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Brentwood Borough Local Plan

Strategic Growth Options Consultation

January 2015

Consultation questionnaire

This consultation questionnaire relates to the Brentwood Local Plan Strategic Growth Options Consultation and is provided for you to make comments. Please take the opportunity to read the consultation document before filling in this form and returning to:

Planning Policy Team, Brentwood Borough Council Town Hall, Brentwood, Essex, CM15 8AY
or by email to **planning.policy@brentwood.gov.uk**

Comments need to be received by 5pm on Tuesday 17 February 2015

If you need any help completing this form please contact the Planning Policy Team using the contact details given above or by telephoning 01277 312620.

Personal Details

Questions

The Council is seeking responses on key issues. Focused questions appear in bold boxes throughout the Strategic Growth Options document. These questions are summarised in this consultation questionnaire. More information can be found at **www.brentwood.gov.uk/localplan**.

Please use an additional sheet if necessary. Please note that all responses will be published online.



Q1: Do you agree with the broad areas, for the purpose of considering approaches to growth?

Yes No

Comments

No

Whilst there is clearly a need to expand housing in the A12 corridor, building up to 6000 homes at the Dunton Garden Suburb, which is on the outer edge of the Borough would not help individual areas of need in outlying villages. To build up to 6,000 homes at Dunton Garden Suburb would have a very negative impact on that particular existing area and require a massive increase in the services and infrastructure in this area to meet the demand of the incoming population. It is far better to spread the load in both population and infrastructure.



Q2: Do you agree with the issues raised within each of these areas?

Yes No

Comments

Yes I agree that given the increasing, predicted requirement for housing needed in the borough it will be necessary to release Green Belt as not all the existing urban areas can be easily expanded.
To meet local housing need each village needs to be looked at individually and an increase in housing allowed to accommodate the additional population needs. Without expansion villages will stagnate as only certain groups of the population will be able to afford to live there as the housing stock becomes less affordable. Villages need to have all sections of the population to be viable and to thrive.



Q3: Do you have any comments on the appropriateness of particular sites? Yes No

Comments

Yes –Of the sites in Blackmore, as the landowner of 076, I believe this is the best option because it will naturally transition from the housing of Orchard Piece built in 1966 which adjoins this land, having a less detrimental effect on the village than the other site. Crest Nicholson, a large, respected national house builder would be able to skilfully deliver approximately 40 units which is a proportionate figure for the existing village. The site 077 is a much bigger site and the scale of the new units proposed there would totally dominate the village and spoil it's character.

? Q4: Given the greater capacity for growth along the A127 corridor, which of the sites put forward do you think is the best location for growth?

Comments

As I have already stated, building should be spread out throughout the borough rather than being concentrated in one area. Village sites should be favoured where they add value to the life and vibrancy of the area but with as limited negative impact as possible: ie. Site 076 in Blackmore.

? Q5: Should the A12 corridor accommodate growth by releasing sites on the edge of urban areas? Yes No

Comments

If it was proportionate and was given adequate additional services and roads, releasing sites on the edge of urban areas would seem sensible.

? Q6: In order to provide for local need is it preferable for Greenfield sites on the edge of villages to be released, or to develop brownfield sites (both within the Green Belt)?

Comments

Brownfield sites are not always available, strategically placed or cost-effective to re-instate. Using Greenfield sites, like Blackmore, on appropriate, reasonably sized sites such as 076 will enable viable and balanced growth to villages. Properties built on Brownfield sites tend to be more expensive and, therefore, less affordable than those built on Greenfield sites. The Borough is 89% Greenbelt so that there is capacity to use this without having a major impact.

? Q7: To enable future employment need to be met do you agree that the most sustainable approach is to allocate new sites close to the strategic highway network? Yes No

Comments

Yes, that would seem sensible and reasonable.

- ? Q8: In order to ensure that the Town Centre remains economically sustainable, do you agree that a “Town Centre First” approach should be taken to retail development? Yes No

Comments

~~Towns are important but so are villages and the services they provide are equally as important. Villages need to grow as well as towns.~~

- ? Q9: Are there opportunities for more open space provision in the area where you live? Yes No

Comments

There are areas of open space in Blackmore Village but more housing is more vital currently.

- ? Q10: Please rate the level to which you value the landscape near where you live (on a scale of 1 to 5), as compared to other areas within Brentwood Borough, for the following aspects:

Aspect:	Very Low	Low	Average	High	Very High
Scenic Beauty / Attractiveness	1	2	3√	4	5
Outdoor Recreation / Leisure Use	1	2√	3	4√	5
Wildlife Interest	1	2	3√	4	5
Historic Interest	1	2	3√	4	5
Tranquility	1	2	3√	4	5
Other – please specify:	1	2	3	4	5

? Q11: To what extent do you think the following are present in the landscape near where you live (on a scale of 1 to 4):

Aspect:	Absent	Occasional	Frequent	Predominant
Houses	1	2√	3	4
Commercial / Industrial buildings	1√	2	3	4
Nature Reserves / Wildlife	1√	2	3	4
Farmland	1	2	3√	4
Woodland	1	2	3√	4
Degraded / Derelict / Waste land	1√	2	3	4
Infrastructure (Road / Rail / Pylons etc.)	1	2√	3	4
Leisure / Recreation Facilities	1	2√	3	4
Other – please specify:.....	1	2	3	4

? Q12: Have we considered the main infrastructure issues? Are there other important issues to consider? Yes No

Comments

There seems to be a great emphasis on towns and urban areas and more thought should be given to improving villages to allow them to thrive. Providing additional housing in rural areas will ensure additional usage of the village hall, school, church, shops, pubs, etc.

? Q13: What do you think the priorities for infrastructure spending should be?

Comments

By allowing building in Blackmore on Greenbelt land this should bring in younger families who would attend the local school which currently is under capacity by 17. This would in turn maintain the school and ensure it's survival and growth into the future and ensure the village is a vibrant and inclusive community.

Thank you for taking the time to complete this questionnaire

Please ensure that you return comments to the Council by 5pm on Tuesday 17 February 2015 (see page 1 for details)