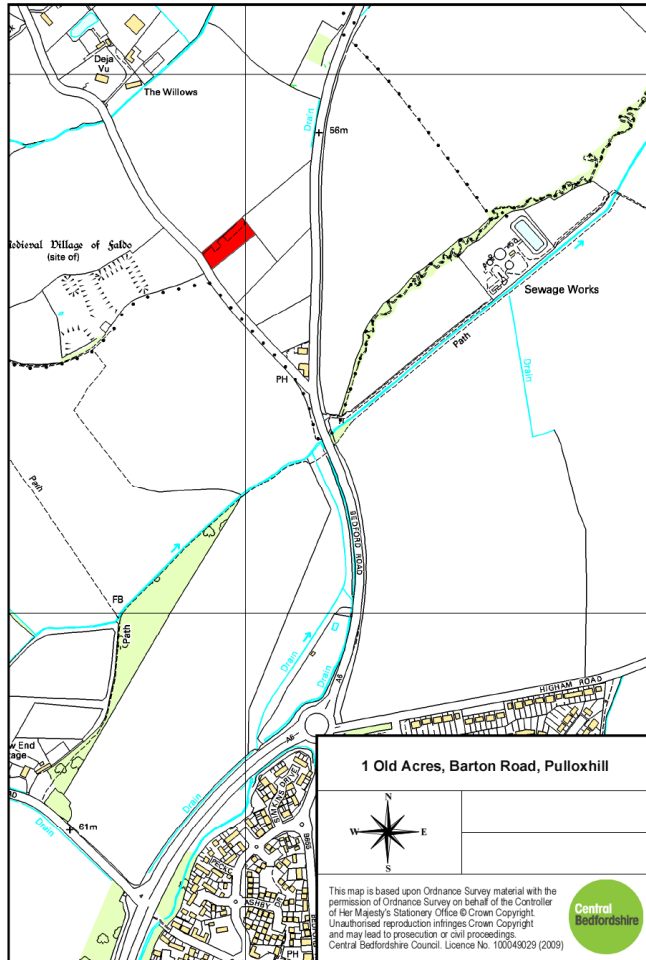


Appendix B - Consultation Responses to the Gypsy and Traveller Preferred Sites

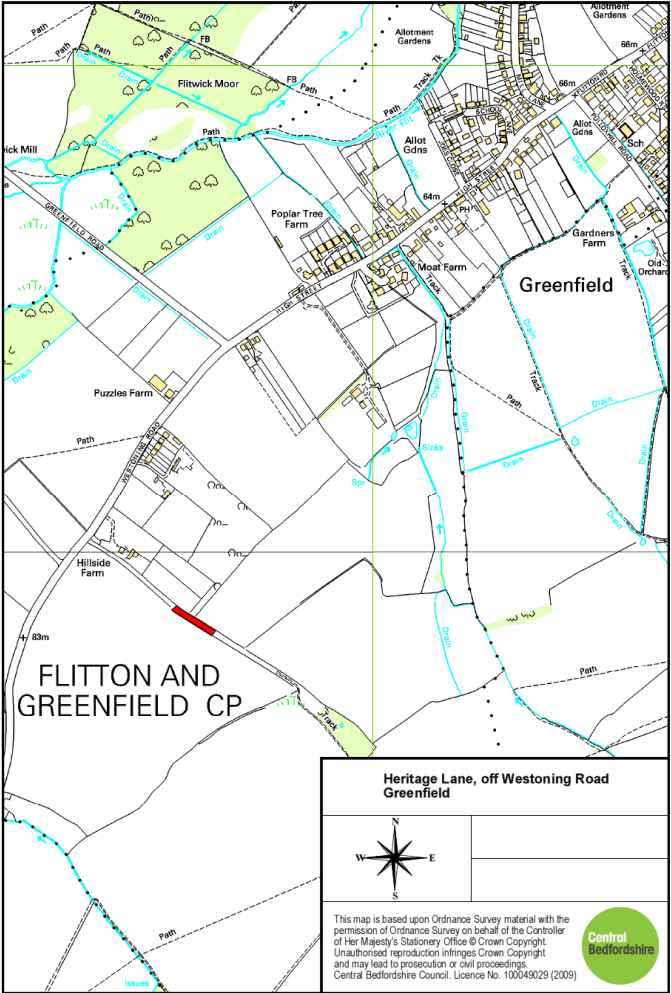
Site 1 – Old Acres, Barton Road, Pulloxhill



Main Issues:

- Access – no full access by footpath or cycle route Barton le Clay, only some part of a link available.
- Number of Pitches – 8 pitches enough, any more will have detrimental visual impact.
- Remote Rural location – residents dependent on their car
- Ecology (Natural England) – possible impact on wildlife habitat of site.
- Highways (Highways DM) – visibility from access onto Barton Road may need to be improved
- Sustainability Appraisal – Inconsistent in the way issues are judged on this site in comparison to others.

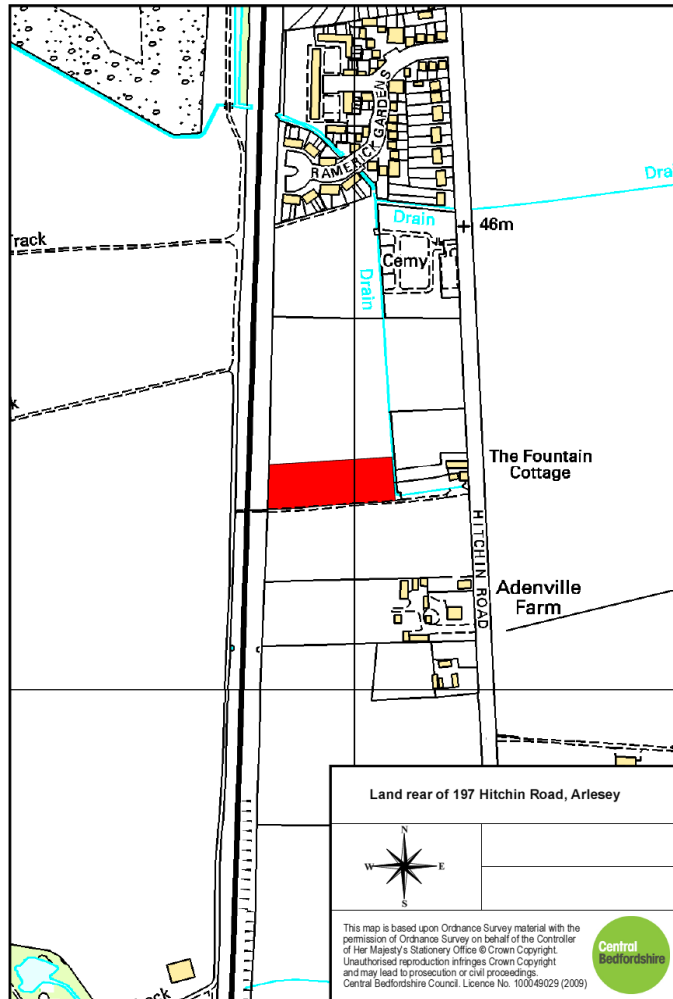
Site 2 – Hermitage Lane, Off Westoning Road, Greenfield



Main Issues:

- Public Right of Way – site adjacent to public right of way.
- Highways – poor visibility at junction with Westoning Road

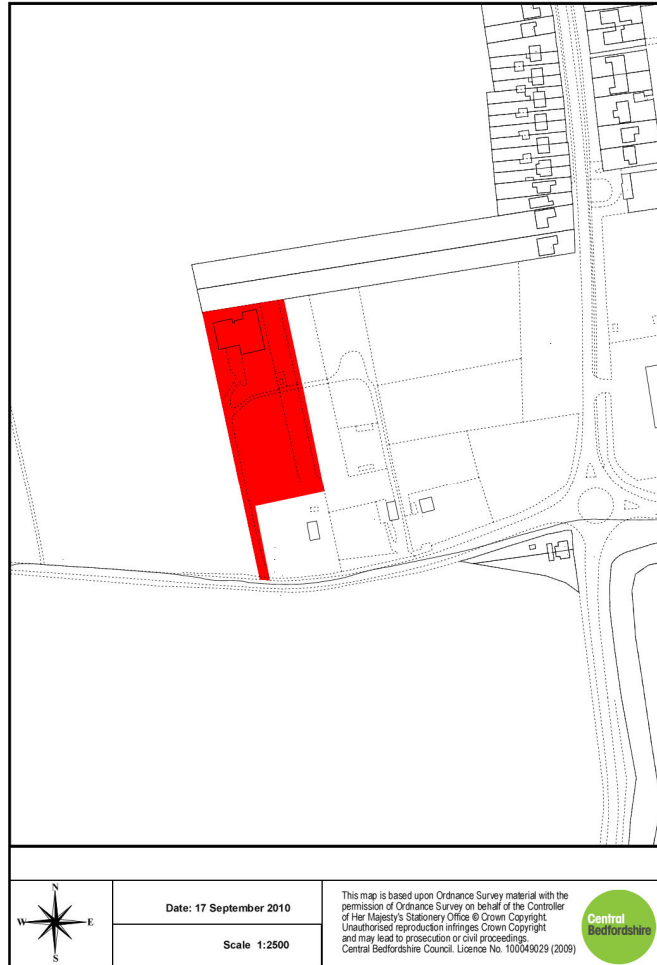
Site 3 – Land to the Rear of Hitchin Road, Arlesey



Main Issues:

- Access and Safety – national speed limit on Hitchin Road – too dangerous.
- Traffic – high levels of traffic in Arlesey will be exacerbated
- Drainage – no mains drainage
- Location – not within walking distance of shops and services
- Countryside – development should not be permitted outside of settlement envelope
- Flood Risk – Land prone to flooding
- Pressure of resources – facilities already overstretched, including school
- Number of Pitches – too many, were assured the site would be no more than 4 pitches.
- Noise – noise from railway line

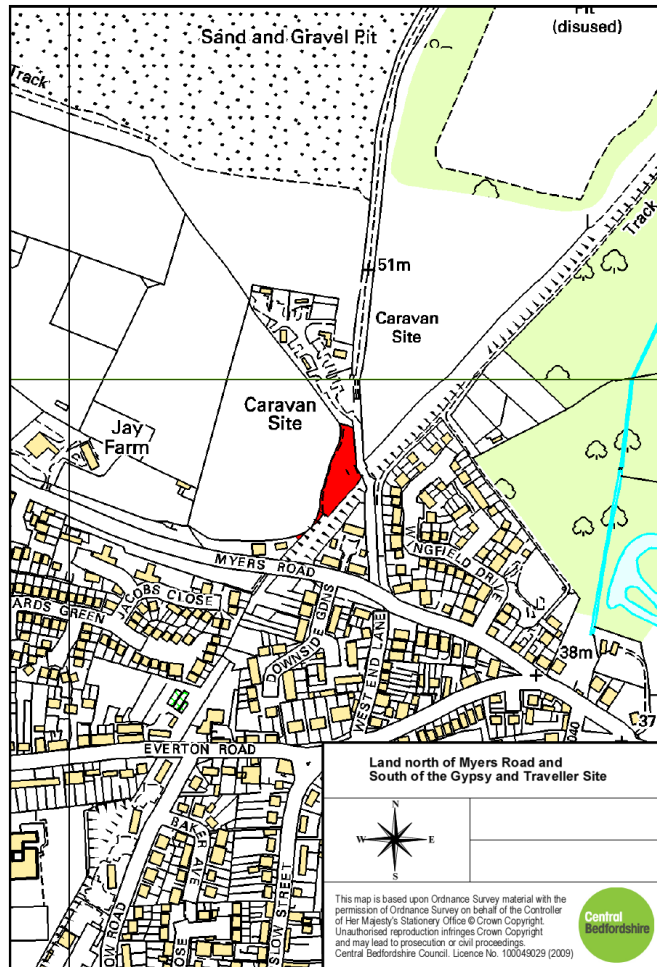
Site 4 – Oak Tree Nursery & Magpie Farm, Upper Caldecote



Main Issues:

- Number of Pitches – Too many in relation to size of village
- Justification of Need – unsupported by specific research
- Distribution of Pitches Uneven – need better distribution across area
- Marginalisation – community feel marginalised in this process
- Amenity – disturbance on neighbouring residents
- History – concerns raised by Highways on previous applications
- Highway Safety – additional pitches will have a detrimental impact.
- Ecology (Natural England) – May require ecological assessment.
- Visual Impact
- Lack of Services
- Flooding – adjacent land liable to flood

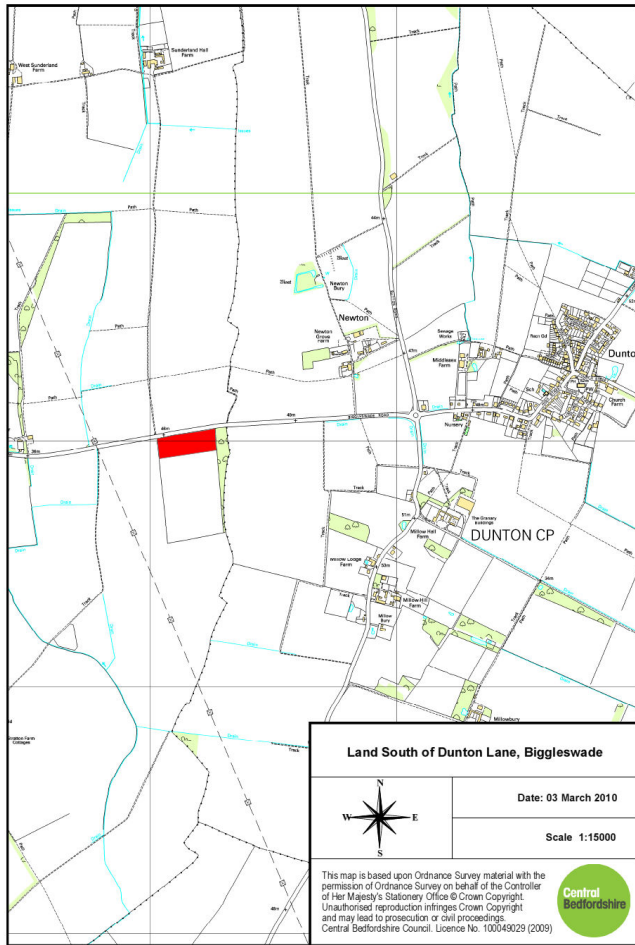
Site 5 – Land between Common Road and Myers Road, Potton



Main Issues:

- Size – This site is disproportionate to others in the area
- Bridleway – Obstruction to Bridleway 11
- Pitches – Positive move to make pitches bigger, therefore supported.
- Infrastructure – increased pressure on medical and educational facilities.

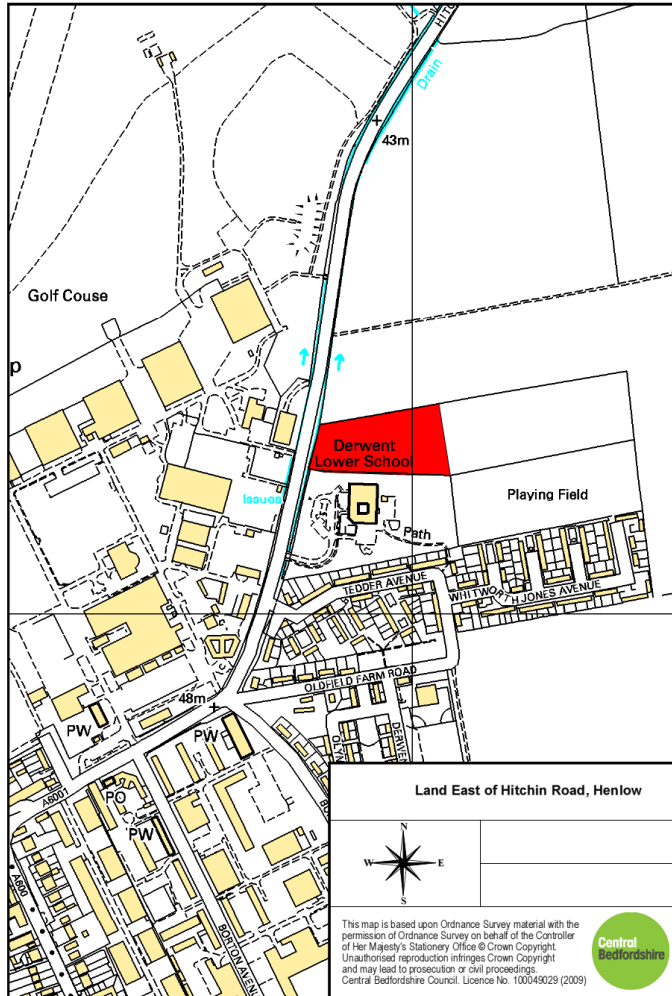
Site 6 – Land South of Dunton Lane, Biggleswade



Main Issues:

- Unsustainable – located in open countryside
- No Justification – was not a high scoring site & SA does not justify including it
- Road Safety – access to Dunton Road dangerous, road narrow, near blind bend, incidents of road traffic deaths along Dunton Road.
- Vehicle Access (Highways DM) – survey needed to assess whether access can be improved.
- Pedestrian Access – no footpath
- Visibility – trees and hedgerows on both sides of road make it difficult to see
- Lack of Facilities in Dunton – school spaces limited,
- Poor public transport provision
- Scheduled Monument (English Heritage) – Further assessment on nearby scheduled ancient monument needed.
- Wildlife (Natural England) – may require ecological appraisal
- Wildlife – there is a protected badger set on the site
- Encroachment of Biggleswade on Dunton
- Flooding – the site floods in winter
- Size – disproportionate to the size of Dunton
- Food Security – Land needs to be saved for agricultural use
- Sustainability Appraisal flawed.

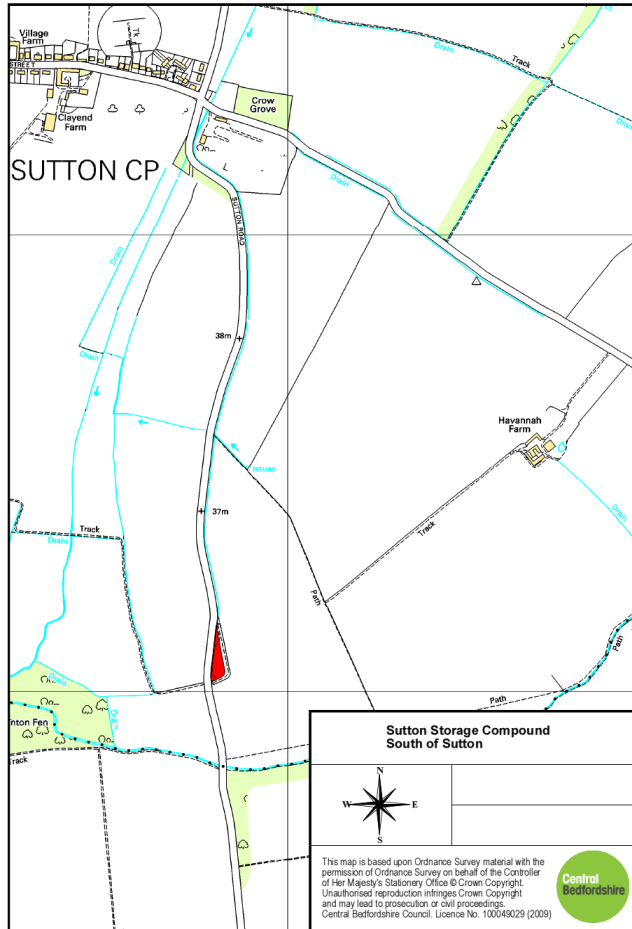
Site 7 – East of Hitchin Road, Henlow



Main Issues:

- Flooding/drainage – site regularly floods, this will need to be managed
- Visual amenity
- Greenfield site in countryside
- Road safety – Hitchin Road is dangerous and busy
- Access point would increase road safety issues
- Little employment opportunities in the area
- Loss of an agricultural site for food production
- Noise from Henlow airfield & Police Helicopter
- Limited shops and services
- Lack of sewerage disposal
- Limited public transport
- Doctor's surgery at capacity
- School at capacity
- Biodiversity – impact on wildlife and loss of green corridor
- Sustainability Appraisal flawed.
- Land Ownership/Covenants - Transfer of land to ensure land used for educational purposes
- Costs of developing the site.
- Previous Planning Applications - previous approvals on adjacent sites have been for Agricultural Occupancy only
- Tenure Blindness - the proposed site is counter to Central Government recommendations with regard mixed tenure communities

Site 8 – Sutton Storage Compound, Sutton Road, South of Sutton



Main Issues:

- Visual Amenity – impact on openness and rural character of area
- Services – very few services near the site
- Highways (Highways DM) – the site is situated on a dangerous road with poor visibility
- Highways – regular accidents at this site.
- Enforcement – the site must have a warden
- Light Pollution
- Noise Disturbance
- No pedestrian and cycle access