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Draft Local Plan

# RESPONSE FORM

Responses are encouraged via the council's online consultation system available on the website, see <http://tendring-consult.objective.co.uk/portal> However, this form can be returned electronically to [planning.policy@tendringdc.gov.uk](mailto:planning.policy@tendringdc.gov.uk) or in hard copy if necessary to:

Planning Policy, Tendring District Council, Thorpe Road, Weeley, Essex, CO16 9AJ  
The consultation runs from 9am Friday, 16th June to 5pm on Friday, 28th July 2017

This form has two parts:  
Part A - Personal Details and Part B - Your comments

## PART A

### 1. Personal Details

|   |  |
|---|--|
| Title                                   | <input type="text"/>                         |
| First Name                              | <input type="text"/>                         |
| Last Name                               | <input type="text"/>                         |
| Organisation<br><i>(Where relevant)</i> | <input type="text" value="Lord &amp; Hunt"/> |
| Address Line 1                          | <input type="text" value="c/o agent"/>       |
| Address Line 2                          | <input type="text"/>                         |
| Address Line 3                          | <input type="text"/>                         |
| Post Code                               | <input type="text"/>                         |
| E-mail Address                          | <input type="text"/>                         |
| Telephone Number                        | <input type="text"/>                         |

### 2. Agent's Details (if applicable)

|                  |   |
|------------------|---|
| Title            | <input type="text" value="Mr"/>               |
| First Name       | <input type="text" value="Peter"/>            |
| Last Name        | <input type="text" value="Le Gry"/>           |
| Organisation     | <input type="text" value="Stanfords"/>        |
| Address Line 1   | <input type="text" value="Livestock Market"/> |
| Address Line 2   | <input type="text" value="Wyncolls Road"/>    |
| Address Line 3   | <input type="text" value="Colchester"/>       |
| Post Code        | <input type="text" value="CO4 9HU"/>          |
| E-mail Address   | <input type="text"/>                          |
| Telephone Number | <input type="text"/>                          |

# PART B

# REPRESENTATION FORM

**Please Note:** If your representation relates to Section One of the North Essex Strategic Plan / Garden Communities you only need to respond to one of the Local Authorities. All representations received by Braintree, Colchester and Tendring relating to Section One of the Plan(s) will be submitted together.

You do not need to return this form if you have completed a response using any of the Council's online systems for this consultation. Duplicates will not be considered

**Please specify which section of the Publication Draft Local Plan your comments relate to by choosing one of the following:**

- Section 1     Section 2 Colchester     Section 2 Tendring     Section 2 Braintree

**Which part of the section are you responding to?**

e.g. Paragraph/Policy/Map/Other

**Do you consider the Local Plan is Legally compliant?**

- Yes     No

**Does it comply with the Duty to Co-operate?**

- Yes     No

**Do you consider the Local Plan is Sound?**

- Yes     No

**If you do not consider the Local Plan is sound, please specify on what grounds:**

- Positively prepared     Justified     Effective     Consistent with National Policy

**Enter your full representation here:**

*Continue onto next page*

**If your representation is more than 100 words, please provide a brief summary here:**

**Please specify the changes needed to be made to make the Plan sound / legally compliant**

Amend settlement boundary

**Do you wish to participate at the oral part of the examination?**

Yes  No

**If Yes - you wish to participate at the oral part of the examination, please outline why you consider this to be necessary**

To fully examine the approach adopted by the Council towards development in Clacton

**Please note the Inspector will determine the most appropriate procedure to adopt to hear those who have indicated that they wish to participate at the oral part of the examination.**

**Did you raise the matter that is the subject of your representation with the LPA earlier in the process of the preparation of the Local Plan**

Yes  No

**If yes which stage**

Issues and Options  Preferred Options

**Do you wish to be notified?**

When the document is submitted for Independent examination?

When the Inspectors Report is published?

When document is adopted?

**Braintree & Tendring: Return by 5pm 28th July 2017**

(responses to section 2 Braintree and Tendring will not be accepted after this date. After this date responses to Section 1 should be sent to Colchester Borough Council)

**Colchester: Return by 5pm 11th August 2017**

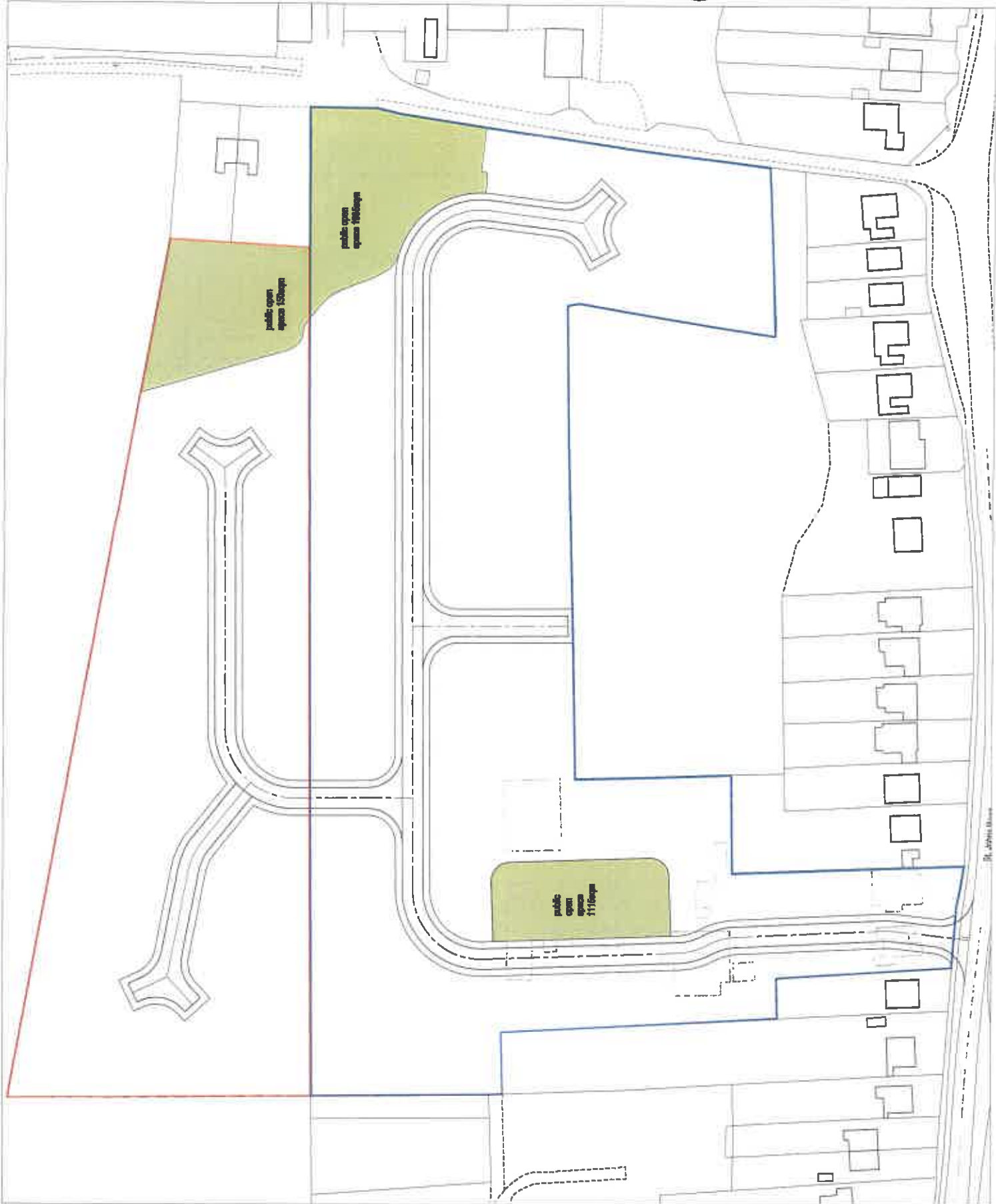
## **North of St John's Road, Clacton-on-Sea**

The site as shown on the attached plan is a triangular shaped piece of land located to the rear of properties fronting St John's Road and to the east of the Leisureglades Holiday Park. It adjoins land shown to be within the development settlement boundary for Clacton-on-Sea

Following a recent appeal decision to grant planning permission for 14 dwellings at 824 St John's Road (14/00929/OUT), the owner of the adjoining site has secured an option to acquire this land and an adjoining property in order to provide access to the land at the rear. This arrangement has been the subject of discussions with Essex County Council. A new access road will be capable of serving a development of approximately 84 dwellings on the neighbouring site and a further 30 dwellings on the suggested site.

Although the land forms part of an agricultural field and would extend the development boundary to the north, it would not be visible from any public viewpoint and would be seen only in direct relationship to the neighbouring scheme or the owners farmhouse. Moreover, it will ensure the viability of the neighbouring project which is having to negotiate various infrastructure costs.

As a result the scheme would meet the comments set out within paragraph 14 of the NPPF in respect of a positive opportunity to meet the development needs of the area. Moreover, the allocation of this site would accord with the core planning principles as set out within paragraph 17 by ensuring the scheme enhances and improves the place in which people live their lives. The proposal is not only sustainable, it is deliverable as required by paragraphs 47 & 49 of the NPPF.



| Revision | Description | Date |
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# GROW

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**Project:** Proposed residential development  
**Client:** Mr and Mrs Lee  
**Address:** Land near of 765-828 B Johna Road, Chaston on sea  
**Drawing:** Development concept plan  
**Scale:** 1:500 - A1 paper  
**Date:** July 2016  
**Drawn by:** AJ  
**Reviewed:** 0140\_C3\_04

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