



**BRANTHAM PARISH COUNCIL PLANNING COMMITTEE**

Minutes

24 November 2021, 7.30pm at Brantham Village Hall

**PRESENT:** Mark Aherne (MA)  
Mal Bridgeman (MB) (Chair)  
Eric Osben (EO)

**IN ATTENDANCE:** Sarah Keys (SK) (Clerk), 2 members of the public, Cllr McCraw

PLC 11.21.01	<p><b>APOLOGIES FOR ABSENCE</b> The Committee noted the apologies of Cllr Cherry.</p>
PLC 11.21.02	<p><b>MINUTES</b> The minutes of the last meeting were approved as an accurate record of the meeting by the Committee and duly signed by the Chair.</p>
PLC 11.21.03	<p><b>DECLARATION OF INTEREST</b> None</p>
PLC 11.21.04	<p><b>PLANNING APPLICATIONS</b></p> <p>DC/21/04359 Land South Of, Slough Road, Brantham, Suffolk Reserved Matters Application following Outline Application DC/19/01973 and subsequent appeal APP/D3505/W/19/3241261. Town and Country Planning Act 1990 - Erection of 65No residential dwellings (of which 35% allocated as affordable homes) including landscaping, public open space and associated infrastructure. SEE COMMENTS AT APPENDIX A</p> <p>DC/21/06009 36 New Village, Brantham, Suffolk, CO11 1RL Erection of rear garden room extension (following demolition of existing). The Committee made NO COMMENT except to query whether drainage into a water butt would be sufficient for such a large building</p> <p>DC/21/06063 9 Merriam Close, Brantham, Suffolk, CO11 1RY Erection of single storey extension. THE COMMITTEE MADE NO COMMENT</p> <p>DC/21/05918 1 Ash Ground Close, Brantham, Suffolk, CO11 1TY Erection of single-storey front porch extension. THE COMMITTEE MADE NO COMMENT</p> <p>DC/21/06313 16 Grove Road, Brantham, Suffolk, CO11 1TX Erection of single storey side extension BPC MADE THE FOLLOWING COMMENT: Since this extension reaches the property boundary it will not be possible to maintain the fence or building in this area. The committee also commented that a window overlooking the neighbouring property</p>



	is inappropriate
PLC 11.21.05	PLANNING RESULTS DC/21/05032 40 New Village, Brantham, Suffolk, CO11 1RL Erection of two storey side extension. PLANNING PERMISSION GRANTED  DC/21/04890 44 New Village, Brantham, Suffolk, CO11 1RZ Erection of two storey side and single rear extension to include integral garage (following removal of existing garage). PLANNING PERMISSION GRANTED
PLC 11.21.06	CORRESPONDENCE AND LATE PLANNING APPLICATIONS None.
PLC 11.21.07	DATE OF NEXT MEETING Wednesday 26 January 2022, 7.30pm, Brantham Village Hall

**MEETING FINISHED AT 7.50pm**

**SIGNED.....DATED.....**



## **APPENDIX A**

Firstly \*all\* the comments from the Brantham Parish Council's previous submission still stand.

Brantham Parish Council fully supports and echoes the comments of East Bergholt Parish Council.

Brantham Parish Council finds the new documentation inconsistent and confusing - for example the proposed street scenes document has not changed so does not reflect the 1.5 height dwellings shown in the Massing Plan. The change control is not traceable - it would help for all changes to have been specified in a separate document. Documents just saying they have been amended is not transparent enough.

The concerns Brantham Parish Council would like to re-iterate are:

The issue of sustainability - there is still no statement as to how the development will be carbon neutral nor how electric car charging points will be installed in all dwellings.

There needs to be expert review of the lighting plans to ensure the dark sky environment is maintained to an acceptable level.

The revised documents have not addressed the previously identified need for a paved walk way from the development to the bus stop at East End to eliminate the need for school children heading to East Bergholt High School to cross Slough Road multiple times.

There have been changes to the western border but it is still not clear whether the planting plan aligns with the decision of the Appeal.

As mentioned earlier, the street scenes A still show 2 height buildings with no 1.5 height. The massing plan shows only 2 1.5 height dwelling but at the lowest part of the estate - to soften the appearance, as required by the appeal decision, the western border should contain more 1.5 height dwellings especially toward the northern higher part of the land in order to successfully soften that view. In the bedroom number plan, the 1.5 height building are still shown as 4 bedroom dwellings

There is a concern over the distribution of the social shared ownership and affordable rent houses which are still proposed to be built of different materials and clustered together. We would wish the applicant to better distribute these properties and ensure consistency of materials and for the Planning Committee place a condition that these affordable properties be made available solely to residents who have a strong connection to the village of Brantham.

The materials palette is still a concern and we would refer to our previous comments.

The visitor carpark spaces still appear to be low in number especially in the eastern part of the plot

The refuse plan shows refuse vehicles will need to reverse for significant distances to reach all parts of the development - the Parish Council is concerned as to the safety issues that arise from this.