

PEASENHALL PARISH COUNCIL

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East Suffolk Council
Planning Policy and Delivery Team
Riverside
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30th June 2020

Dear Sir/Madam

RESPONSE TO SUFFOLK COASTAL LOCAL PLAN CONSULTATION ON MAIN MODIFICATIONS RE: SITE SCLP 12.59/60 MM93

Peasehall Parish Council acknowledges and thanks East Suffolk Council for the modification made at g) over sewerage in the modified plan. This is a long standing problem which accords with the concerns that we raised previously. The amendment is inter-related and allied to our other primary concerns over flood risk, poor drainage and the sequential test. This site needs to be looked at and considered as a whole in that light.

Evidence should be forthcoming confirming that sewerage uprating is technically feasible with the necessary funds in place.

The sequential test has been the subject of several exchanges between the Inspector and East Suffolk Council over compliance where the Inspector has repeatedly sought transparent reasoning given the site's part inclusion in flood zone 2. This March, at the fourth attempt at compliance, East Suffolk Council has, for the first time, advanced and relied upon consideration of four sites within the village made in 2016. This is also the first time that they have been site specific.

These four sites were part of twelve originally put forward by East Suffolk Council for possible allocation in 2016 and then rejected by them because there are other more suitable sites in the village outside flood zone 2. Planning permission has since been granted for six houses at one of these "rejected" sites (site 37 : The Causeway) which

suggests that the test was not carried out properly as otherwise this site could have been utilised for inclusion in the plan.

This is reinforced by the late inclusion over sewerage which should have been noted at the outset by any proper risk/site assessment. If the test is valid it begs the question why was this not mentioned to the Inspector the first time of asking. Question marks therefore very much remain over not just compliance of the test but, in turn, soundness of the plan.

In conclusion we remain of the view that this site is completely inappropriate for allocation especially as there are more suitable sites available within the village.

Yours faithfully



Sharon Smith
Clerk to Peasehall Parish Council