

**ADDENDUM FOR THE MEETING OF DEVELOPMENT AND REGULATION
COMMITTEE 28th August 2020**

Item 4.1 (DR/24/20) A120 / B1018 Millennium Way, Braintree
Application Reference: CC/BTE/34/19

Pages 38-47

RECOMMENDED

Remove 'Landscape Sections, drawing no. B3553T69-016, dated May 19' from the list of proposed approved drawings referred in condition 2.

Re-word condition 4 as below:

'Prior to the commencement of the main works contract, final design details of the slip roads and a landscape and boundary treatment scheme shall be submitted to and approved in writing by the County Planning Authority. The scheme shall include full details of areas to be planted with species, sizes, spacing, protection and implementation, together with full details of all proposed hard landscaping and fencing. In addition, design and specification details of the slip roads and the retaining walls shall be submitted in elevation and section form. The scheme shall be implemented as approved with planting taking place within the first available planting season (October to March inclusive) following completion of the development hereby permitted or identified phase. For the avoidance of doubt, the scheme to be submitted is expected to broadly follow the design principles and details contained on the drawings titled 'Preliminary Landscape Design Drawings Sheet 1 of 3', drawing no. B3553T69-35-001 (Rev C), dated 05/19; 'Preliminary Landscape Design Drawings Sheet 2 of 3', drawing no. B3553T69-35-002 (Rev C), dated 05/19; 'Preliminary Landscape Design Drawings Sheet 3 of 3', drawing no. B3553T69-35-003 (Rev C), dated 05/19; 'Landscape Elevations (Wall 2)', drawing no. B3553T69-35-017 (Rev A), dated Mar 20; 'Landscape Elevations (Wall 3)', drawing no. B3553T69-35-018, dated May 19; 'Landscape Elevations (Wall 4)', drawing no. B3553T69-35-019, dated May 19; and 'Landscape Sections', drawing no. B3553T69-016, dated May 19.'

Re-word condition 17 as below:

'Prior to operational use, details of the agreement under which Highways England will be adopting all elements associated with the surface water drainage system and confirming liability for the maintenance of the slips shall be submitted to the County Planning Authority.'

Item 5.1 (DR/25/20) Land at Dollymans Farm
Application Reference: ESS/31/18/ROC

Following publication of the committee agenda, the following comments were received from the Local Members for Wickford Crouch and Rayleigh North. An officer response to these is provided below the comments received.

LOCAL MEMBER – BASILDON - WICKFORD CROUCH: Whilst I do not support this development, which is on the borders of my division, I recognise it is likely to be approved by the committee. If this is the case can I ask for one condition to be imposed on the application to mitigate problems for my constituents at Shotgate and the north eastern side of Wickford. Traffic is an issue as is air pollution I therefore request that a condition that requires all construction traffic and all operational traffic be required to use the A1245 as the access route for the life of the works. This is a dual carriageway except for a short distance from the Carpenters Arms roundabout to the proposed site entrance and avoids all residential areas.

Officer response: As detailed in the report and suggested by the applicant in their Transport Statement 'all of the HGV traffic would travel to/from the north along Doublegate Lane to the A129 junction where it would be distributed between the west and east. However, based upon the superior links to the primary road network, it is anticipated that the majority of development traffic would travel to/from the east of the Doublegate Lane junction to the A1245 roundabout, where it would further distribute around the local road network.'

On the basis that there may be a scenario where a vehicle is arriving from or delivering to the west it is considered it would be inappropriate to seek to impose a blanket restriction on vehicles departing left out of Doublegate Lane. However, if Members were minded condition 8 could be updated to reflect that suggested about the majority of traffic utilising the A1245. However, to confirm, this would only seek to limit not completely prevent use of the A129 westwards. It is not considered a blanket restriction would meet the tests as a condition especially as this has not been deemed necessary by the Highway Authority on highway safety/efficiency grounds and/or raised by the District/Borough Council or the Council's air quality consultant as a necessary mitigation measure.

Potential re-word of condition 8:

'All vehicle access and egress to and from the site shall be from Doublegate Lane, and the access road, as shown on drawing titled 'Block Proposals Plan', drawing no. M17.149.D.002, dated April 2018. No importation shall nevertheless take place until details of a scheme of signage; driver instruction sheet and enforcement protocol has been submitted to the Waste Planning Authority for approval in writing in respect of vehicle routeing to the site. The aforementioned shall seek to ensure no vehicular traffic arrives from and/or departs towards the A127 (Southend Road) and that vehicular traffic is proactively being directed to arrive and depart the site via the A1245 and not A129 unless specifically coming from or making a delivering to the Shotgate, Wickford or Runwell area.'

LOCAL MEMBER – ROCHFORD – RAYLEIGH NORTH: I have no problems with this application the only concern would have been the memorials to the pilots, however, these have been dealt with appropriately.

Officer response: As suggested, neither war memorial is proposed to be directly impacted by the development to which this application relates. Whilst the memorials are within the red line of the application and their wider setting would change as a result of the development (i.e. adjacent land level increases), the memorials would in

themselves not be affected. Suggested condition 18 in respect of the memorials requires submission of a Construction Method and Initial Development Specification Statement which amongst other things is required to cover safeguarding measures for the Kynoch WWI memorial (along the southern boundary of the site) including but not limited to protection measures and working practices proposed; and condition 28 requires submission of a revised hard and soft landscaping and boundary treatment plan/scheme. With the intention that the revised boundary treatment plan will ensure that post restoration better opportunity for public access to, in-particular, the southern memorial.