

Caroline O'Neill

From: Eve Ford - TW East Anglia <Eve.Ford@taylorwimpey.com>
Sent: 04 May 2017 16:42
To: TRANSPORTANDWORKSACT
Subject: FW: Scanned image from Taylor Wimpey UK Ltd
Attachments: noreply@taylorwimpey.co.uk_20170504_160750.pdf

Please see attached from Chris Hewett. Please reply directly to Chris.Hewett@taylorwimpey.com.

Kind regards

Eve Ford | Legal Secretary to Regional Solicitor | Taylor Wimpey UK Limited Legal Office, Castle House, Kempson Way, Suffolk Business Park, Bury St Edmunds, IP32 7AR
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Taylor Wimpey

Our Ref: CJH / ef / Elmswell
Your Ref:

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c/o Transport and Works Act Orders Unit
Department for Transport
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Sent by Special Delivery before 9am
Email: transportandworksact@dft.gsi.gov.uk

4 May 2017

Dear Sirs,

**Network Rail Suffolk Level Crossing Reduction Order
Plots 11,12 and 13
Hawk End, Elmswell, Suffolk**

I act for Taylor Wimpey UK Limited which is the registered proprietor of the property subject of the above disposed orders.

My Client has not received a Notice direct.

The Notice was incorrectly served on a previous owner.

Without prejudice therefore to any rights of my Client relating to the failure to serve, please accept this letter as formal objection to the proposed Order in relation to all three of the above plots.

In relation to Plots 11 and 12 which are proposed for temporary works only, my objection is that we have no details of the proposed temporary works.

My Client's property is a residential development site which is occupied constantly by our Contractors constructing much needed housing for the locality.

Although this letter therefore is a formal objection to the proposed Orders, assuming the works can be accommodated around my Client's reasonable working requirements, it may be that the objection may be removed strictly without prejudice.

Please therefore clarify exactly what works are required and when and my Client will endeavour to work with you without prejudice to our position as outlined above.

Taylor Wimpey UK Limited
Registered Number:
1392762 England and Wales.
Registered Office:
Gate House, Turnpike Road
High Wycombe, Buckinghamshire
HP12 3NR

So far as exposed permanent rights in relation to Plot 13 of concern, the Notice is not clear on the nature of the rights proposed.

However, as mentioned above, the site is a residential development site benefitting from a full detailed planning permission for development which is well advanced.

Rights therefore in the location suggested cannot be accommodated by reference to the consented layout of the development.

However, strictly without prejudice to our objection, it may be possible to accommodate suitable rights within the development in an alternative location.

Please therefore accept this letter as formal objection on the basis that the rights as proposed conflict with the consented residential development.

Without prejudice to that objection, please let us know precisely what is proposed and we are happy to consider your proposal with a view to working with you rather than against you as it is as you may be aware a condition anyway of the Planning Permission under which my Client is tied up in the site that suitable provisions are agreed in relation to the Hawk End level crossing improvements.

Yours faithfully



C J Hewett

Solicitor

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