**From:** Silk, Sean [mailto:Sean.Silk@blakemorgan.co.uk]
**Sent:** 05 March 2019 12:04
**To:** Matthew Chadwick
**Subject:** Proposed Vet Centre, SPE (CDC Ref 19/00171/F) - Neighbour Objection [IWOV-LEGAL.FID41600570]

Dear Mr Chadwick

We have been asked by our client, Ms Brenda Marven, as neighbour of the proposed new veterinary centre at SPE, to consider the submission. This we have done and, noting recent close of the consultation period, ask you to note and take into account the following observations and OBJECTION:

1. **Adverse Landscape Impact**. The new building will be visible for some significant distance and is of a scale, bulk, massing, height and design that is out of keeping with and harmful to the surrounding countryside and intrinsic landscape value;

1. **Inappropriate Intensification of Use**. The additional use proposed in this location will intensify the use of the existing facilities and associated use of the narrow, rural access lane, which will be harmful to the quiet enjoyment of the area by the neighbours and change the essentially quiet rural character of the lane and surrounding area; and

1. **Adverse Traffic Impact**. The access lane is and remains unsuitable for any intensified use, reflected in the County Highways view when considering the previous car parking application (CDC Ref 14/01762/F) which we understand had a use limit placed upon it in order to secure approval. This will be exceeded by the current proposal if approved which have an unacceptable highway impact, especially alongside the increasing use of the anaerobic digester facility also served off this lane.

I would appreciate it if these comments are taken into account notwithstanding the recent passing of the consultation deadline – our client was not consulted or notified directly, either by the Applicant or by CDC and, in any event, has been out of the country and was only made aware of the planning application yesterday.

If I can be of any further assistance or provide any additional information in support of these concerns then please do contact me. May I also ask to be informed as matters progress.

Thank you

 Sean

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On behalf of:

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