

From: William Luck [REDACTED]
Sent: 12 November 2015 20:25
To: M4 Junction 3-12 Smart Motorway
Cc: 'Philip Truppin'; 'Norman Jorgensen'
Subject: (BF201115) M4 Smart Motorway - Requirements (Planning Conditions)
Importance: High

A Statement of Common Ground (SoCG) has been signed by Earley Town Council and returned to Highways England, but I am of the view that the Council was pressured to return the document by a tight deadline, and unfortunately it did not address a number of issues that that the Council raised. However, I do not think that the SoCG addresses the issue of "requirements", or planning conditions, and these are at the discretion of the Inspectors appointed by PINS.

I would raise concerns about requirements 3, 4, 5 and 15 as I consider that they are not "precise" and are therefore potentially not enforceable. Requirements 3, 4 and 5 surely need the "certain works" defining, and requirement 15 requires to be worded to require an archaeological investigation prior to commencement, and for the investigation of any unexpected archaeological features encountered during construction and their protection and recording.

In addition I believe requirements are required to address motorway noise and air quality, and suggest wording along the lines of the following

- A scheme for air quality monitoring, including timescale, periods of measurement and the location of monitoring stations, is to be submitted to and approved by the relevant planning authority and the approved scheme is to be implemented and action taken as the results of the monitoring indicate. Reason, to ensure that dwellings and other susceptible uses along the motorway are protected from any decrease in the air quality as a result of increased traffic.
- A scheme for the construction of new noise barriers and the replacement of existing noise barriers is to be submitted to and approved by the relevant planning authority and the approved scheme is to be implemented. Such a scheme should take account of future increases in traffic for 15 years after the motorway works are completed. Reason, to ensure that dwelling and other susceptible uses along the motorway are not affected by increases in traffic noise due to increases in traffic numbers.

The 15 years in the noise condition comes from the old PPG24 which recommend that any noise assessment should consider changes during such a period after a use commences. It is my impression that Highways England are only considering the impact at the date the works are completed.

Bill Luck
Earley Town Councillor

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