From: DevelopmentControl
To: DevelopmentControl
Subject: Comments for Planning Application 25/01236/FUL
Date: 16 August 2025 16:31:39

Comments summary

Dear Sir/Madam,

Planning Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 16/08/2025 4:31 PM from [redacted]

Application Summary

Address:	Land North Of 16 Harbins Lane Abbotsley
Proposal:	Proposed erection of 3-bedroom bungalow with associated parking
Case Officer:	Olivia Manton

Click for further information

Customer Details

Name:	Mr Colin Thomas
Email:	[redacted]
Address:	Harper House 9 Harbins Lane Abbotsley St Neots

Comments Details

Commenter Type:	Member of the Public
Stance:	Customer objects to the Planning Application
Reasons for comment:	
Comments:	As a resident of Harbins Lane, I have concerns over the proposed planning of another property, the work on the 2 bungalows currently under construction to the north of this site has been ongoing since the end of 2024, with completion advertised as October 2025, during this time the grass verges have been damaged due to the narrowness of the lane and the size of the vehicles carting soil away. Currently there are a minimum of 4 vehicles parked on the proposed site while they are working on the current construction site. If planning is granted on this site these vehicles will have to be parked elsewhere creating a greater safety risk with the turning of large delivery and removal vehicles. The construction of yet another bungalow, once completed, will increase the day-to-day traffic and the number of deliveries to the area, which is a narrow lane with limited access and no turning points, meaning many of the delivery drivers use people's driveways/private property to turn around. Delivery drivers in particular drive at excessive speeds for the nature of the road, with many blind spots, as many of the driveways are hidden from view. Due to the narrowness of the lane, access can sometimes be restricted due to deliveries being made. The lane leads to a footpath which is used by hikers, runners and dog walkers, there are no pedestrian footpaths for them to use. As yet the increase of traffic from the 2 bungalows currently under construction is unknown, however this potentially may increase the traffic from the north end significantly with a minimum of 2 cars per bungalow being highly likely. This planning application will increase this by a further 2 at least, being a bigger property, it may be more. I need to emphasise again the concerns about the safety risk, especially during the construction of this property, given the nature of the access, vehicle parking & turning. Public access to the public footpath, especially with the lack of pedestrian footpath.

Kind regards