

8. THE EXISTING ROAD INFRASTRUCTURE, ALREADY CONGESTED BY PARKING & THE WIDTH OF THIS ROAD IN RED ROSE LAKE IS UNSUITABLE FOR THE TYPE, WIDTH & WEIGHT OF VEHICLES & PLANT THAT WILL BE NEEDED AS PART OF THE DEVELOPMENT. THE ACCESS BRIDGE TO THE HEART OF THE VILLAGE HAS WEIGHT / STRUCTURAL ISSUES AND AT PRESENT IT IS IMPOSSIBLE FOR 2 VEHICLES TO PASS IN RED ROSE LAKE.

I NOTE THAT THE ANCIENT MEDGEROW HAS BEEN CUT BACK HARD FOR THE FIRST TIME IN DECADES.

9. THE PROPOSED SITES & ACCESS ROAD ARE LIABLE TO FLOODING AND THE FLOOD RISK IS INCREASED BY THE PROPOSED DEVELOPMENT. RED ROSE LAKE FLOODS REGULARLY AS DOES THE ACCESS TO THIS VILLAGE AROUND THE POND.



PAGE 5 CONTINUED:-

AT PRESENT PARKING RESTRICTIONS ARE NOT ENFORCED AND AT CERTAIN TIMES ROADS ARE UNPASSABLE.

DEVELOPMENT PROPOSED WILL PUSH THE VILLAGE ENVELOPE OUT INTO SURROUNDING AGRICULTURAL LAND AND SET AN ENDLESS PRECEDENT FOR DEVELOPERS.

4. THE ACTION OF DEVELOPING IN BLACKMORE (WHICH WAS NOT MENTIONED IN PREVIOUS DRAFTS) OF THE CDP DOES NOT DEMONSTRATE AN EXAMPLE OF SUSTAINABLE DEVELOPMENT AND MORE SUITABLE SITES APPEAR TO BE AVAILABLE AROUND BRENTWOOD & STENFIELD.

5. BROWNFIELD SITES DO NOT APPEAR TO HAVE BEEN INVESTIGATED FULLY IN THE BBC DOCUMENT AND THIS SHOULD HAVE TAKEN PRECEDENCE OVER TARGETING RURAL GREENBELT LOCATIONS. THE ANCIENT HEDGEROW BOUNDARY TO REDROSE LAWS ALSO APPEARS NOT TO HAVE BEEN CONSIDERED.

6. THE DOCUMENT DOES NOT FULLY DEMONSTRATE THAT REQUIRED HOUSING DENSITY? FOR BRENTWOOD CANNOT BE INCLUDED AS PART OF THE PROVISION IDENTIFIED IN OTHER ALLOCATED SITES IN THE BOROUGH

7. A HOUSING NEEDS SURVEY HAS NOT BEEN CARRIED OUT FOR BLACKMORE WHICH BEGS THE QUESTION WHY WAS BLACKMORE SELECTED FOR DEVELOPMENT? AND HOW WOULD THE HOUSING TYPE BE DECIDED?



## Brentwood Pre-Submission Local Plan (Regulation 19)

January 2019

### COMMENT FORM

From Tuesday 05 February to Tuesday 19 March 2019 we are consulting on the next stage of the Brentwood Local Plan: Pre-Submission Local Plan (Regulation 19). You can view and comment on the consultation document online at:  
**[www.brentwood.gov.uk/localplan](http://www.brentwood.gov.uk/localplan)**

Alternatively, please use this form to share your views on the contents of the document.

All responses should be received by 5PM Tuesday 19 March 2019.

Please return forms either by attaching completed forms by email to **[planning.policy@brentwood.gov.uk](mailto:planning.policy@brentwood.gov.uk)** or alternatively by post to Planning Policy Team, Brentwood Borough Council, Town Hall, Brentwood, Essex CM15 8AY.

#### How to complete the representation form:

This form consists of two sections – Section A: Personal Information, and Section B: Your Representation. Please note that your representation cannot be accepted without completing information identified in Section A.

The Local Plan Pre-Submission (Regulation 19) consultation consists of more formal and technical questions focused on the four Tests of Soundness and whether the Local Plan is compliant with relevant legislation. Comments are to be focused on three core areas – is the Plan positively prepared (referred to as 'soundness'), does the Council adhere to the Duty to Cooperate, and is the Plan legally compliant (addressed by question 3 of this comment form). These terms are defined below:

- a) **Soundness:** Local Planning Authorities must prepare a Local Plan based on relevant and appropriate evidence base. They are required to publish these documents on their website. The evidence used to develop the Brentwood Local Plan can be found on the Council's website under Evidence Base.
- b) **Duty to Cooperate:** Throughout the plan-making process discussions have taken place with various statutory consultees and neighbouring authorities. A summary of these meetings can be found within the Duty to Cooperate Statement, published as part of the Regulation 19 consultation. This is a live document and will be updated prior to being submitted to the Secretary of State.
- c) **Legally Compliant:** Local Planning Authorities must prepare a Local Plan which adheres to the requirements as set out in the National Planning Policy Framework (NPPF), planning practice guidance, and other relevant planning regulations & legislation.

Question 4 of this comment form asks for further information on your opinion of the Plans 'soundness'. According to the National Planning Policy Framework (NPPF) para 35, Local Plans are examined to assess whether they have been prepared in accordance with legal and procedural requirements and whether they are sound. Plans are 'sound' if they are:

- a) **Positively prepared** – providing a strategy which as a minimum seeks to meet

the area's objectively assessed needs, and is informed by agreements with other authorities, so that unmet need from neighbouring areas is accommodated where it is practical to do so and consistent with achieving sustainable development

- b) **Justified** – an appropriate strategy, taking into account the reasonable alternatives, and based on proportionate evidence;
- c) **Effective** – deliverable over the plan period, and based on effective joint working on cross-boundary strategic matters that have been dealt with rather than deferred, as evidenced by the statement of common ground; and
- d) **Consistent with national policy** – enabling the delivery of sustainable development in accordance with the policies in the NPPF.

Please keep in mind the information provided above to assist with correctly completing your comment form. For additional information on what the difference is between a Regulation 18 and Regulation 19 Local Plan consultation, please view the FAQ's published on-line [www.brentwood.gov.uk/localplan](http://www.brentwood.gov.uk/localplan)

#### Data Protection

All personal information that you provide will be used solely for the purpose of the Local Plan consultation. Please note whilst all addresses will be treated as confidential, comments will not be confidential. Each comment and the name of the person who made the comment will be featured on the Council's website.

By submitting this form, you are agreeing to the above conditions.

#### Section A: Personal Details

Title MR

First Name RICHARD

Last Name ROMANOV

Job Title

(if applicab

Organisati

(if applicab

Address



Please continue on a separate sheet if necessary

Question 7: If your representation is seeking a modification, do you consider it necessary to participate at the oral part of the Examination in Public (EiP)?

NO, I do not wish to participate in the oral part of the EiP I AM HAPPY TO BE REPRESENTED

YES, I wish to participate in the oral part of the EiP BY THE BUHA + ROGER KEEBLE

Question 8: If you wish to participate at the oral part of the Examination, please outline why you consider this to be necessary.

Please continue on a separate sheet if necessary.

Please note that the Inspector (not the Council) will determine the most appropriate procedure to hear those who have indicated that they wish to participate in the oral part of the Examination.

Post Code

Telephone

Email Address

### Section B: Your Representation

Please complete a separate sheet for each representation that you wish to make. You must complete 'Part A – Personal Details' for your representation to be accepted.

Representations cannot be treated as confidential and will be published on our Consultation Portal. Any representations that are considered libelous, racist, abusive or offensive will not be accepted. All representations made will only be attributed to your name. We will not publish any contact details, signatures or other sensitive information.

Full Name RICHARD ROMANQ

Question 1: Please indicate which consultation document this representation relates to?

The Local Plan ☒

Sustainability Appraisal ☐

Habitat Regulations Assessment ☐

Question 2: Please indicate which section of the indicated document identified above that you are commenting on (where applicable please clearly state the section / heading or paragraph number).

SECTION 09 - R25 & R26 TWO FIELDS OFF RED ROSE LANE

SECTION 08 - GREENBELT FLOODING

04 - MANAGING GROWTH

Question 3: Do you consider the Local Plan is:

Sound?	YES	NO	
Legally Compliant?	YES	NO	
Compliant with the Duty to Cooperate?	YES	NO	

Question 4: If you consider the Local Plan unsound, please indicate your reasons below (please tick all that apply):

The Local Plan has not been positively prepared	NO	
The Local Plan is not justified	NO	
The Local Plan is not effective	NO IT ISN'T	
The Local Plan is not consistent with national planning policy	NO	

Question 5: Please provide details of either:

- Why you consider the Plan to be sound, legally compliant, or adheres to the Duty to Cooperate; or
- Why you consider that the Local Plan is unsound, is not legally compliant, or fails to comply with the Duty to Cooperate

1. There appears to be no clear direction in the plan for the rural communities other than a way to dump problems especially in the case of Blackmore which has been stripped of public services.
2. Consideration has not been given to development already occurring in and around Blackmore, recent planning has been accepted to reduce the housing stock available in Blackmore whilst 30 houses are being built in Fingrith Hall Road which will impact on the village as well as development in Nine Ashes Road. Neighbouring councils have also not been consulted.
3. Development in Blackmore off Redrose Lane is all considered. Blackmore is an isolated rural community with reduced public services, poor infrastructure, inadequate transport links, and oversubscribed school, oversubscribed doctors which cannot cater adequately for the existing community. Please continue on a separate sheet if necessary & cannot cope with existing parking.

Question 6: Please set out what modification(s) you consider necessary to make the Local Plan sound or legally compliant, having regard to the matters that you identified above.

You will need to say why this modification will make the Local Plan sound or legally compliant. Please be as accurate as possible.

THESE HAVE BEEN SET OUT IN THE  
"BLACKMORE VILLAGE HERITAGE ASSOCIATION"  
NEIGHBOURHOOD PLAN AND I REFER TO THIS  
DOCUMENT