

**CIRCULATED PRIOR
TO THE MEETING**



**REPORT of
DIRECTOR OF STRATEGY, PERFORMANCE AND GOVERNANCE**

to
**DISTRICT PLANNING COMMITTEE
30 SEPTEMBER 2021**

MEMBERS' UPDATE

AGENDA ITEM NO.

Application Number	21/00384/RES
Location	Land At Broad Street Green Road And Langford Road And Maypole Road, Great Totham, Heybridge and Langford and Ulting
Proposal	<p>Reserved matters application for the approval of access, appearance, landscaping, layout and scale covering details of strategic landscaping and infrastructure for Phase 1 comprising;</p> <p>(a)landscaping for the approved Relief Road, (b)phase 1 entrance green, (c)phase 1 spine road, (d)green corridors, strategic open space and levels for Phase 1 (including Local Equipped Area of Play) (e)acoustic bund for phase 1</p> <p>Together with details of a network of pedestrian and cycle routes in relation to Phase 1 pursuant to condition 28 of approved planning application 15/00419/OUT (Part outline/part detailed (hybrid) application for mixed use development including:</p> <p>(i) Residential development (Use Class C3) for up to 1138 dwellings including 30% as affordable housing (Outline) (ii) Residential Care for up to 120 beds (Use Class C2) (Outline) (iii) "Neighbourhood" uses which may include retail, commercial, and community uses (Use Classes A1 and/or A2 and/or A3 and/or A4 and/or A5 and/or D1a and/or D1b) (Outline) (iv) Primary school and early years childcare facility (Use Class D1c) (Outline) (v) A relief road between Broad Street Green Road and Langford Road (Detailed element) (vi) Formal and informal open space (including any associated sports pavilion/clubhouse) (Use Class D2e) (Outline); (vii) Construction of initial gas and electricity sub-stations (Detailed); and (Viii) All associated amenity space, landscaping, parking, servicing, utilities (other than as listed in item (vii) above), footpath and cycle links, on-site drainage, and infrastructure works (Outline.)</p>
Applicant	Mr D Moseley - Countryside Properties (UK) Ltd
Agent	Kevin Coleman - Phase 2 Planning & Development Ltd
Target Decision Date	04.08.2021 – EOT agreed until 8 th October 2021
Case Officer	Julia Sargeant
Parish	Great Totham, Heybridge and Langford and Ulting
Reason for Referral to the Committee / Council	Strategic site within the strategic submitted Local Development Plan

5.5 FLOOD RISK AND DRAINAGE (PAGES 26 – 27)

5.5.2 Please note that there is an error at the end of paragraph 5.5.2.

The final sentence says that there is a current submission under Condition 9 for Drainage. For clarification the current application under reference 21/05125/DET is for the phase 2 drainage. The details under Condition 9 for the phase 1 drainage (i.e. the drainage that goes with this Reserved Matters area), have already been approved under application 21/05113/DET.