

To: Mr S. D. Butler
Council Offices,
Dock Office
Barry Docks,
Barry, CF63 4RT.

From: David Brenan,
9 Winsford Road,
Sully CF64 5SA

Date 26 August 2015

**OBJECTION TO PLANNING APPLICATION 2015/00843/FUL.
SULLY SPORTS AND SOCIAL CLUB, SOUTH ROAD SULLY**

I am writing to object to the entire application (full & outline) for planning application 2015/00843/FUL, for the following reasons:

1. This land is important green wedge & coastal land that, once developed, will be lost for current and future generations. Development on green wedge and coastal land for this purpose is unnecessary and against Council and Welsh Government policy. The land is not assigned for housing development in the Vale of Glamorgan LDP and, if LDP plans go ahead, there will be a greater need for these open green fields for sports and recreation.
2. The transport and road network cannot sustain the additional traffic that will be generated by the retail and housing development. A similar application was refused in 1993 on the grounds of inadequate road network and the situation is worse now. This is before considering increased traffic arising from proposed LDP developments.
- 3, The development of 200 houses on this site would approximately double the number of houses south of South Road and east of of Burnham Avenue. The existing houses are served by three roads leading onto South Road (B4267): Burnham Avenue, Weston Avenue and Clevedon Avenue. The proposed housing development would be served by a single junction onto South Road at a point where traffic travels into the village, often at excess speed.
4. Transport Assessment (June 2015) allows for 640 vehicles in the housing development alone plus a further 275 spaces for the sports club and retail site. The retail site will attract significant traffic movement on and off South Road. This number of vehicles is larger than the estimated 500 vehicles for Car Boot Sale days (Sundays) on the same site, which causes considerable traffic disruption. The Transport Assessment did not include details of traffic conditions during Car Boot Sales and this is a significant omission.
5. Local doctor and primary school facilities are already overstretched and no extra provision is made in the planning application.

Yours faithfully,

David Brenan