

Good Morning/Afternoon Mr Palmer

You have of course my original objection letters to the appellant's two applications and the written statement I have submitted on this appeal which I am sure you will consider as part of your deliberations

With the benefit of having read both parties experts proofs of evidence on design I want to emphasise that in my view this proposal just cannot be considered to be compliant with the concept of sustainable and inclusive development into the future.

Its design is rigid and out of scale to the adjoining properties. With the fixed orientation of the properties there are issues with privacy not only between the individual houses and apartment blocks but also overlooking of the existing houses in Tidy Road. Each building because of its design, orientation and access points are to my mind individual islands not connected to one another with any sense of community. The proposal is very car dependent and there must be safety issues with the lack of pavements prevalent in the design of the many private cul de sacs. The lack of pedestrian access also gives the sense of an isolated community As to being car dependent, I have commented on vehicular movements in my appeal letter and would ask you to consider that again.

There will be a very poor design integration where the proposal adjoins the end of Tidy Road. No photomontage has been provided by the appellants as to how this will look but I hope that the photographs I included in my objections to both applications showing the clash in style and scale of existing Maharishi Vastu buildings with the surrounding estate will assist your deliberations.

The design and layout is just not integrated well with the surrounding properties and I feel will give the impression of a forbidding private estate unconnected to the rest of Rendlesham. Those views are supported by the appellants resistance to the provision of a public footpath through the proposed development enabling the overall local community to have better access to the countryside out of the village, a poorly positioned play area that will hardly be welcoming to the Rendlesham residents and a reluctance to really engage with the policies of the Rendlesham Neighbourhood Plan with regard to the provision of allotments. In addition there is an area allocated for a future feature building possibly of an educational nature related to Maharishi activities which again gives the impression of a private, non-integrated and non-inclusive estate. Also the fact that most of the roads are not to be adopted does not give any sense of the need for public service input from a practical point of view into the future. In this respect there are already unresolved issues with regard to ownership and lack of

adoptable standard of the roads forming Garden Square and Gardenia Close which does not give me any confidence as to what will happen with the proposed development in the future.

Whilst I am aware that there is an agreed set of planning conditions that will apply should you be minded to allow this appeal, I am very concerned that there is still no definitive agreed scheme to deal with the issue of flooding and drainage. In my view, as this is a detailed planning application this matter should have been resolved by the appellants before they submitted their two applications.

Any development on this site will lead to the loss of valuable agricultural land and natural habitat. It must therefore be completely planning policy compliant at all levels. In conclusion I am strongly of the view this proposal is just not fit for purpose for sustainable and inclusive development into the future; a future that must be viewed in centuries. I continue to strongly support ESDC revised grounds of refusal and invite you to dismiss this appeal. Thank you.