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26th November 2019

Dear Sirs,

Written response in respect of Deadline 1 (26th November 2019) on behalf of Mrs Agnes Patricia Engelen**Site: Court Close Farm, Portsmouth Road (A3), Cobham, Surrey KT11 1EN**

Further to my letter dated the 4th November, I have set out below further points raised by my client regarding the proposed temporary and permanent rights and acquisitions as a result of the proposed M25 JCT 10/A3 Wisley Interchange Improvement.

My client and I met recently with the Girl Guides (Heyswood Camp Site) to discuss the access provisions which are detailed in the DCO pack, currently with the Planning Inspectorate. It was clear that the lack of detail regarding how the suggested access (security barriers and gates) was to operate remains a significant concern. In my clients view, it is apparent that the current proposal needs to be reviewed at the earliest opportunity to address the concerns raised below.

My client believes both her own needs and the safeguarding responsibilities of the guides are wholly compromised by the current proposal, with my client needing to rely on a new right of access being created through Heyswood Campsite. The Guides site is currently secure and currently satisfies their safeguarding requirements, restricting unrelated access to their site.

My client has therefore raised the following concerns, which have been notified to the Acquiring Authority:

1. Safeguarding concerns around providing access to Close Court Farm:

- Family & Friends (Pat Engelen's and her lodgers)
- Emergency Services
- Postal workers
- Delivery drivers
- Gardner
- Oil deliveries
- Cesspit/sewage contractors
- Utility company personnel
- Gantry access (?)

2. Road safety concerns with vehicles needing to access Close Court Farm through Heyswood Campsite.



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3. The complexities of documenting any subsequent changes in title required to accommodate the access which crosses the boundaries between the Close Court Farm and Heyswood Campsite.
4. The utter inconvenience together with the depreciation in the value of her property as a result of needing to engage 3 barriers/gates to access the property.
5. The impact this may have on her lodgers and the income this provides.
6. My client believes that rights for the Gantry access are being sought through Close Court Farm. This needs to be confirmed by the Acquiring Authority. If so, why can this not be maintained off the A3?
7. The routing of the gas main so far in to the field.

I understand that some earlier discussions related to the access being provided through land directly adjoining the A3 and that my client's preference would be that they consider this as an alternative.

Yours sincerely



David Moody MInstRE
Associate

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