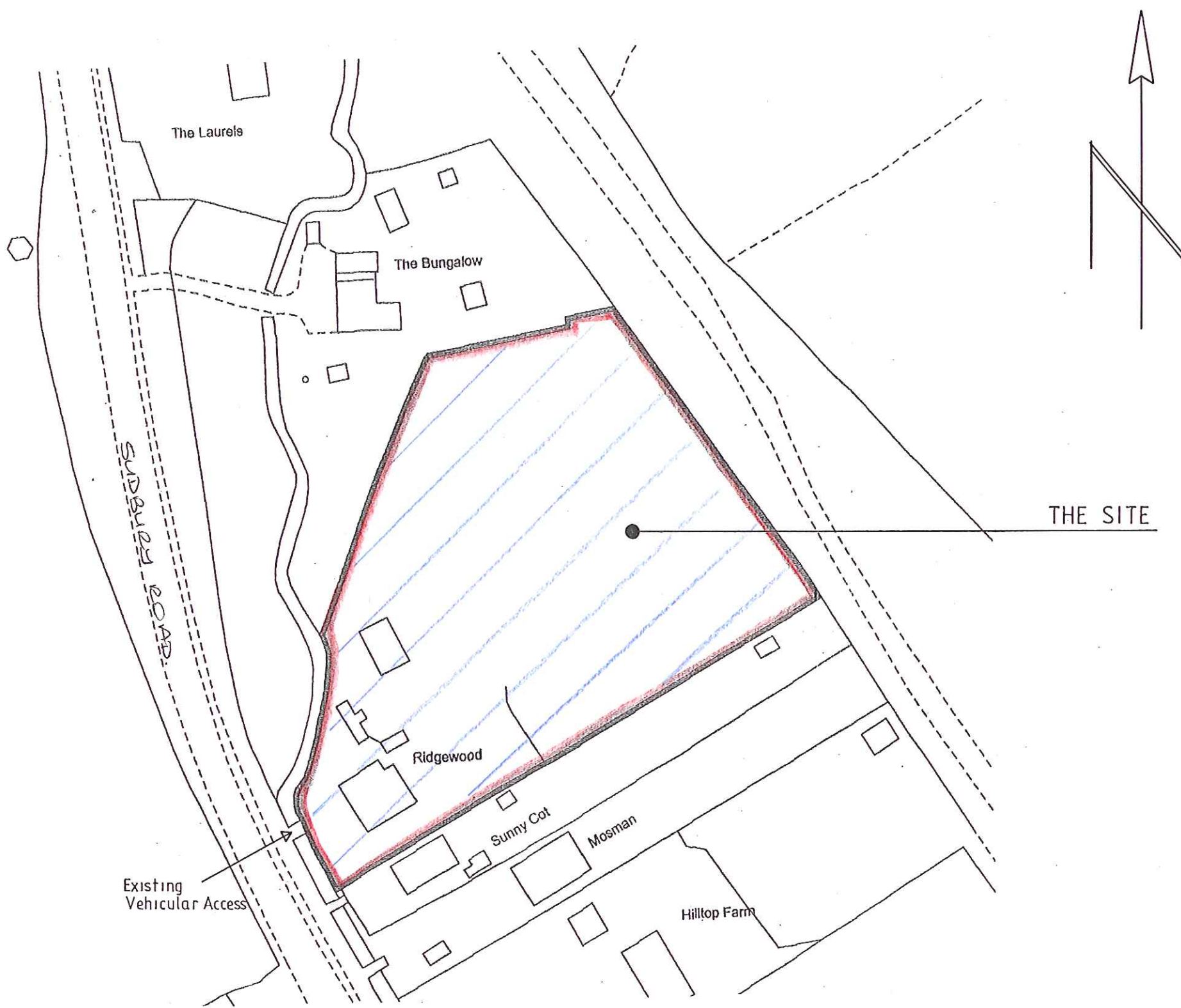
## St Edmundsbury Local Development Framework

### Site Allocations Development Plan Document

#### Site submission sustainability appraisal

	SA Objective	Please indicate whether your proposal will have a positive or negative contribution towards each objective
1	To improve the health of the population overall	POSITIVE
2	To maintain and improve levels of education and skills in the population overall	u
3	To reduce crime and anti-social activity	u
4	To reduce poverty and social exclusion	u
5	To improve access to key services for all sectors of the population	u
6	To offer everybody the opportunity for rewarding and satisfying employment	u
7	To meet the housing requirements of the whole community	u
8	To improve the quality of where people live and to encourage community participation	u
9	To improve water and air quality	u
10	To conserve soil resources and quality	u
11	To use water and mineral resources efficiently, and re-use and recycle where possible	u

	SA Objective	Please indicate whether your proposal will have a positive or negative contribution towards each objective
12	To reduce waste	POSITIVE
13	To reduce the effects of traffic on the environment	NEGATIVE
14	To reduce contributions to climate change	u
15	To reduce vulnerability to climatic events	u
16	To conserve and enhance biodiversity	POSITIVE
17	To conserve and where appropriate enhance areas of historical and archaeological importance	u
18	To conserve and enhance the quality and local distinctiveness of landscapes and townscapes	u
19	To achieve sustainable levels of prosperity and economic growth throughout the plan area	u
20	To revitalise town centres	NEGATIVE
21	To encourage efficient patterns of movement in support of economic growth	POSITIVE
22	To encourage and accommodate both indigenous and inward investment	u



**ECONOMY &  
23 DEC 2008  
ENVIRONMENT**

Project Status		
<p>THESE DRAWINGS ARE NOT TO BE SCALED. The contractor shall check and verify all dimensions and levels and report any apparent discrepancies to the architect prior to commencing work.</p>		
<p><b>MAPLE</b> <i>Building Services Ltd.</i></p>		
<p>Unit 5 · Byford Road · Sudbury · Suffolk · CO10 2YG Tel: 01787 312446 · Fax: 01787 379248</p>		
Project Status		
<p>Ridgewood Sudbury Road Little Wheltenham</p>		
Drawing Title		
<p>Site Plan</p>		
Drawn By	Checked By	
DJK		
Scale	Date Drawn	
1:1250		
Project Number	Drawing Number	Revision
MA036	01	△