Our Ref: 25/80012/COND
Your Ref: 19167 - EBW - Discharge of Co...

6 March 2025

Mr Jake Pavet-Golding
Woods Hardwick
15-17 Goldington Road
Bedford
MK40 3NH

Pathfinder House, St Mary's Street
Huntingdon. PE29 3TN
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Dear Mr Pavet-Golding

HUNTINGDONSHIRE DISTRICT COUNCIL
Application for Discharge of planning condition(s)

Proposal: Discharge of condition 32 (Travel Plan) and 33 (Residential Welcome Packs) of 20/02613/FUL

Site address: Land East And West Of Edison Bell Way Huntingdon

Your client: Countryside Partnerships

Please find enclosed our formal decision notice relating to above application for approval of details relating to the above planning condition.

Yours sincerely

Clara Kerr
Chief Planning Officer

Pathfinder House, St Mary's Street
Huntingdon. PE29 3TN
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6th March 2025

Dear Mr Pavet-Golding

Town And Country Planning (Development Management Procedure) (England) Order 2015 (Amended).

Proposal: Discharge of condition 32 (Travel Plan) and 33 (Residential Welcome Packs) of 20/02613/FUL

Site address: Land East And West Of Edison Bell Way Huntingdon

Applicant: Countryside Partnerships South East Midlands

I refer to your application above received on 20 January 2025 and the plans, drawings and documents which form part of the application as described below.

The following conditions are APPROVED

Condition 32 - Travel Plan
Condition reads as:
Prior to first occupation of the development hereby approved a Travel Plan shall be submitted to and agreed in writing with the Local Planning Authority. Such Travel Plan shall make provision for a Travel Plan coordinator to give advice and to coordinate annual monitoring, with all measures reviewed to ensure targets are met. The approved Residential Travel Plan shall be adhered to.

Reason - To ensure that the development encourages the use of sustainable modes of transport by residents, school children, and visitors in the interest of reducing off-site traffic impacts.

Approved documents / drawings:
* Travel Plan, prepared by Mayer Brown dated January 2025, received 20th January 2025.

Assessment:
The submitted Travel Plan confirms that a baseline survey will be undertaken at 50% occupation of the dwellings. Draft targets have been provided to give an understanding of potential travel patterns over a 5-year time frame, as follows:
o Walking is currently 26.3% and in year 5 the target is 29.3% (a 3% increase of the multi modal share).
o Cycling is currently 6.9% and in year 5 the target is 7.1% (0.5% increase of the multi modal share).
o Driving is currently 50% and in year 5 the target is 44% (a 6% decrease of the multi modal share).

A Travel Plan Coordinator (TPC) will be appointed by the Vistry Group, who will be employed 5 years post full occupation of the site.
Measures which are part of the Travel Plan include:
o Cycle storage for all the dwellings will be provided.
o Improvements to nearby pedestrian crossings
o Improvements for bus infrastructure

The TPC will monitor the Travel Plan by undertaking questionnaire surveys in years 1, 3 and 5. The results will be analysed and turned into a monitoring report, noting that if targets are not met, surveys may continue to years 7 and 9.

The CCC Transport Assessment team have reviewed the submitted Travel Plan and confirmed that this is acceptable.

Having regard to the consultee comments it is considered that the proposed Travel Plan is acceptable.

Conclusion:
The details submitted relating to Condition 32 are acceptable to the Local Planning Authority and complies with the submission requirements of the condition. The development shall be undertaken in full accordance with the approved details.

Condition 33 - Residential welcome packs
Condition reads as:
Prior to the first occupation of the development hereby approved, details of the Residential Welcome Packs for sustainable transport to be provided to all dwellings within the development have been submitted to and approved in writing by the Local Planning Authority. Such Residential Welcome Pack shall include three months free bus travel with the relevant local public transport operator. The approved Residential Welcome Packs shall be provided to the first occupiers of each dwelling upon first occupation.

Reason - To encourage non-car modes of travel in the interests of sustainability and to reduce off-site traffic impacts.

Approved documents / drawings:
* Travel Information Pack, received on 20th January 2025.
* Three month bus pass travel application form document, received on 28th January 2025.

Assessment:
The submitted Travel Information Pack includes details of the location of local amenities, walking routes, cycle routes, bus stops (and services), rail services, EV charging point details and information relating to car clubs. The pack also provides details of applying for 3 months of free bus travel for each dwelling.

The CCC Transport Assessment team have reviewed the submitted details and confirmed that these are acceptable.

Having regard to the consultee comments it is considered that the proposed Residential Welcome Pack is acceptable.

Conclusion:
The details submitted relating to Condition 33 are acceptable to the Local Planning Authority and complies with the submission requirements of the condition. The development shall be undertaken in full accordance with the approved details.

Yours sincerely



Clara Kerr
Chief Planning Officer
Date: 6 March 2025