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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

Title: Mr	First Name: Trevor	Last Name: Zucconi
Organisation (if applicable):		
Job title (if applicable):		

### 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](http://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

- Providing all three areas i.e. 'North', 'A12' and 'A127' Corridors are properly considered given their differing characteristics.



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

Yes  No

#### Comments

- Although 'Fenland' it is no less valuable for its openness and light as opposed to many of the other two areas. I value the openness, light and farmland that surround us.
- Flood risk has clearly not been considered. One only has to overlay the information from the environment agency to establish that much of West Horndon East and South of the village is open to flooding.
- The road and rail infrastructure is already at capacity and clearly over capacity during rush hour.
- The bias shown towards developing the A127 corridor over the A12 in the consultation document makes no sense. The capacity for development and expansion along the A12 is greater, would have less impact locally.



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

### Comments

- The industrial estate is a 'Brownfield' site and could be developed with care and consideration, however any development in West Horndon would require substantial planning and infrastructure investment.
- Much of the land around West Horndon is as described 'Fenland' type and would be prone to flooding unless major planning and works completed.
- Dunton Suburb appears to be a positive option in meeting the development needs of the Borough. There would be a natural barrier between the A128 and West Horndon allowing us to keep our identity and still allow us to breath.



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

- There may be greater capacity for growth, but it isn't necessarily the best option.
- Dunton is the better option along the a127
- A12 has a great capacity for growth and along with the North all three sites should be expected to share the development needs.

It is clear that some of the questions on this document are heavily weighted to put forward the Councils opinion and to influence those being consulted.



Q5: Should the A12 corridor accommodate growth by releasing sites on

Yes

No

the edge of urban areas?

**Comments**

Given the level of development then how can the A12 be ignored.

?

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**

- As the brownfield sites are already developed sites then this is preferred
- A small amount of greenfield land can be released but to allow the Villages/communities to grow. The proposal of utilising the majority of land around West Horndon swamps it and totally wipes out the current community

?

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**

A small amount of development yes but the planned development if sited along major highway networks , already under pressure will simply exacerbate the traffic issues, reduce quality of life further. The best option is to spread development as far and wide as possible reducing impact locally.

?

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**



Q9: Are there opportunities for more open space provision in the area where you live?

Yes  No

**Comments**

Development of the local park area and further Land to the East, West and South.



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	x	5
Outdoor Recreation / Leisure Use	1	2	x	4	5
Wildlife Interest	1	2	3	4	x
Historic Interest	1	2	x	4	5
Tranquility	1	2	3	4	x
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	x	4
Commercial / Industrial buildings	1	x	3	4
Nature Reserves / Wildlife	1	2	x	4
Farmland	1	2	3	x
Woodland	1	x	3	4
Degraded / Derelict / Waste land	x	2	3	4
Infrastructure (Road / Rail / Pylons etc.)	1	2	x	4
Leisure / Recreation Facilities	1	x	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

- As Crossrail and links to Brentwood Town Centre are the focus this does not appear to support the major development along the A127 corridor.
- What will be the impact on the linked infrastructure between the three Areas if development is along the main highways A12/A127.
- Infrastructure needs to be in place first before any major residential development otherwise it will end in chaos and have a significant impact on residents in the area.



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

### Comments

- Investment in schools, transport, flood avoidance, health and community facilities need to be made. Some of these e.g. Education, health need to be identified across the Borough as whole.

## **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)