



## Consultation Response Pro forma

<b>1</b>	<b>Application Number</b>	3172/16 Barns at Four Elms Farm, Stonham Parva	
<b>2</b>	<b>Date of Response</b>	13.9.16	
<b>3</b>	<b>Responding Officer</b>	Name:	Paul Harrison
		Job Title:	Heritage and Design Officer
		Responding on behalf of...	Heritage
<b>4</b>	<b>Summary and Recommendation</b> (please delete those N/A)  Note: This section must be completed before the response is sent. The recommendation should be based on the information submitted with the application.	1. The Heritage Team considers that the proposal would cause <ul style="list-style-type: none"> <li>• no harm to a heritage asset because the asset holds minimal heritage significance and its loss is adequately mitigated by appropriate recording; the proposed house is unlikely to cause harm to the setting of the listed house opposite.</li> </ul>	
<b>5</b>	<b>Discussion</b> Please outline the reasons/rationale behind how you have formed the recommendation. Please refer to any guidance, policy or material considerations that have informed your recommendation.	<p>The existing buildings include elements of historic farm buildings over several centuries, with some features of moderate interest, as documented in the thorough heritage statement. However, the buildings have been decaying steadily over a period of some fifteen years or more, and following a recent fire have reached a point where they possess insufficient heritage significance to merit retention. On this basis Heritage officers have in the past advised against conversion. For similar reasons we find no reason to object to removal of the buildings.</p> <p>The listed house Oak House stands opposite the site. It is two-storey and stands back from the road. The proposed house will also be quite substantial, but being set back from the road behind a well-treed frontage, is not considered likely to impose unduly on the setting of the listed house.</p>	
<b>6</b>	<b>Amendments, Clarification or Additional Information Required</b> (if holding objection)  If concerns are raised, can they be overcome with changes? Please ensure any requests are proportionate		

Please note that this form can be submitted electronically on the Councils website. Comments submitted on the website will not be acknowledged but you can check whether they have been received by reviewing comments on the website under the application reference number. Please note that the completed form will be posted on the Councils website and available to view by the public.

**From:** David Pizzey  
**Sent:** 16 August 2016 09:17  
**To:** Sian Bunbury  
**Cc:** Planning Admin  
**Subject:** 3172/16 Four Elms Farm, Stonham Parva

Sian

The mature trees to the front of this site form an effective screen and I would advise making them subject to a protective fencing condition to help ensure they are not damaged during demolition and/or construction work.

Regards

David

**David Pizzey**  
Arboricultural Officer  
Hadleigh office: 01473 826662  
Needham Market office: 01449 724555  
[david.pizzey@baberghmidsuffolk.gov.uk](mailto:david.pizzey@baberghmidsuffolk.gov.uk)  
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Babergh and Mid Suffolk District Councils - Working Together

**From:** David Harrold  
**Sent:** 10 August 2016 14:39  
**To:** Planning Admin  
**Cc:** Sian Bunbury  
**Subject:** Plan ref 3172/16/FUL Four Elms, Norwich Road, Stonham Parva. EH - Land Contamination.

Thank you for consulting me on the above application.

I note the satisfactory Enviroscreen Report dated 20 July 2016 and completed contaminated land questionnaire.

I can confirm in respect of land contamination that I do not have any adverse comments and no objection to the proposed development.

I would only request that we are contacted in the event of unexpected ground conditions being encountered during construction and that the developer is made aware that the responsibility for the safe development of the site lies with them.

David Harrold MCIEH

Senior Environmental Health Officer  
Babergh and Mid Suffolk Council

01449 724718

Your Ref: MS/3172/16  
Our Ref: 570\CON\3150\16  
Date: 07/10/2016  
Highways Enquiries to: kyle.porter@suffolk.gov.uk



**All planning enquiries should be sent to the Local Planning Authority.**  
Email: [planningadmin@babberghmidsuffolk.gov.uk](mailto:planningadmin@babberghmidsuffolk.gov.uk)

The Planning Officer  
Mid Suffolk District Council  
Council Offices  
131 High Street  
Ipswich  
Suffolk  
IP6 8DL

**For the Attention of: Sian Bunbury**

Dear Sian

**TOWN AND COUNTRY PLANNING ACT 1990 - CONSULTATION RETURN MS/3172/16**

**PROPOSAL:** Demolition of derelict buildings and erection of detached dwelling  
**LOCATION:** Four Elms, Norwich Road, Stonham Parva, Stowmarket, Suffolk, IP14 5LB

Notice is hereby given that the County Council as Highway Authority recommends that any permission which that Planning Authority may give should include the conditions shown below:

**1 AL 3**

Condition: The new vehicular access shall be laid out and completed in all respects in accordance with Drawing No. DM03; and with an entrance width of 3m and made available for use prior to occupation. Thereafter the access shall be retained in the specified form.

Reason: To ensure that the access is designed and constructed to an appropriate specification and made available for use at an appropriate time in the interests of highway safety.

**2 G1**

Condition: Gates shall be set back a minimum distance of 5 metres from the edge of the carriageway and shall open only into the site and not over any area of the highway.

Reason: In the interests of road safety.

**3 AL 8**

Condition: Prior to the dwelling hereby permitted being first occupied, the vehicular access onto the public highway shall be properly surfaced with a bound material for a minimum distance of 5 metres from the edge of the metalled carriageway, in accordance with details previously submitted to and approved in writing by the local planning authority.

Reason: To secure appropriate improvements to the vehicular access in the interests of highway safety.

**4 V 6**

Condition: Notwithstanding the provisions of the Town & Country Planning (General Permitted Development) Order 1995 (or any Order revoking and re-enacting that Order with or without modification) no means of frontage enclosure shall exceed 0.6 metres in height above the level of the carriageway of the adjacent highway.

Reason: In the interests of highway safety in order to maintain intervisibility between highway users.

5 NOTE 02

It is an OFFENCE to carry out works within the public highway, which includes a Public Right of Way, without the permission of the Highway Authority.

Any conditions which involve work within the limits of the public highway do not give the applicant permission to carry them out. Unless otherwise agreed in writing all works within the public highway shall be carried out by the County Council or its agents at the applicant's expense.

The County Council's Central Area Manager must be contacted on Telephone: 01473 341414. Further information go to: <https://www.suffolk.gov.uk/roads-and-transport/parking/apply-for-a-dropped-kerb/>

A fee is payable to the Highway Authority for the assessment and inspection of both new vehicular crossing access works and improvements deemed necessary to existing vehicular crossings due to proposed development.

Yours sincerely,

**Mr Kyle Porter**  
**Development Management Technician**  
Strategic Development – Resource Management

**From:** Richard Hoggett  
**Sent:** 12 August 2016 14:37  
**To:** Planning Admin  
**Subject:** FAO Sian Bunbury - 3172/16 - Four Elms Farm, Stonham Parva - Archaeology

Dear Sian,

Many thanks for your letter of 8 August consulting us on the above application.

We have considered the above application and are satisfied that the submitted Heritage Asset Assessment by Leigh Alston dated June 2015 provides a sufficiently record of the buildings in their current state and that no further archaeological recording condition is required for this application.

However, we would request a condition stipulating that a PDF copy of this report and its CD of photographs be submitted to us at the address below for inclusion in the Suffolk Historic Environment Record.

Yours,

Richard

**Dr Richard Hoggett MCifA**  
Senior Archaeological Officer  
Suffolk County Council Archaeological Service Conservation Team  
Resource Management  
Bury Resource Centre, Hollow Road, Bury St Edmunds, IP32 7AY  
Tel.: 01284 741226  
Mob.: 07540 674977  
Website: <http://www.suffolk.gov.uk/HER>

Search the Suffolk HER online at <http://heritage.suffolk.gov.uk>