



Thurlaston Parish Council  
Thurlaston  
Rugby

8<sup>th</sup> August 2020

Ms. Frances Keenan  
Senior Planning Officer  
Rugby Borough Council  
Town Hall  
Rugby  
CV21 2RR

Dear Ms Keenan,

**Re: Planning Application R20/0281**

**Land to rear of Dunsmore Garage, Coventry Road, Thurlaston CV23 9JR.**

The Planning Subcommittee of Thurlaston Parish Council has studied the latest application and wishes to record its objection to this planning application on grounds already submitted to you. For your convenience, I restate these grounds below, as there are real concerns in Thurlaston that the total impact of all open development plans that impact the single entrance / exit to our Village will be overlooked, as the agencies who are supposed to ensure a good overall outcome, review each individual application in isolation, and have their heads in the sand when it comes to the final result.

This development is very close to the entrance to Thurlaston Village, which is the only entrance and exit to the village, so please appreciate that any proposed change to traffic volume and/or behaviour at this junction is a key concern to all of us who live here. The RBC Local Plan confirms South-West Rugby is their designated site for warehousing developments, which has direct relevance to R20/0281 - the planned site for the warehouses is exactly adjacent and R20/0281 connects onto the altered road layout proposed under the Tritax application.

The stretch of road between Thurlaston and the M45 roundabout has been of concern to the Dunsmore Borough Councillors for many years. With today's traffic volumes, speed restrictions have been introduced and we understand that traffic lights may be considered. Proposals for development of warehouses, housing and a new fire station all add further pressure to this road and impact the Thurlaston residents negatively. We would ask respectfully that all relevant Local Plan and warehousing impact on the Thurlaston junction contribute to the merits of R20/0281.

We appreciate your help.

Yours sincerely

Helen Creery.  
Chair, Planning Subcommittee