Dear Ms Pravin

I wish to comment on the following applications;

Redevelopment of the Grain store on Lodge Road, Thriplow – s/3591/17/FL
New car repair workshop on Brook Road, Thriplow – S/3567/17/FL
New grain store, Fowlmere Road – S/3566/17/

I do not feel that these proposed developments are inappropriate for the following reasons;

Redevelopment of the Grain Store
1. 36 new houses in the small village of Thriplow is a 20% increase on the number of existing houses. A development this size would dramatically alter the rural character of the village. I know that this is not a planning matter but common sense surely says that an increase in a small village of 20% is just too much.
2. The proposed site for the new houses is outside of the village frame work and is contrary to the local plan as Thriplow is an infill only village.
3. A new development on the edge of the village would in all likelihood become a ‘satellite village’ that is ‘tacked’ onto the edge of Thriplow bringing Thriplow even closer to the village of Fowlmere which is less than one mile away.
4. The proposed development encroaches on the existing Green belt boundaries of which both local and central governments are very clear that these boundaries can not be altered unless under exceptional circumstances, which this isn’t.
5. The traffic in the village is already an issue, particularly at school drop off and pick up times and during the evenings due to the pub bringing in cars to the village. A development of this size would bring an additional 70 – 90 more cars. In my opinion this could significantly alter the atmosphere of the village and could actually be dangerous. Middle Street is already a risk to walk down as cars and lorries drive too fast. There are very few pavements in the village for pedestrians and in a rural village such as Thriplow, many residents walk around the village and 70+ more cars would make this unpleasant and dangerous.
6. There is not enough recreational space in the village at the moment as it is. The village cricket pitch is privately owned and as such can not be seen as a village amenity. Therefore there is only really the very small playground. Even with a playground integrated into the proposed development (which I believe would actually be privately owned and not a public amenity) I still don’t think there would be enough places for children to play. Where would all the teenagers that this new development would bring to the village ‘hang out’ in the evenings?

New car repair workshop on Brook Road
1. There is no guarantee that the company that Revivals (the existing car workshop) will continue to exist if the site is moved (they may not be able to pay a potentially increased rent for example) and this would be a great loss of an amenity to the village but a loss of local employment.
2. Am I correct in thinking that the proposed new site is on Green belt land....? Surely this goes against planning law??

Thank you for reading my comments.

Yours sincerely
Melissa Tayabali