

SUMMIT

Town Planning

Sarah Papaleo

17 June 2022

BY EMAIL ONLY:

Dear Sarah

Planning Application Reference 4/22/2084/0R1 Land at Birks Road (Reserved Matters application)

Attached are amended plans which ensure that the nearest the dwellings come are 8.3m to the river bank.

On the various comments made which you have helpfully emailed over:

Drainage Engineer - requested details of the drainage plans. This is a reserved matters application in relation to scale, appearance, landscaping, access and layout. The drainage issues will be picked up when the conditions discharge applications are made, as attached to the outline.

Highway Authority - have requested a swept path analysis in relation to refuse vehicles. As the development is 5 units and will be a private road, refuse wagons will not enter the development therefore a hard standing area will be provided at the entrance for pick up on bin/recycling day.

I trust this is satisfactory.

Yours sincerely

Rachel Lightfoot MRTPI

Director