



**BRENTWOOD
BOROUGH COUNCIL**

Local Plan 2015-2030

Preferred Options

July 2013

COMMENT FORM

(For official use only)

Comment
No.

ID 3001

Ack. date

You can comment on the Local Plan 2015-2030 Preferred Options online at www.brentwood.gov.uk/localplan. Alternatively, please use this form to share your views on the contents of the Local Plan.

PERSONAL DETAILS

YOUR COMMENTS

Please indicate which section(s) of the Local Plan you are commenting on (please clearly state the Policy reference or paragraph number):

Complete document

Please specify if you Support or Object (tick as appropriate):

Support

Object

Comments (please use additional sheet if required):

It is extremely disappointing that important documents referenced in the Local Plan are not available at this time. There are numerous references to these documents as "Evidence" to substantiate the Council's views. In particular, the documents "Infrastructure Delivery Plan", "Utilities Assessment", "Utilities Study" and "Transport modelling work" are crucial to be able to provide constructive feedback.

Nevertheless focusing primarily on option 37, land west of Thorndon Avenue, as it will have the most impact on the village. This is Green Belt land and the Council's Strategic Objective SO7 is to "Safeguard the Green Belt and protect and enhance valuable landscape". Also its Core Policy 10 references this Strategic Objective. This proposed development is completely at variance with both of these and it can only be assumed that when the Objective does not align with the Council's plans, it is overridden.

The Council document "Brentwood Local Plan 2015-2030 Preferred Options: West Horndon Opportunity Area" tries to justify the housing development by listing 8 bullet points where there might be a benefit to West Horndon. There is no explanation on how these would be delivered, their associated cost or which organisations(s) would deliver them. One of them "Local green spaces" is the exact opposite to what is being proposed.

Please return to Planning Policy Team, Brentwood Borough Council, Town Hall, Brentwood, Essex CM15 8AY, or alternatively attach completed form and email planning.policy@brentwood.gov.uk

Please note that all responses will be published online. More information can be found at www.brentwood.gov.uk/localplan

All responses should be received by Wednesday 2nd October 2013

.Also in the document it is claimed the village centre would be strengthened. As option 37 is on the western edge of the village this does seem somewhat specious

The document "Brentwood Local Plan 2015-2030 Preferred Options: Draft Site Assessment" contains both errors & inconsistencies for option 37. It states that Brentwood County High would be able to accommodate the additional pupils and the school is within 2KM by a safe/direct walking route. In the URS document "Sustainability Appraisal of the Brentwood Local Plan", under option 22, it states the school has insufficient capacity. Option 37 is not within 2KM of the school and does not have a safe/direct walking route. The only route is via Childerditch Lane. The Draft Site Assessment document also states "access for pedestrians is considered poor". Again from the same document, there is a reference that no comments were received during previous public consultations for option 37. Does that imply this option was not being considered at that time?

Referring again to the above URS document, it also contains inconsistencies. Under option 22, it states that both West Horndon Primary & Brentwood County Hill have insufficient capacity and will need to be expanded. Then under option 26, it states there is no school information available! Under option 29, it is only the Primary school that needs to be expanded. Finally under option 30, it states again there is no educational information available. As the Council commissioned and paid for URS to produce this document, it is very surprising it was accepted without being thoroughly checked. It then gives rise to question whether there is other information in the document which would not stand up to rigorous scrutiny.

Accessibility of the A127 is extremely poor from Childerditch Lane for both west and east bound traffic. How will this be addressed as it is inevitably the development will lead to commuters wanting to access the A127? During the development of the site HGV traffic will need to access Childerditch Lane, nowhere is this addressed in the Local Plan.

The Council recognise that "Costs associated with connection of this site to infrastructure and services are likely to be considerable due to its size". As the "Infrastructure Delivery Plan" and "Utilities Study" documents are not available, it is difficult to judge who will pay for these costs.

In summary, it appears the Council's decision that West Horndon will be the site for 1500 houses, and particularly option 37 for 1000 of these, needs much more work to justify it. As outlined above, there are areas that have not been considered, inconsistencies in the various documents and policies, and documents that are unavailable for this consultation.