

# Brantham Regeneration Area Update



**This news sheet provides a short update upon the progression of a planning application being prepared by St Francis Group for the Brantham Regeneration Area.**

## **Policy Position:**

The Babergh Core Strategy and Policies document was adopted by the Council on 25<sup>th</sup> February 2014. The main policy for Brantham is CS10. You can view the adopted Core Strategy on the Council website at: <http://www.babergh.gov.uk/CoreStrategy>.

## **What does the Council mean by regeneration of this site?**

The primary aim of Policy CS10 is to seek the balanced regeneration and improvement of the main employment area - a site that has been predominately redundant for many years - in order to retain and maximise future employment opportunities aspiring to create 500 new full time jobs over the Core Strategy and Policies period 2011-2031

Policy CS10 also seeks to deliver the comprehensive redevelopment of the allocated site as a whole, through the delivery of an appropriate level of residential development and community facilities, and the creation of new public open spaces and enhancement to pedestrian and cycle links.

## **Where are St Francis Group (SFG) now with preparation of their planning application?**

Over the past few months, you may have been aware of activity taking place on-site. This is all part the investigative work being carried out by SFG to test the ground conditions due to the historical usage of the site. In addition, updates to surveys and reports covering matters such as archaeology, ecology noise, air quality, flooding together with modelling of the potential traffic movements associated with the development are being undertaken. This is to ensure that up to date information is submitted with any planning application for the Brantham Regeneration Area.

Independent viability testing of the likely costs associated with the regeneration of the Brantham Regeneration Area is also nearing completion; the Council has appointed an independent viability expert from the Valuation Office Agency (VOA) to assess the viability of emerging proposals. This will help determine what resources are needed to pay for the regeneration ambitions and any mitigation (remedial) requirements for the core employment site.

We are anticipating that SFG will submit a planning application later in the year.

## **Community Engagement – Next Steps**

Following completion of the independent viability testing the Council will share its initial findings with Community Representatives (via the Place Shaping Group which was set up in March 2014) This will also be a valuable opportunity to agree the format for further engagement with the local community at this pre-application stage to help inform the masterplan for the Brantham Regeneration Area.

We want you to continue to be involved throughout the process, so look out for further information on the Council's website on the following link. [www.babergh.gov.uk/brantham](http://www.babergh.gov.uk/brantham)

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