

From: Dawn Appleton [REDACTED]
Sent: 13 May 2015 13:01
To: Ross Leal
Subject: Castleview Nursery, Old Mead Road LU/105/15

Dear Mr Leal,

I am writing further to a number of representations which have been made in respect of this application.

The majority of the letters make reference to the use of the Old Mead Road by an increased number of vehicles. We do not believe that this proposal will cause any harm by the use of the lane either in highway safety terms or to the amenities of existing residents.

Dealing first with the highway safety issue, the Highway Authority has raised no objection to the use of the junction with Lyminster Road and it states that visibility appears good and unrestricted. There were also no highway safety concerns raised by the Inspector when he considered the use during the appeal process. There is therefore no justifiable highway reason for refusal.

On the matter of amenity, the proposed use is for the storage of caravans. The caravans are mostly 'stored' and the applicant's experience is that most owners only take them out a few times a year. The more intensive agricultural/ horticultural use of the land would be likely to generate more traffic than the caravan storage use, particularly if it were operated as a retail nursery. The Highway Authority recognises that the caravan movements would replace 'deliveries by vans and tractors on a regular basis'.

This is a low key storage use which makes effective use of the site which has little agricultural value. It is well screened from the wider countryside and furthermore, planning permission has recently been granted for the use of the adjoining land as a solar farm. This application has to be considered in the context of that permission along with the operator's stated intention of surfacing Old Mead Road.

I have already made comments regarding contamination issues particularly that the proposal is for the stationing of caravans on the land and will not interfere with the ground. For that same reason, the proposal will not impact on any habitats or wildlife.

I trust that you will take these matters into account when preparing your recommendation but if you require any further information then please let me know.

Regards


Henry Adams

Dawn Appleton



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