Suffolk Coastal Local Plan Examination

Note on proposed modifications to SCLP12.72 Land at Street Farm, Witnesham

1. This note responds to the Inspector’s comments within the first review of the table of modifications that has been prepared by the Council to identify amendments to the plan. Within this the Inspector has questioned whether the policy should contain a requirement for a contaminated land assessment.

2. In reflection of the existing uses on the site, and for consistency with other site allocations policies in the Local Plan, the Council would support the inclusion of a criterion to require a contaminated land assessment.

3. Modifications are shown in strikethrough for deleted text and in underline for additional text. The proposed further modifications are shown in grey shading. The Council will include these revisions in the schedule of modifications that has been collated as part of the Examination.

Modifications to Policy SCLP12.72:

“\(\text{i)}\) Any development within the area identified as Flood Zone 3 should be avoided to ensure no other impediments to flows are introduced that could increase the risk of flooding downstream; and

\(\text{j)}\) Provision of an ecological assessment in relation to potential impact on the River Fynn, and opportunities should be explored which would improve and enhance the riverside environment in this location under the Water Framework Directive; and

\(\text{j)}\) Provision of a Contaminated Land Assessment.”