Dear Sir/Madam,

I am writing to offer support to the three planning applications for the village of Thriplow. Please link these supporting comments to all three.

New grainstore - S/3566/17/FL
Revivals relocation - S/3567/17/FL
New houses - S/3591/17/FL

Revivals relocation

This seems an excellent place to position the new garage and workshop. This is a long standing and thriving little business, offering a much trusted and reliable service to its clients and local residents. On the edge of the village it will be at a much more useful location, it may even increase business as more people will know where it is, so there maybe future expansion prospects for them. There are some concerns from others about increased traffic due to their relocation, but if anything, new custom would be likely to arrive from the other main direction from the Newton Road, and the little business operates so quietly and efficiently, that even the residents using it would only be maybe three or four cars per week. This is nothing in comparison to the storm of cars that we already get during rush hour under normal circumstances, and far worse when the A505 is shut for whatever reason, sending all the diversions through Thriplow, so I do not see that their normal operations would cause any worse traffic problem than there already is. If the proposed garage and workshop will have a similar appearance to the existing barn then this also wouldn’t be out of place. Local residents already seem very concerned about the new site being on Green Belt, and these are very understandable concerns, fear of setting a precedence etc but, there are existing buildings there already, so to convert one of them to enable us to keep a really valuable, existing village amenity, surely fits in under very special circumstances in this case. We really love our local garage and what concerns me more, is that a great many of our elderly residents, who would not necessarily write in to show their support, use, need and would greatly miss this little garage if it were to leave the village.
completely. Despite the obvious opposition, I feel that there is rather a silent majority, of, particularly elderly people, who, by choosing to support the proposed move, would not necessarily be inclined to actually put pen to paper and write in and show their support. I really hope that this is given some consideration. Having spoken with the garage personally, they vehemently support the proposal. They have been kept abreast of the idea from the very start, involved in its suggested design, and are very excited at the prospect. They are also very concerned, that if the proposed new site was not allowed under these special circumstances, that very sadly they would have to move the business from the area completely. This would be a huge loss to our village.

New grain store

This makes perfect sense. It is out of the village, in a rural location with good farm traffic access, probably reducing heavy farm machinery traffic coming through the actual village of Thriplow. The new buildings will presumably be efficient and enclosed, unlike the old open ones on Lodge Road, so there will be no more dust and noise from there going all through the village. There’s plenty of space out there at the new location for planting and acoustic bunds. It seems the ideal location for a new grain store, out of the village and in the countryside where it belongs.

New houses

Nobody ever wants new houses, or new roads, or new anything in their area. The NIMBY phenomenon lives on. But we have to accept in our growing population on this tiny, sinking island - the UK, that it is inevitable. We can fight for a bit, to protect our perfect little pieces of heaven for a little longer, but it will get us in the end. So, surely it is better the devil you know than the devil you don’t. This proposed development has been ‘open’ to the residents of the village from the start, with the landowner offering meetings to explain the proposals, invite comments, suggestions and answer questions.

With the bigger (UK housing) picture in mind, we should support this application, reluctantly or otherwise, and try to move forwards and work together in a positive, helpful way. Of course it will increase traffic volume, of course it will increase strain on our (lack of) footpaths, little school, limited facilities, as is happening over the rest of the UK and having read many other negative comments from other neighbours there is a lot I have to agree on, particularly the danger of the junctions onto the A505 in the Thriplow area and the worrying prospect of the increased volume of traffic through the village and in particular the increased use of Lodge Road and also Farm Lane which is a single track roads and best avoided even by current residents due to its narrowness and lack of passing places, but new residents will quickly work that out. We walk round there with dogs, ponies and children and the bends are frightening, but its just as much our responsibility to take due care too. I think there is feeling that Foxton will bear the brunt also of increased traffic, but, people will soon learn that the dreadful railway crossing, which is shut more than open, will take years off their life and will use alternative routes. There is traffic everywhere these days.
Every village has problems with speeding, every village school has problems with becoming oversubscribed and having inconsiderate and ill-mannered drivers, these problems are on the increase regardless, as is the way with the UK already. We need to accept these facts and try to move forwards positively rather than do nothing but sit back and complain.

I feel these new houses will offer a great many positives and these are what we should try to focus on, for example:

- Employment opportunities for the building companies and also the supply chain for materials and other local services. Having extended our house ourselves, we know exactly how much work it gives to local companies, for a good period of time.

- Contribution to the local economy and increased use of local services. Yes of course our public transport links are pretty dire, but with increased demand, we are likely to get an increased service further down the line. Besides, it is proven that parked cars in villages actually slow traffic down, providing their own traffic calming measures. I don’t mean packed streets, but even one or two cars parked will do it. Should these proposed developments be passed, does the PC get any funding from the developers to use on improvements back into the parish, such as highways, resources and improved transport links? Surely this would be appropriate.

- Affordable rented properties and Shared Ownership properties not only provide homes to the wider communities but also enable families to grow up and stay in the village they grew up in, currently that is nigh on impossible.

- There will be an upgrade to the footpath and widening of Lodge Road as a result, so already this has been offered.

- Providing there is a landscape led approach to the development as promised, think how attractive this development could look instead of the huge, grey existing buildings that send out dust and noise pollution across the cricket and recreational ground.

- I know there are concerns that this development is encroaching the Green Belt and others mentioning that it is within the Conservation Area, if the SCDC mapping tool is correct, then this is simply not the case. There is an existing farm building that appears to be on the Green Belt, but the new development has put the parkland/amenity/playground on that section, so I believe that this is permitted.

So whether we like it or not, these new developments will keep knocking on our doors, far better to work with these projects, then against them, as they will become inevitable.

The other problem with these beautiful little villages, is that because they are so small, they still have some of their own problems (speeding/parking/amenities/litter/anti-social behaviour etc) but it is a sad fact,
that as they are so small, these problems get overlooked and the already limited resources are better utilised elsewhere.
It is inevitable that we must grow in some way, but further down the line, by doing so, it can get us noticed a bit more for our problems and concerns where the council, police and other services have to take action.

I support all three of these applications on these grounds.

Mrs A. Jermain