

SS130

1. CONTACT DETAILS

Your name Mr & Mrs P A Hay

Organisation Barton Place Farms

Address Barton Place, East Barton Road, Great Barton, Bury St Edmunds

Suffolk

Postcode IP31 2QY

Telephone 01284 787559

Email address office@bartonplacefarms.co.uk

Your agents (if applicable) Richard Heldreich MRICS

Organisation CPO Solutions

Address The Old Rectory, Old Rectory Road, Badingham, Suffolk

Postcode IP13 8LA

Telephone 01728 638885

Email address cposolutions@btopenworld.com

Site Owner Mr & Mrs P A Hay

Address Barton Place, East Barton Road, Great Barton, Bury St Edmunds, Suffolk

Postcode IP31 2QY

Please indicate if you have the consent of the landowner to promote this site for inclusion in the Local Development Framework: Yes / ~~Yes~~

2. SITE DETAILS

Site name Fields known as Railway Spinney and Bury Road

Location LAND TO WEST OF THE JUNCTION OF MOUNT ROAD AND EAST BARTON ROAD

Total Area 17.88 (ha)

Of which _____ (ha) is on brownfield land

Of which 17.88 (ha) is on greenfield land

Ordnance Survey Grid Reference 5885556, 2648947

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

Arable Farming Land

Suggested uses Residential/Commercial with additional ancillary uses.

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? | 25 metres |
| How close is the nearest primary school? | 3100 metres |
| How close is the nearest shop that will provide day-to-day food needs? | 4800 metres |
| How close is the nearest doctor's surgery? | 4.7 kilometres |

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

No physical constraints exist to the development of this site. The land is currently farmed by the owner and could be delivered as a potential development site on demand.

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

The site would represent a departure from the current statutory local development plan.

4. OTHER INFORMATION

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

This has not been tested to date.

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 | Positive |
| 3 | To reduce crime and anti-social activity | Positive |
| 4 | To reduce poverty and social exclusion | Positive |
| 5 | To improve access to key services for all sectors of the population | Positive |
| 6 | To offer everybody the opportunity for rewarding and satisfying employment | Positive |
| 7 | To meet the housing requirements of the whole community | Positive |
| 8 | To improve the quality of where people live and to encourage community participation | Positive |
| 9 | To improve water and air quality | Positive |
| 10 | To conserve soil resources and quality | Positive |
| 11 | To use water and mineral resources efficiently, and re-use and recycle where possible | Positive |
| 12 | To reduce waste | Positive |

| | SA Objective | Please indicate whether your proposal will have a positive or negative contribution towards each objective |
|-----------|---|---|
| 13 | To reduce the effects of traffic on the environment | Negative |
| 14 | To reduce contributions to climate change | Positive |
| 15 | To reduce vulnerability to climatic events | Positive |
| 16 | To conserve and enhance biodiversity | Negative |
| 17 | To conserve and where appropriate enhance areas of historical and archaeological importance | Positive |
| 18 | To conserve and enhance the quality and local distinctiveness of landscapes and townscapes | Positive |
| 19 | To achieve sustainable levels of prosperity and economic growth throughout the plan area | Positive |
| 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 | Positive |

East Barton



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Brown, David

From: Richard Heldreich [cposolutions@btopenworld.com]
Sent: 01 October 2008 10:44
To: Brown, David
Subject: RE: Your ref RJH/Barton/Hay
Importance: High

Dear David

I have a put together the requested documentation. I am afraid that at present, and with my client away for the next few weeks, I have had to undertake a rudimentary exercise in terms of detail. I am sure that with the progression of the site specific document within LDF timetable, we will be in a position to further flesh out the case for this bid.

I trust that all is in order for the moment. Please do not hesitate to get in touch if you require any additional information in the meantime.

Yours

Richard Heldreich BSc MRICS

CPO Solutions
01728 638885
07808 479332

The Old Rectory
Old Rectory Road
Badingham
Suffolk
IP13 8LA

Dear Richard

I refer to your letter and attached drawing in respect of your site submission for land at Barton Place Farms.

Before I can accept your submission it will be necessary for you to complete the attached form and return it to this office by WEDNESDAY 1st October which is the final day for the submission of sites.

Yours sincerely

David Brown
Planning policy section

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