

# EAST CLAYDON PARISH COUNCIL

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Reply to: Clerk to East Claydon Parish Council

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10 January 2024

Development Management  
Buckinghamshire Council  
The Gateway  
Gatehouse Road  
Aylesbury, Bucks, HP19 8FF

Dear Sirs

**23/03875/APP | Development of a battery energy storage system (BESS), connected directly to the national Grid with associated infrastructure including access, drainage, and landscaping | Rookery Farm Granborough Buckinghamshire MK18 3NJ.**

I refer to the above application and the amendment relating to access to the site dated 12 December 2023. This amendment has two major issues:

1. The addition of an access point from East Claydon Road on a temporary basis during construction does not satisfy the fire authorities requirement for two distinct access points for fire appliances during the lifetime of the development.

This is clearly a requirement as detailed in their submission: -

Suitable facilities for safely accessing and egressing the site should be provided. Designs should be developed in close liaison with the local FRS as specific requirements may apply due to variations in vehicles and equipment. This should include:

- At least 2 separate access points to the site to account for opposite wind conditions/direction.
- Roads/hard standing capable of accommodating fire service vehicles in all weather conditions. As such there should be no extremes of grade.
- A perimeter road or roads with passing places suitable for fire service vehicles. Road networks on sites must enable unobstructed access to all areas of the facility.
- Turning circles, passing places etc size to be advised by FRS depending on fleet.

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2. The proposed route is over an area which is subject to significant flooding. The drainage board clearly state that no infrastructure should be allowed within 9 metres of the watercourse. The bridge supports contravene this requirement.

3. The proposed bridge over the stream has no details of weight and strength attached. It will not therefore be able to carry fully loaded HGV vehicles during the construction phase, and the proposed temporary track is unlikely to be sufficiently strong to avoid serious compaction of the land beneath

4. There are no plans attached on either access points, East Claydon Road or Hogshaw Road Granborough for vehicle wheel washing which is essential given the nature of the construction work. This is particularly significant on the East Claydon access point as this is a major commuter route and school bus services from many villages into Winslow.

5. We are hearing that the East Claydon Substation will require substantial upgrade and perhaps doubling in size should the proposed Rosefield Farm solar panel planning application be approved. This should be included within the scope of this application.

**Peter Wright**  
**Chair**  
**East Claydon Parish Council**  
**07798626450**

**Copy to:**  
Angela Macpherson, Buckinghamshire Unitary Councillor  
Simon Tuffley, Buckinghamshire Fire  
Case Officer, Bucks Planning  
East Claydon Parish Councillors