**Covenbroke Hall Farm A89 – Transport & Access**

Whilst the Covenbroke site is immediately adjacent to the A120 (National Highway) however, it is recognised that with a capacity of 18,000 daily vehicle movements. The current position is that there are 25,000- 30,000 daily movements dramatically above the current capacity. This is not taking into account the extra movements that will be generated by the development of the Incinerator east of the Covenbroke site.

This stretch of the A120 cannot possibly cope with addition daily movements especially from lorries carrying heavy loads.

The projected life of A89 is 23 years which together with a setting up period will mean there will be an impact on this amenity for 25 years or more which is far too long.

Kings Lane is an obvious country lane and is the main access to the village of Stisted. Besides the residents the lane is also used for access to the Village School, Golf Club, Nursing Home including ambulances, local farms and businesses and deliveries’ which have increased to the rise on on-line shopping.

Kings Lane is often used as a cut through and rat run, including by HGVs and lorries when there is traffic congestion and blockages mainly due to road collisions on both the A120 and A131 that runs along the west of the village.

Exit from Kings Lane onto the A120 is by way of a steep incline that exists up to the national highway. The incline is more than sufficient to severely impede the acceleration of full gravel/sand lorries (slow enough even on a flat lane). In all likelihood that the slope would not enable sufficient speed to be generated to enable movement on to the A120 in a safe and speedy manner.

Although the assessment identifies and acknowledges a number of buildings that are in close proximity to the site. However, there is no obvious acknowledgement of the site known as Twin Oaks, located on the southern edge of the A120. Twin Oaks is a community of some 40 living units and it would appear that their proximity to the site has not been considered.