

# Nayland with Wissington Conservation Society

Registered Charity No.268104

---

Comment submitted to Babergh Mid Suffolk Planning Authority  
Date: 4:35 PM on 13 Jul 2018  
Case Officer: Gemma Pannell

To access the BDC web site: <https://planning.baberghmidsuffolk.gov.uk/online-applications/centralDistribution.do?caseType=Application&keyVal=PANVILSHH7J00>

**Application Ref: DC/18/02836 - Konings Juices and Drinks UK Ltd, Hill Farm, Brick Kiln Farm, Polstead CO10 5NY** (*Copella site off the B1068 Stoke Road*)

**Proposal:** Erection of extension to existing production premises, associated car parking, landscaping and drainage infrastructure.

**Comments objecting to the Planning Application:** On behalf of the Nayland with Wissington Conservation Society the following comments are made:

1. It is not considered that there is justification for an industrial and commercial process to be introduced to the site that does not relate to produce grown on site. Planning is about allocating the right use to the right location. This is not the right location, being a very attractive, rural area, in the AONB with poor road networks servicing it.
2. The buildings and associated servicing areas will impact on the visual characteristics of the AONB. The applicant's supporting case states that because the existing buildings detract from it, so further buildings and activity will have a negligible additional impact is unjustifiable. The fact that a landscape has been scarred by buildings so more are acceptable is not proper planning.
3. The physical activity generated by the use will also impact upon the character and quality of the AONB. The generation of a significant number of heavy vehicles, cars, employees, industrial processes, noise, flood lighting will all intrude into the peace and serenity of the AONB that is an integral part of its character.
4. The road from which access is gained is a relatively narrow country road with sharp bends and dangerous junctions, such as that into Stone Street. The country roads accessing the site, even that from the A134 are not suited to heavy traffic or use by large vehicles.
5. This application is essentially for a large industrial estate in a very attractive and rural location. It will urbanise the area, set an undesirable precedent making it difficult to resist further development of the site in the future, result in demonstrable visual harm to the AONB, lead to highway dangers and damage to heritage assets through the introduction of unsustainable levels of heavy heavy traffic, and is contrary to National and Local Planning Policy.
6. The Council is urged to refuse planning permission.

M. Hunter  
Chairman,  
Nayland with Wissington Conservation Society