
From: Woodbury Pc [REDACTED]
Sent: 24 January 2018 11:27
To: Planning Policy; [REDACTED]
[REDACTED]
Subject: ED Villages Plan
Attachments: Greendale Business Park conditions.docx

Hello,

Woodbury Parish Council response to the consultation on the Main Modifications for the East Devon District Councils Villages Plan.

The Parish Council would like to thank the Planning Inspector Mrs Beverley Doward BSc BTP MRTPI for her considerations and recommendations for the Villages Plan Document.

The Parish Council have viewed the consultation on the proposed modifications document and wishes to add further comments about the section for Greendale Business Park (Section 17) and Hill Barton Business park (section 18).

The Parish Council fully supports the proposals of the Inspector and feels that these should be accepted in both cases without the modifications proposed by EDDC.

Furthermore under the current wording, there are some differences in the wording of 17.3 and 18.3 and between VP03 and VP04.

The Parish Council feels that there should be no differences between these as they each refer to large areas of employment in open countryside.

The Parish Council feels that the wording for these two descriptions and policies should similar in order to provide consistency, clarity and improve effectiveness of the Villages Plan

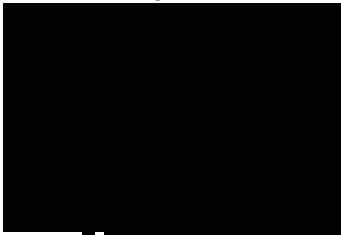
The Parish Council also agree to the proposed change to the Inset Map which includes a small area that has recently been considered for employment use which was recently supported by the Parish Council.

However, the Parish Council has consistently insisted that standard conditions should be applied to proposals in these areas. The Parish Council feels most strongly that these should now be incorporated in S 17 as planning policies for these two areas rather than saying that there are no specific policies. A copy of the standard conditions is attached.

Regards

Tony

Tony Le Riche
Clerk
Woodbury PC



Email



<http://woodbury-pc.org.uk>



Proposed Conditions for all units on the Extension at Greendale Business Park.

Maximum height of buildings.

1. The height of buildings permitted shall not exceed the eaves height of 7.5 metres (as referred to in the applicant's letter of 22nd June 2009 ref M de C/5724)

REASON: In the interests of the character and visual amenities of the area
Ref 09/1195/MOUT

Yard Areas.

2. The finished yard areas to be concrete or tarmac. Gravel or crushed concrete should not be used.

REASON: To minimise dust disturbance to nearby residential areas.

Colour Scheme of Buildings

3. The building hereby approved shall be finished in Merlin Grey for the roof and Olive Green for any building that faces the village and Mid-blue for the others, for the walling.

Reason - In the interests of the appearance of the development in accordance with Policy D1 (Design and Local Distinctiveness) of the East Devon Local Plan.

Operational Hours

4. The site shall be open for the receipt of deliveries between 07.00 hours to 18.00 hours Monday to Friday

Weekend and Bank Holiday workings. The site shall be open for the receipt of deliveries between Saturday mornings 7.00 to 13.30 hours only .

No other operation to be carried out on Sundays and Bank Holidays

REASON: In the interests of the amenity of the area.

Reversing Alarms

5. All vehicles involved in the operation (excluding delivery and collection Vehicles not in the operator's control) shall be fitted with white noise reversing alarms. Such alarms shall be fitted within 3 months and shall be continued to be used for the life of operations at the site.

REASON: To minimise the impact of reversing alarms on nearby residential properties.

Noise

6. All plant and machinery used for the operation shall be maintained in accordance with the manufacturers' guidelines in order to minimise noise.

REASON: To minimise the impacts of noise on nearby residential properties.

7. All vehicles parked overnight at the site shall be manoeuvred so that they can leave the site in a forward gear.

REASON: To ensure reversing alarms are not activated during early morning hours.

Lighting

8. A detailed lighting scheme for the application site shall be submitted to the EDDC Environmental Health for its approval in writing prior to the start of construction. Following approval the lighting shall be provided and maintained in accordance with the scheme.

REASON: To reduce lighting impacts in the interests of the amenity of the area.