APPENDIX 5

████████████████████

Ramblers Footpath Officer Ridgmont
████████████

████████████████

Head of Strategic Growth
Central Bedfordshire Council
Priory House
Shefford
Bedfordshire
SG17 5TQ

By email: caroline.danby@centralbedfordshire.gov.uk

10th August 2020

████████████

Local Plan Further Consultation Marston Gate Policy SE2

I submitted my objections to Policy SE2 Prologis Planning Application in January 2019. These objections remain and are as follows:

- The warehouses will not be an enhancement in such a valued landscape. The Greensand Ridge is the defining landscape of Bedfordshire.
- The views from the John Bunyan Trail and the Greensand Ridge will be compromised by huge warehouses. They are the 2 most important trails we have in Bedfordshire.
- The moving of the footpaths around the perimeter of the distribution centre will not be an enhancement.

We understand that at the Inspectors raised concerns regarding the footpaths in their letter dated September 2019. However, no reference to these important footpaths is made in the supplementary sustainability appraisal now being consulted upon. For this reason, we do not feel that the Inspectors' significant concerns have been overcome:

- In Exam 106 submitted by the developers of the site no changes have been made to the footpaths.
- As the warehouses are sited at the foot of the Greensand Ridge, they will be very prominent when walking the John Bunyan Trail and Greensand Ridge Walk.
- The warehouses because of the topography, the site's prominence and the size of the development it will have a huge visual impact impact from the surrounding network of public footpaths.
- The proposed landscaping around the site has not changed and will not mitigate its harmful impact to the Greensand Ridge and its important and historic footpaths.
- The recreational enjoyment of the footpaths and the Greensand Ridge will be severely compromised by the visual impact of a huge warehouse and distribution centre with all the associated vehicle movements, noise and dust pollution.

I respectfully request that this letter is passed to the Inspectors.

Yours sincerely

████████████████