[redacted]

From: [redacted]
Sent: 07 April 2025 06:57
To: DevelopmentControl
Subject: PIP Application = Ref 25/00460/PIP

Categories: [redacted]

Thank you for the chance to comment on the above PIP for 3 dwellings at the western end of HAil Weston next to my property.

As I have previously indicated in regard to this proposal in its previous guise, it raises various issues.

1 The road access is located in a potentially dangerous location being so close to the junction to the Kimbolton road.

2. The drainage ditch that runs west from my property is an essential facility in preventing local flooding, the proposal is likely to exacerbate this issue.

3. Our garage, adjacent to the proposed site has specific restrictions on door access to protect the aspect west of the village. This proposal is far more significant in that regard.

4 The size of the gardens suggest a plot size that is excessive for three dwellings considering the usual provisions made by modern developers. any approval for the PIP should limit plot size to prevent subsequent proposals/changes that would increase the number of dwellings.

I am also concerned that you do not appear to have consulted the other properties that would be affected by the proposal. Also, I do not believe that any decision regarding this proposal should be taken before the local plan has been completed.

I was pleased with the authorities previous decision to turn down the previous proposal earlier this year and cannot see that any of the relevant circumstances have changed.

Thank you for taking due account of this advice.

[redacted]
5 High Street
[redacted]