17th February 2020

Suffolk Coastal Local Plan Examination

Note on proposed modification to SCLP12.25: Suffolk Police HQ, Portal Avenue, Martlesham

1. This note responds to the Inspector’s post hearings letter, dated 31 January 2020, within which it is suggested Policy SCLP12.25 should be amended in accordance with Paragraph 91 of the National Planning Policy Framework 2019.

2. It is understood that the Police Investigation Centre (PIC) will be retained in use by Suffolk Constabulary. As the PIC does not lie on the site, but directly adjacent the eastern site boundary it is important that development of the site, as expected through Policy SCLP12.25, considers the impacts arising from close proximity to this police operation, particularly as regards the fear of crime. To reflect the aforementioned Inspector’s suggestion, the Council propose the following modification to Policy SCLP12.25, to ensure that the fear of crime emanating from any police operations retained on or adjacent to the site, with particular regard to the PIC, do not undermine the quality of life for future and existing residents in the wider area.

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

Modification to Policy SCLP12.25:

“p) Any Police operations retained in use on and/or adjacent to the site will be addressed through scheme design, layout and landscaping, to ensure that the quality of life for future and existing residents, including in the surrounding area, is not undermined by the fear of crime.”

Modification to Paragraph 12.225 (grey highlighted text is newly proposed text):

“Land at Suffolk Police Headquarters, Portal Avenue is allocated for development of 300 dwellings. The Suffolk Police Headquarters site is situated on the northern edge of Martlesham Heath with vehicle access onto the A1214 via Portal Avenue. Suffolk Constabulary have indicated that they intend to vacate the site during the plan period, and thus it is expected that redevelopment of the site would come forward as part of a programme of re-provision of Police facilities. However, it is understood the Police Investigation Centre (PIC) located directly adjacent to the eastern site boundary will be retained in use. The existing buildings on the site are becoming dated and are unlikely to provide the high quality office space which would meet modern day needs. This provides an opportunity to plan positively to deliver dwellings and community uses on a brownfield site. The site is well connected to the Martlesham Heath District Centre by existing walking and cycling infrastructure that could be enhanced through redevelopment of the site.”
Modification to Paragraph 12.232:

“The design, and layout and landscaping of the development will need to have regard to the amenity of residents alongside in relation to any continued use of surrounding areas of land for police functions, including to ensure that their quality of life is not undermined by the fear of crime.”