



## Babergh District Council

### Brettenham Neighbourhood Plan 2024 – 2037

#### Submission Consultation Responses

In June 2024, Brettenham Parish Council (the 'qualifying body') submitted their draft Neighbourhood Plan to Babergh District Council for formal consultation under Regulation 16 of the Neighbourhood Planning (General) Regulations 2012 (as amended). The consultation period ran from Monday 15 July until Friday 30 August 2024.

Ten representations were received. They are listed below and copies are attached.

Brettenham Parish Council were also given an opportunity to respond to new issues raised at this stage. Their response is included at the end of the document.

Ref No.	Consultee
(1)	Suffolk County Council
(2)	Babergh District Council
(3)	Historic England
(4)	Natural England
(5)	Suffolk Wildlife Trust
(6)	National Landscape Team
(7)	Anglian Water
(8)	National Highways
(9)	Defence Infrastructure Organisation (obo the MOD)
(10)	Environment Agency
(11)	Response from Brettenham Parish Council

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# (1) SUFFOLK COUNTY COUNCIL

Date: 30 August 2024  
Enquiries to: Georgia Teague  
Tel: 01473 265054  
Email: [neighbourhoodplanning@suffolk.gov.uk](mailto:neighbourhoodplanning@suffolk.gov.uk)



Babergh and Mid Suffolk District Council  
Endeavour House,  
8 Russell Road,  
Ipswich  
IP1 2BX

Dear Paul Bryant,

## **Submission Consultation version of the Brettenham Neighbourhood Plan**

Thank you for consulting Suffolk County Council (SCC) on the Submission Consultation version of the Brettenham Neighbourhood Plan.

SCC welcome the changes made to the plan in response to comments made at the Reg. 14 pre-submission consultation stage.

As this is the submission draft of the Plan the County Council response will focus on matters related to the Basic Conditions the plan needs to meet to proceed to referendum. These are set out in paragraph 8(2) Schedule 4B to the Town and Country Planning Act. The basic conditions are:

- a) having regard to national policies and advice contained in guidance issued by the Secretary of State it is appropriate to make the neighbourhood plan
- b) the making of the neighbourhood plan contributes to the achievement of sustainable development.
- c) the making of the neighbourhood plan is in general conformity with the strategic policies contained in the development plan for the area of the authority (or any part of that area)
- d) the making of the neighbourhood plan does not breach, and is otherwise compatible with, EU obligations.

SCC welcome the changes made following the Reg14 consultation, and have no further comments on this plan. We wish to be kept updated about this plan as it progresses.

If there is anything that I have raised that you would like to discuss, please use my contact information at the top of this letter.

Yours sincerely,

Georgia Teague  
Senior Planning Officer (Growth)  
Growth, Highways, and Infrastructure

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## (2) BABERGH DISTRICT COUNCIL

Our ref: Brettenham NP R16 Response

Dated: 30 August 2024

From: Planning Policy Team, BMSDC

To: Ann Skippers (Independent Examiner)

cc: Alyson Wilson, Nick Tavener (Brettenham Parish Council), Ian Poole (NP Consultant)

*Sent by e-mail*

Dear Ann,

### **Reg 16 submission draft Brettenham Neighbourhood Plan 2024 – 2037 Comments from Babergh District Council**

This response is made for and on behalf of Robert Hobbs (Corporate Manager for Strategic Planning).

Our Regulation 14 response noted that this plan was well presented, that it followed a familiar format, and that it contained a range of policies that seek to add value at the local level. We also identified some areas where we felt the plan could be improved, mainly through small contextual updates to supporting text. Cross-referencing those suggestions with Appendix 6 and Appendix 7 of the submitted Consultation Statement (CS), we see that the majority have been acted upon but that some, particularly within Chapter 7, have not. It is those suggestions that are repeated here.

At the end of this consultation period, the Parish Council will be invited to respond to new issues raised through the representations. Through that opportunity, can they please confirm whether or not the proposed new text show in CS Appendix 7 remains their preference. May we also suggest that, where this new text merely brings matters up-to-date or adds clarity where needed, that these be dealt with as minor modifications at the examination stage. The one exception to this might be the proposed changes to Policy BRET6.

### **Chapter 7**

**Para 7.11:** In our R14 representation, we suggested that para 7.2 of the plan might be a suitable place to name the four County Wildlife Sites (CWS) that lie wholly or partially within the parish and the two that abut the parish boundary. On reflection, our reference to para 7.2 seems misplaced. From the CS, we also see that Suffolk Wildlife Trust made a similar suggestion to us and that the QB had proposed to amend NP para 7.11 [see page 95, row 26]. We remain of the opinion that naming the CWS would be a helpful addition to the plan.

**Para 7.16:** This paragraph refers to the Environment Bill. CS page 96, row 26 [top of the page] shows the proposed new text. The new text reads well but we suggest that it might be more sensible to start the new text with *'The NPPF states that ...'* (i.e., remove the specific mention of paragraph 185).



**Figure 3:** Replace the word 'Evade' with 'Avoid' [see CS page 96, row 27].

**BRET6:** Our previous comments on this policy were minimal. The CS [page 96/97, row 27] shows some more substantial changes to this policy which seek to add clarity where needed.

**Page 28:** Amend sub-heading to read 'Local Green Spaces' [see CS page 97, row 28]

\* \* \* \*

We trust that these observations are helpful and have no other comments to make on this draft Plan at this stage.

Yours sincerely,

Paul Bryant  
Neighbourhood Planning Officer | Planning & Building Control  
Babergh & Mid Suffolk District Councils - Working Together  
T: 01449 724771 / 07860 829547  
E: [communityplanning@babermidsuffolk.gov.uk](mailto:communityplanning@babermidsuffolk.gov.uk)

### (3) HISTORIC ENGLAND



Historic England

Via e-mail  
Paul Bryant  
Neighbourhood Planning Officer  
Babergh & Mid Suffolk District Councils

Direct Dial: [REDACTED]  
Our Ref: PL00733262

23 August 2024

Dear Mr Bryant,

Thank you for inviting Historic England to comment on the Regulation 16 Submission Draft of this Neighbourhood Plan.

We welcome the production of this neighbourhood plan, in particular policies which seek to protect and promote the historic environment. Having reviewed the plan and relevant documentation we do not consider it necessary for Historic England to provide detailed comments at this time.

We would refer you if appropriate to any previous comments submitted at Regulation 14 stage, and for any further information to our detailed advice on successfully incorporating historic environment considerations into a neighbourhood plan, which can be found here: [<https://historicengland.org.uk/advice/planning/plan-making/improve-your-neighbourhood/>](https://historicengland.org.uk/advice/planning/plan-making/improve-your-neighbourhood/)

We would be grateful if you would notify us on [eastplanningpolicy@historicengland.org.uk](mailto:eastplanningpolicy@historicengland.org.uk) [<mailto:eastplanningpolicy@historicengland.org.uk>](mailto:eastplanningpolicy@historicengland.org.uk) if and when the Neighbourhood Plan is made by the council.

To avoid any doubt, this letter does not reflect our obligation to provide further advice on or, potentially, object to specific proposals which may subsequently arise as a result of the proposed plan, where we consider these would have an adverse effect on the historic environment.

Please do contact me, either via email or the number above, if you have any queries.

Yours Sincerely

Ross McGivern Historic Places Advisor  
E-mail: [ross.mcgivern@historicengland.org.uk](mailto:ross.mcgivern@historicengland.org.uk)



24 BROOKLANDS AVENUE, CAMBRIDGE, CB2 8BU

Telephone 01223 582749  
[HistoricEngland.org.uk](http://HistoricEngland.org.uk)

*Historic England is subject to both the Freedom of Information Act (2000) and Environmental Information Regulations (2004). Any Information held by the organisation can be requested for release under this legislation.*

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## (4) NATURAL ENGLAND

Date: 22 August 2024  
Our ref: 482380  
Your ref: Brettenham Neighbourhood Plan



Hornbeam House Crewe Business Park  
Electra Way  
Crewe Cheshire CW1 6GJ  
T 0300 060 3900

Mr Paul Bryant  
Babergh & Mid Suffolk District Councils

**BY EMAIL ONLY**

[communityplanning@baberghmidsuffolk.gov.uk](mailto:communityplanning@baberghmidsuffolk.gov.uk)

Dear Mr Bryant

**Brettenham Neighbourhood Plan - Regulation 16 Consultation**

Thank you for your consultation on the above dated 12 July 2024.

Natural England is a non-departmental public body. Our statutory purpose is to ensure that the natural environment is conserved, enhanced, and managed for the benefit of present and future generations, thereby contributing to sustainable development.

Natural England is a statutory consultee in neighbourhood planning and must be consulted on draft neighbourhood development plans by the Parish/Town Councils or Neighbourhood Forums where they consider our interests would be affected by the proposals made.

**Natural England does not have any specific comments on this draft neighbourhood plan.**

However, we refer you to the attached annex which covers the issues and opportunities that should be considered when preparing a Neighbourhood Plan and to the following information.

Natural England does not hold information on the location of significant populations of protected species, so is unable to advise whether this plan is likely to affect protected species to such an extent as to require a Strategic Environmental Assessment. Further information on protected species and development is included in [Natural England's Standing Advice on protected species](#) .

Furthermore, Natural England does not routinely maintain locally specific data on all environmental assets. The plan may have environmental impacts on priority species and/or habitats, local wildlife sites, soils and best and most versatile agricultural land, or on local landscape character that may be sufficient to warrant a Strategic Environmental Assessment. Information on ancient woodland, ancient and veteran trees is set out in Natural England/Forestry Commission [standing advice](#).

We therefore recommend that advice is sought from your ecological, landscape and soils advisers, local record centre, recording society or wildlife body on the local soils, best and most versatile agricultural land, landscape, geodiversity and biodiversity receptors that may be affected by the plan before determining whether a Strategic Environmental Assessment is necessary.

Natural England reserves the right to provide further advice on the environmental assessment of the plan. This includes any third party appeal against any screening decision you may make. If an Strategic Environmental Assessment is required, Natural England must be consulted at the scoping and environmental report stages.

For any further consultations on your plan, please contact: [consultations@naturalengland.org.uk](mailto:consultations@naturalengland.org.uk).

Yours sincerely, Sally Wintle Consultations Team

## Annex 1 - Neighbourhood planning and the natural environment: information, issues and opportunities

### Natural environment information sources

The [Magic](#)<sup>1</sup> website will provide you with much of the nationally held natural environment data for your plan area. The most relevant layers for you to consider are: **Agricultural Land Classification, Ancient Woodland, Areas of Outstanding Natural Beauty, Local Nature Reserves, [National Parks \(England\)](#), National Trails, Priority Habitat Inventory, public rights of way (on the Ordnance Survey base map) and Sites of Special Scientific Interest (including their impact risk zones)**. Local environmental record centres may hold a range of additional information on the natural environment. A list of local record centres is available from [the Association of Local Environmental Records Centres](#) .

**Priority habitats** are those habitats of particular importance for nature conservation, and the list of them can be found [here](#)<sup>2</sup>. Most of these will be mapped either as **Sites of Special Scientific Interest**, on the Magic website or as **Local Wildlife Sites**. Your local planning authority should be able to supply you with the locations of Local Wildlife Sites.

**National Character Areas** (NCAs) divide England into 159 distinct natural areas. Each character area is defined by a unique combination of landscape, biodiversity, geodiversity and cultural and economic activity. NCA profiles contain descriptions of the area and statements of environmental opportunity, which may be useful to inform proposals in your plan. NCA information can be found [here](#)<sup>3</sup>.

There may also be a local **landscape character assessment** covering your area. This is a tool to help understand the character and local distinctiveness of the landscape and identify the features that give it a sense of place. It can help to inform, plan and manage change in the area. Your local planning authority should be able to help you access these if you can't find them online.

If your neighbourhood planning area is within or adjacent to a **National Park** or **Area of Outstanding Natural Beauty** (AONB), the relevant National Park/AONB Management Plan for the area will set out useful information about the protected landscape. You can access the plans on from the relevant National Park Authority or Area of Outstanding Natural Beauty website.

General mapped information on **soil types** and **Agricultural Land Classification** is available (under 'landscape') on the [Magic](#)<sup>4</sup> website and also from the [LandIS website](#)<sup>5</sup>, which contains more information about obtaining soil data.

### Natural environment issues to consider

The [National Planning Policy Framework](#)<sup>6</sup> sets out national planning policy on protecting and enhancing the natural environment. [Planning Practice Guidance](#)<sup>7</sup> sets out supporting guidance.

Your local planning authority should be able to provide you with further advice on the potential impacts of your plan or order on the natural environment and the need for any environmental assessments.

### Landscape

Your plans or orders may present opportunities to protect and enhance locally valued landscapes. You may want to consider identifying distinctive local landscape features or characteristics such as ponds, woodland or dry stone walls and think about how any new development proposals can respect and enhance local landscape character and distinctiveness.

If you are proposing development within or close to a protected landscape (National Park or Area of Outstanding Natural Beauty) or other sensitive location, we recommend that you carry out a landscape assessment of the proposal. Landscape assessments can help you to choose the most appropriate sites for development and help to avoid or minimise impacts of development on the landscape through careful siting, design and landscaping.

## Wildlife habitats

Some proposals can have adverse impacts on designated wildlife sites or other priority habitats (listed [here](#)<sup>8</sup>), such as Sites of Special Scientific Interest or [Ancient woodland](#)<sup>9</sup>. If there are likely to be any adverse impacts you'll need to think about how such impacts can be avoided, mitigated or, as a last resort, compensated for.

## Priority and protected species

You'll also want to consider whether any proposals might affect priority species (listed [here](#)<sup>10</sup>) or protected species. To help you do this, Natural England has produced advice [here](#)<sup>11</sup> to help understand the impact of particular developments on protected species.

## Best and Most Versatile Agricultural Land

Soil is a finite resource that fulfils many important functions and services for society. It is a growing medium for food, timber and other crops, a store for carbon and water, a reservoir of biodiversity and a buffer against pollution. If you are proposing development, you should seek to use areas of poorer quality agricultural land in preference to that of a higher quality in line with National Planning Policy Framework para 112. For more information, see [Guide to assessing development proposals on agricultural land](#)<sup>12</sup>.

## **Improving your natural environment**

Your plan or order can offer exciting opportunities to enhance your local environment and should provide net gains for biodiversity in line with the [National Planning Policy Framework](#). If you are setting out policies on new development or proposing sites for development, you should follow the biodiversity mitigation hierarchy and seek to ensure impacts on habitats are avoided or minimised before considering opportunities for biodiversity enhancement. You may wish to consider identifying what environmental features you want to be retained or enhanced or new features you would like to see created as part of any new development and how these could contribute to biodiversity net gain and wider environmental goals.

Opportunities for environmental enhancement might include:

- Restoring a neglected hedgerow.
- Creating a new pond as an attractive feature on the site.
- Planting trees characteristic to the local area to make a positive contribution to the local landscape.
- Using native plants in landscaping schemes for better nectar and seed sources for bees and birds.
- Incorporating swift boxes or bat boxes into the design of new buildings.
- Think about how lighting can be best managed to reduce impacts on wildlife.
- Adding a green roof to new buildings.
- Providing a new footpath through the new development to link into existing rights of way.

Site allocations should be supported by a baseline assessment of biodiversity value. The statutory [Biodiversity Metric](#) may be used to understand the number of biodiversity units present on allocated sites. For small development allocations the [Small Sites Metric](#) may be used. This is a simplified version of the statutory [Biodiversity Metric](#) and is designed for use where certain criteria are met. Further information on biodiversity net gain including [planning practice guidance](#) can be found [here](#)

You may also want to consider enhancing your local area in other ways, for example by:

- Setting out in your plan how you would like to implement elements of a wider Green Infrastructure Strategy (if one exists) in your community.
- Assessing needs for accessible greenspace and setting out proposals to address any deficiencies or enhance provision. Natural England's [Green Infrastructure Framework](#) sets out further information on green infrastructure standards and principles
- Identifying green areas of particular importance for special protection through Local Green

Space designation (see [Planning Practice Guidance](#)<sup>13</sup>).

- Managing existing (and new) public spaces to be more wildlife friendly (e.g. by sowing wild flower strips in less used parts of parks or on verges, changing hedge cutting timings and frequency).
- Planting additional street trees.
- Identifying any improvements to the existing public right of way network, e.g. cutting back hedges, improving the surface, clearing litter or installing kissing gates) or extending the network to create missing links.
- Restoring neglected environmental features (e.g. coppicing a prominent hedge that is in poor condition, or clearing away an eyesore).

Natural England's [Environmental Benefits from Nature tool](#) may be used to identify opportunities to enhance wider benefits from nature and to avoid and minimise any negative impacts. It is designed to work alongside the statutory [Biodiversity Metric](#) and is available as a beta test version.

<sup>1</sup> <http://magic.defra.gov.uk/>

<sup>2</sup> <https://www.gov.uk/government/publications/habitats-and-species-of-principal-importance-in-england>

<sup>3</sup> <https://www.gov.uk/government/publications/national-character-area-profiles-data-for-local-decision-making>

<sup>4</sup> <http://magic.defra.gov.uk/>

<sup>5</sup> <http://www.landis.org.uk/index.cfm>

<sup>6</sup> <https://www.gov.uk/government/publications/national-planning-policy-framework--2>

<sup>7</sup> <http://planningguidance.planningportal.gov.uk/blog/guidance/natural-environment/>

<sup>8</sup> <https://www.gov.uk/government/publications/habitats-and-species-of-principal-importance-in-england>

<sup>9</sup> <https://www.gov.uk/guidance/ancient-woodland-and-veteran-trees-protection-surveys-licences>

<sup>10</sup> <https://www.gov.uk/government/publications/habitats-and-species-of-principal-importance-in-england>

<sup>11</sup> <https://www.gov.uk/protected-species-and-sites-how-to-review-planning-proposals>

<sup>12</sup> <https://www.gov.uk/government/publications/agricultural-land-assess-proposals-for-development/guide-to-assessing-development-proposals-on-agricultural-land>

<sup>13</sup> <https://www.gov.uk/guidance/open-space-sports-and-recreation-facilities-public-rights-of-way-and-local-green-space>



Planning Department  
Babergh and Mid Suffolk District Council  
Endeavour House  
8 Russell Road  
Ipswich  
IP1 2BX

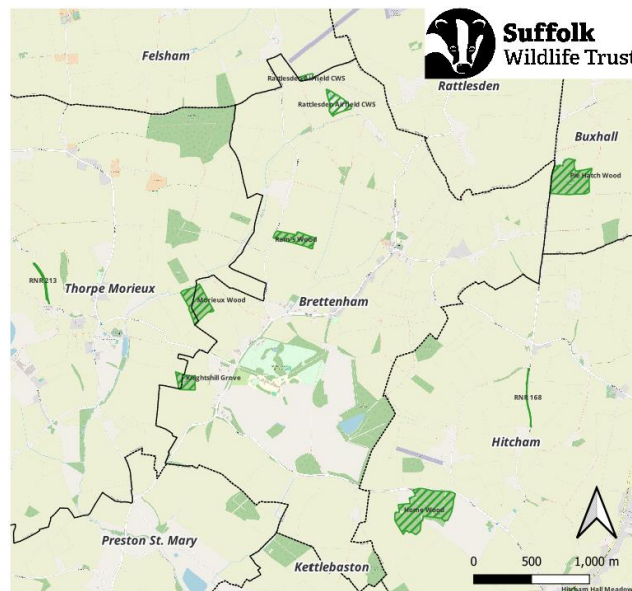
15<sup>th</sup> July 2022

### RE: Brettenham Neighbourhood Plan Regulation 16 Consultation

Thank you for sending Suffolk Wildlife Trust notice of the Consultation under Reg' 16 of the Neighbourhood Planning (General) Regulations 2012 - The Brettenham Neighbourhood Plan 2024 – 2037. We are pleased to see that the draft Brettenham Neighbourhood Plan recognises the importance of biodiversity and greenspaces and proposes measures to protect and enhance these within Policies BRET 6 and Community Action 1.

#### *Biodiversity and Wildlife Corridors*

Suffolk Wildlife Trust reiterate our point put forward within the Regulation 14 consultation, that Paragraph 7.11 of the draft plans states that, “*there are no defined nature conservation sites within the parish.*” However, four County Wildlife Sites (CWSs) lie wholly or partly within the parish. These are Rattlesden Airfield, Ram’s Wood, Morieux Wood, and Knightshill Grove CWSs. Paragraph 185 of the National Planning Policy Framework<sup>1</sup> (NPPF) states that such sites should be referenced and mapped within plans; it is therefore once again our recommendation that this update be undertaken. Further detail on these, including their location, can be obtained from Suffolk Biodiversity Information Service<sup>2</sup>. We provide an example map below.



**Figure 1: Map showing CWSs within Brettenham Parish**

<sup>1</sup> [https://assets.publishing.service.gov.uk/media/65a11af7e8f5ec000f1f8c46/NPPF\\_December\\_2023.pdf](https://assets.publishing.service.gov.uk/media/65a11af7e8f5ec000f1f8c46/NPPF_December_2023.pdf)

<sup>2</sup> <https://www.suffolkbis.org.uk/>

Further consideration should also be given to Priority Habitats, such habitats in the parish include deciduous woodland, good quality semi-improved grassland, and traditional orchards, as well as a number of hedgerows. The provided plan would provide an opportunity to identify that these habitats, along with CWSs, could provide a blueprint of how ecological networks in the parish could be enhanced, this would reference the requirement to, “promote the conservation, restoration and enhancement of priority habitats, ecological networks and the protection and recovery of priority species; and identify and pursue opportunities for securing measurable net gains for biodiversity” detailed within the NPPF.

Figure 3, the Mitigation Hierarchy is well referenced, however omits the requirement to enhance. This is a key step in the process, with strong links to delivering net gains and promoting species recovery through improved and enhanced ecological networks. Enhancement is a key part of Biodiversity Net Gain but can also be delivered through species specific enhancements such as bird and bat boxes. These are separate to Biodiversity Net Gain but remain a requirement.

Yours sincerely,

Alex Jessop

Planning & Advocacy Officer

[planning@suffolkwildlifetrust.org](mailto:planning@suffolkwildlifetrust.org)

## (6) NATIONAL LANDSCAPE TEAM

**E from:** Beverly McClean (National Landscape Planning Officer)  
**Rec'd:** 5 August 2024  
**Subject:** Brettenham Neighbourhood Plan R16 Consultation

Thank you for consulting the National Landscape team on the Submission draft of the Brettenham Neighbourhood Plan consultation.

Brettenham sits outside the Dedham Vale AONB and outside the boundary of the Stour Valley Project Area.

As this lies beyond the work area covered by the National Landscape team, we have no comment to make on the Submission draft of the Brettenham Neighbourhood Plan.

Yours sincerely

Beverley



**Suffolk & Essex  
Coast & Heaths**  
National  
Landscape



**Dedham Vale**  
National  
Landscape  
& Stour Valley

**Beverley McClean**  
**National Landscape Planning Officer**  
Email: [beverley.mcclean@suffolkandessex-NL.org.uk](mailto:beverley.mcclean@suffolkandessex-NL.org.uk)  
Phone: 01394 445220  
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National Landscape Office, Saxon House, 1 Whittle Road,  
Hadleigh Industrial Estate, Ipswich, Suffolk, IP2 0UH  
[www.coastandheaths-NL.org.uk](http://www.coastandheaths-NL.org.uk)  
[www.dedhamvale-NL.org.uk](http://www.dedhamvale-NL.org.uk)

Please consider the environment before printing this email.

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## (7) ANGLIAN WATER

**E from:** strategicgrowth@anglianwater.co.uk  
**Rec'd:** 21 August 20247  
**Subject:** Brettenham Neighbourhood Plan

Dear Paul,

Anglian Water has previously submitted comments on the pre-submission version (Reg 14) of the Brettenham neighbourhood plan. We welcome the amendments in the submission version of the neighbourhood plan, following our comments and recommended changes.

I can confirm, Anglian Water has no further comments to make and wish the neighbourhood plan group every success in taking this forward.

I should be grateful if you could acknowledge receipt of this representation and keep me updated on further progress made on the neighbourhood plan.

Please note we are now using a team email address for neighbourhood plan correspondence, and I should be grateful if you could please update your records – [strategicgrowth@anglian.water.co.uk](mailto:strategicgrowth@anglian.water.co.uk). Thank you.

Yours sincerely,

**Carry Murphy**

Chartered Town Planner - MRTPI

**Spatial and Strategic Planning Manager – Sustainable Growth  
Quality & Environment**

Tel. 07929 395354



Web: [www.anglianwater.co.uk](http://www.anglianwater.co.uk)

**Anglian Water Services Limited**

Lancaster House, Lancaster Way, Ermine Business Park, Huntingdon, Cambridgeshire. PE29 6XU

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Our ref: NH/24/07097 Brettenham Nh Plan  
Your ref: Brettenham Neighbourhood Plan  
Pre-Reg 16 Consultation

Dr Shamsul Hoque  
Assistant Spatial Planner  
National Highways  
Spatial Planning  
Operations (East)  
Woodlands  
Manton Lane  
Bedford MK41 7LW

'Brettenham NP Consultation'  
c/o Planning Policy Team  
Babergh District Councils  
Endeavour House  
8 Russell Road  
Ipswich, Suffolk, IP1 2BX.

28 August 2024

Via email to: [communityplanning@baberghmidsuffolk.gov.uk](mailto:communityplanning@baberghmidsuffolk.gov.uk)

Dear Sir/Madam,

**CONSULTATION UNDER REGULATION 16 OF NEIGHBOURHOOD PLANNING (GENERAL)  
REGULATIONS 2012 (AS AMENDED)  
SUBMISSION DRAFT BRETTEHAM NEIGHBOURHOOD PLAN 2024 - 2037**

Thank you for your correspondence, received on 12 July 2024, for inviting National Highways' comments on the above.

National Highways is responsible for the operation, maintenance, and improvement of the Strategic Road Network (SRN) in England on behalf of the Secretary of the State. In the area within and surrounding the Brettenham Neighbourhood Plan, we have responsibility for the trunk road A14.

The area and location that are covered by this current consultation, Submission Draft Brettenham Neighbourhood Plan 2024-2037, is remote from the SRN. Consequently, for the proposed vision, objective, and proposed policies within this Neighbourhood Plan Submission draft (Regulation 16), it is unlikely to have any predicted adverse impact on the operation of the Strategic Road Network (SRN).

In addition, National Highways have no comment to the current consultation query on whether this draft plan as submitted meets the Basic Condition tests set out in Paragraph 8(1)(a) of Schedule 4B to the Town & Country Planning Act 1990.

Therefore, National Highways offers No Comment.



Please contact us at [PlanningEE@nationalhighways.co.uk](mailto:PlanningEE@nationalhighways.co.uk) if you require any clarification.

Yours Faithfully,

S. H.  
Dr Shamsul Hoque  
Assistant Spatial Planner

## (9) Defence Infrastructure Organisation (obo the MOD)



Defence  
Infrastructure  
Organisation

Christopher Waldron

Ministry of Defence

Safeguarding Department

DIO Head Office

St George's House

DMS Whittington

Lichfield

Staffordshire WS14 9PY

Your reference: Brettenham  
Neighbourhood Plan 2024 - 2037 Reg  
16  
Our reference: 10061411

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Statutory@mod.gov.uk](mailto:DIO-Safeguarding-Statutory@mod.gov.uk)

[christopher.waldron861@mod.gov.uk](mailto:christopher.waldron861@mod.gov.uk)

Paul Bryant  
Neighbourhood Planning Officer  
Babergh and Mid Suffolk District Councils  
Endeavour House  
8 Russell Road  
Ipswich  
IP1 2BX

29<sup>th</sup> August 2024

Dear Paul

It is understood that Babergh and Mid Suffolk District Councils are undertaking a consultation regarding their Brettenham Neighbourhood Plan 2024 – 2037 Regulation 16 consultation. This document will guide the future development of the parish.

The Defence Infrastructure Organisation (DIO) Safeguarding Team represents the Ministry of Defence (MOD) as a statutory consultee in the UK planning system to ensure designated zones around key operational defence sites such as aerodromes, explosives storage sites, air weapon ranges, and technical sites are not adversely affected by development outside the MOD estate. For clarity, this response relates to MOD Safeguarding concerns only and should be read in conjunction with any other submissions that might be provided by other MOD sites or departments.

Paragraph 101 of the National Planning Policy Framework (December 2023) requires that planning policies and decisions take into account defence requirements by '*ensuring that operational sites are not affected adversely by the impact of other development proposed in the area.*' Statutory consultation of the MOD occurs as a result of the provisions of the Town and Country Planning (Safeguarded aerodromes, technical sites and military explosives storage areas) Direction 2002 (DfT/ODPM Circular 01/2003) and the location data and criteria set out on safeguarding maps issued to Local Planning Authorities by the Department for Levelling Up.

**Copies of these relevant plans, in both GIS shapefile and .pdf format, can be provided on request through the email address above.**

The review or drafting of planning policy provides an opportunity to better inform developers of the statutory requirement that MOD is consulted on development that triggers the criteria set out on Safeguarding Plans and the constraints that might be applied to development as a result of the requirement to ensure defence capability and operations are not adversely affected.

The area covered by the Brettenham Neighbourhood Plan 2024 – 2037 will both contain and be washed over by safeguarding zones that are designated to preserve the operation and capability of defence assets and sites. Wattisham Station is located to the East of the Brettenham Neighbourhood Plan authority area and benefits from safeguarding zones drawn to preserve the airspace above and surrounding the aerodrome to ensure that development does not form a physical obstruction to the safe operation of aircraft using that aerodrome. New development may have detrimental impacts depending on site location relative to safeguarded sites and assets. Additionally, Wattisham Station is washed over by a statutory birdstrike safeguarding zone, designed for birdstrike risk to be identified and mitigated.

To provide an illustration of the various issues that might be fundamental to MOD assessment carried out in response to statutory consultation, a brief summary of each of the safeguarding zone types is provided below. Depending on the statutory safeguarding zone within which a site allocation or proposed development falls, different considerations will apply.

- The airspace above and surrounding aerodromes is safeguarded to ensure that development does not form a physical obstruction to the safe operation of aircraft using that aerodrome. Zones are drawn that trigger consultation on development of various heights to ensure that their effect on the protected airspace above and surrounding an aerodrome is assessed and, if necessary, mitigated. These zones also indicate areas where development might reduce the capability or otherwise compromise the operation of technical assets such as communications, navigation, or surveillance systems including radar. In addition to permanent physical development within these zones, the use of cranes, piling rigs or other tall plant or equipment to implement development may also be of concern.
- Birdstrike safeguarding zones with a radius of 12.87km are designated around certain military aerodromes. Aircraft within these zones are most likely to be approaching or departing aerodromes and therefore being at critical stages of flight. Within the statutory consultation areas associated with aerodromes are zones that are designed to allow birdstrike risk to be identified and mitigated. The creation of environments attractive to those large and flocking bird species that pose a hazard to aviation safety can have a significant effect. This can include landscaping schemes associated with large developments including the provision of green/brown roofs, or roof gardens, as well as the creation of new waterbodies such as ponds, wetlands and/or attenuation basins. This would also include both on and off-site provision of Biodiversity Net Gain (BNG). Sustainable Drainage Systems (SUDS) additionally provide an opportunity for habitats within and around a development. The incorporation of open water, both permanent and temporary, provide a range of habitats for wildlife, including potentially increasing the creation of attractant environments for large and flocking bird species hazardous to aviation and therefore may be subject to design requirements or for management plans to be applied.

The MOD request that; when drafting policy and guidance which addresses biodiversity, ecology, and Biodiversity Net Gain; Babergh & Mid Suffolk District Councils bear in mind that some forms of environmental improvement or enhancement may not be compatible with aviation safety. The proximity of a site that is to be enhanced to a statutorily safeguarded site and asset should be considered.

Enhancements that require or result in the introduction of tall structures (whether temporarily or permanently), or where plants or trees are planted may degrade aviation safety, either by introducing physical obstacles to aircraft, or by degrading or compromising the operation and capability of safeguarded technical assets. Where enhancements include ground works that might result in open water (whether temporarily or permanently), the introduction or plant/tree species that bear berries or fruit, or the introduction of tree species that provide dense canopy, and the enhanced site is within 12.87km of an MOD aerodrome, it is possible that bird strike risk can be introduced or exacerbated to the detriment of aviation safety.

In summary, where off-site provision is to provide BNG, the locations of both the host development and any other site should both/all be assessed against statutory safeguarding zones and the MOD should be consulted where any element falls within the marked statutory safeguarding zone.

I trust this clearly explains our position on this update. Please do not hesitate to contact me should you wish to consider these points further.

Yours sincerely

*C Waldron*

Chris Waldron  
DIO Assistant Safeguarding Manager

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## (10) ENVIRONMENT AGENCY



Paul Bryant  
Suffolk County Council  
babergh District Council  
Endeavour House Russell Road  
Ipswich  
Suffolk  
IP1 2BX

**Our ref:** AE/2024/129656/01-L01  
**Your ref:** REGULATION 16  
**Date:** 30 August 2024

Dear Paul

### **CONSULTATION UNDER REG' 16 OF THE NEIGHBOURHOOD PLANNING (GENERAL) REGULATIONS 2012 - THE BRETtenham NEIGHBOURHOOD PLAN 2024 - 2037**

**THE STREET, BRETtenham, IPSWICH, IP7 7QP.**

Thank you for consulting us on the pre-submission plan for the Brettenham Neighbourhood Plan.

For the purposes of neighbourhood planning, we have assessed those authorities who have "up to date" local plans (plans adopted within the previous 5 years) as being of lower risk, and those authorities who have older plans (adopted more than 5 years ago) as being at greater risk. We aim to reduce flood risk and protect and enhance the water environment, and with consideration to the key environmental constraints within our remit, we have then tailored our approach to reviewing each neighbourhood plan accordingly.

A key principle of the planning system is to promote sustainable development. Sustainable development meets our needs for housing, employment and recreation while protecting the environment. It ensures that the right development, is built in the right place at the right time. To assist in the preparation of any document towards achieving sustainable development we have identified the key environmental issues within our remit that are relevant to this area and provide guidance on any actions you need to undertake. We also provide hyperlinks to where you can obtain further information and advice to help support your neighbourhood plan.

#### **Environmental Constraints**

We have identified that the Neighbourhood Plan Area will be affected by the following environmental constraints:

#### **Flood Risk**

Based on a review of environmental constraints for which we are a statutory consultee, we find that there are areas of fluvial flood risk and watercourses within the neighbourhood plan area along the River Brett.

On the basis that future development is steered away from the sensitive aspects of the environment highlighted, we do not consider there to be potential significant environmental effects relating to these environmental constraints. Nevertheless, we recommend the inclusion of relevant policies to cover the management of flood risk. Allocation of any sites and any windfall development delivered through the Plan period should follow the sequential approach. [National Planning Policy Framework](#) (NPPF) paragraph 167 sets this out.

## **Water Resources**

Being in one of the driest areas of the country, our environment has come under significant pressure from potable water demand. New developments should make a significant contribution towards reducing water demand and mitigate against the risk of deterioration to our rivers, groundwater and habitats from groundwater abstraction. We recommend you check the capacity of available water supplies with the water company, in line with the emerging 2024 Water Resources Management Plan which is due to be published in 2023. The Local Planning Authorities Water Cycle Study and Local Plan may indicate constraints in water supply and provide recommendations for phasing of development to tie in with new alternative strategic supplies.

New development should as a minimum meet the highest levels of water efficiency standards, as per the policies in the adopted Local Plan. In most cases development will be expected to achieve 110 litres per person per day as set out in the Building Regulations &c. (Amendment) Regulations 2015. However, a higher standard of water efficiency (e.g. 85 l/p/d) should be considered, looking at all options including rainwater harvesting and greywater systems. Using the water efficiency calculator in Part G of the Building Regulations enables you to calculate the devices and fittings required to ensure a home is built to the right specifications to meet the 110 l/p/d requirement. We recommend all new non-residential development of 1000sqm gross floor area or more should meet the BREEAM 'excellent' standards for water consumption.

Developments that require their own abstraction where it will exceed 20 cubic metres per day from a surface water source (river, stream) or from underground strata (via borehole or well) will require an abstraction licence under the terms of the Water Resources Act 1991. There is no guarantee that a licence will be granted as this is dependent on available water resources and existing protected rights. The relevant abstraction licencing strategy for your area provides information on water availability and licencing policy at Abstraction licensing strategies (CAMS process) - GOV.UK ([www.gov.uk](http://www.gov.uk)).

## **Contaminated Land**

For land that may have been affected by contamination as a result of its previous use or that of the surrounding land, sufficient information should be provided with

any planning application to satisfy the requirements of the NPPF for dealing with land contamination. This should take the form of a Preliminary Risk Assessment (including a desk study, conceptual model and initial assessment of risk), and provide assurance that the risk to the water environment is fully understood and can be addressed through appropriate measures. This is because Hadleigh Neighbourhood Plan Area is a source protection zone 2 and 3 as well as on a principal Aquifer. For any planning application the prior use should be checked to ensure there is no risk of contamination.

### **Informatives**

We encourage you to seek ways in which your neighbourhood plan can improve the local environment. For your information, together with Natural England, Historic England and Forestry Commission, we have published joint guidance on neighbourhood planning, which sets out sources of environmental information and ideas on incorporating the environment into plans. This is available at: [How to consider the environment in Neighbourhood plans - Locality Neighbourhood Planning](#)

### **Source Protection Zones**

Your plan includes areas which are located on Source Protection Zones 2 and 3. These should be considered within your plan if growth or development is proposed here. The relevance of the designation and the potential implication upon development proposals should be considered with reference to our Groundwater Protection guidance: <https://www.gov.uk/government/collections/groundwater-protection>

### **Biodiversity Net Gain**

We encourage you to seek ways in which your neighbourhood plan can improve the local environment. Identifying sites for the delivery of [Biodiversity Net Gain](#) could lead to habitat improvements in your area. Biodiversity Net Gain is a system that delivers habitat improvements on any local sites including [Local Wildlife Sites](#) to ensure that there is no loss of habitats from new development. Identifying areas that could benefit from management for conservation within your area could enable habitat to be created closer to development sites in your plan area, providing local ecological enhancement.

We trust this advice is useful.

Yours sincerely

**Mr Andrew Thornton Planning Advisor**

Team e-mail: [Planning.EastAnglia@environment-agency.gov.uk](mailto:Planning.EastAnglia@environment-agency.gov.uk)



## (11) Brettenham Parish Council

Brettenham Parish Council's response to comments received at Regulation 16 Consultation stage - September 2024

Body	Parish Council response
1) Suffolk County Council	<p>Suffolk County Council commented at Regulation 14 consultation stage. SCC welcome the changes made following the Reg14 consultation and have no further comments on this plan.</p> <p><b>Parish Council response:</b> Nothing further to add</p>
2) Babergh District Council	<p>Babergh District Council commented at the Regulation 14 consultation stage.</p> <p><u>Paragraph 7.11</u> - The District Council suggests naming the County Wildlife Sites.</p> <p><b>Parish Council response:</b> The Parish Council would be happy to amend Para 7.11 to include the names of the County Wildlife Sites now that Suffolk Wildlife Trust have named them in their response. This information is not available on Suffolk's Biological Data Centre without incurring a charge.</p> <p><u>Paragraph 7.16</u> - The District Council suggests referring to the NPPF rather than the specific paragraph number.</p> <p><b>Parish Council response:</b> The Parish Council would be happy to amend the Referendum version to incorporate this comment.</p> <p><u>Figure 3</u> - The District Council suggests amending the figure to replace the word "Evade" with "Avoid"</p> <p><b>Parish Council response:</b> The Parish Council would be happy to amend the Referendum version to incorporate this comment.</p> <p><u>Policy BRET 6</u> - No specific change to the Plan is proposed by the District Council</p> <p><b>Parish Council response:</b> No further comment</p> <p><u>Page 28</u> - The District Council suggest amending the sub-heading to 'Local Green Spaces'</p> <p><b>Parish Council response:</b> The Parish Council would be happy to amend the Referendum version to incorporate this comment.</p>
3) Historic England	<p>Historic England commented at the Regulation 14 consultation stage. They provide no further comments</p> <p><b>Parish Council response:</b> Nothing further to add</p>

4) Natural England	<p>Natural England commented at the Regulation 14 consultation stage. They provide no further comments</p> <p><b>Parish Council response:</b> Nothing further to add</p>
5) Suffolk Wildlife Trust	<p>Suffolk Wildlife Trust commented at the Regulation 14 consultation stage.</p> <p><u>Paragraph 7.11</u> - The Wildlife Trust request the naming of the County Wildlife Sites in the Plan.</p> <p><b>Parish Council response:</b> The Parish Council would be happy to amend Para 7.11 to include the names of the County Wildlife Sites now that Suffolk Wildlife Trust have named them in their response. This information is not available on Suffolk's Biological Data Centre without incurring a charge.</p> <p><u>Priority Habitats</u> - The Wildlife Trust suggests further consideration should also be given to Priority Habitats and makes reference to the NPPF and to 'promote the conservation, restoration and enhancement of priority habitats, ecological networks and the protection and recovery of priority species; and identify and pursue opportunities for securing measurable net gains for biodiversity.'</p> <p><b>Parish Council response:</b> The priority habitats are identified on the map in Appendix A. No further change is considered necessary in order to meet the Basic Conditions.</p> <p><u>Figure 3</u> - The Wildlife Trust state that the hierarchy omits the requirement to enhance.</p> <p><b>Parish Council response:</b> The hierarchy reflects that used by the Government, which does not refer to "enhance". No further change is considered necessary in order to meet the Basic Conditions.</p>
6) National Landscape Team – Dedham Vale	<p>The National Landscape Team were consulted but did not comment at Regulation 14 stage. They make no comment to the Plan as the Parish is outside the National Landscape designation.</p> <p><b>Parish Council response:</b> Nothing further to add</p>
7) Anglian Water	<p>Anglian Water commented at the Regulation 14 consultation stage. The organisation has no further comments at this stage.</p> <p><b>Parish Council response:</b> Nothing further to add</p>
8) National Highways	<p>National Highways commented at the Regulation 14 consultation stage. The organisation has no further comments at this stage.</p> <p><b>Parish Council response:</b> Nothing further to add</p>
9) Defence Infrastructure Organisation	<p>The Defence Infrastructure Organisation were consulted but did not comment at the Regulation 14 consultation stage.</p> <p>In summary, the area covered by the Brettenham Neighbourhood Plan 2024 – 2037 will both contain and be washed over by safeguarding zones that are designated to preserve the operation and capability of defence assets and sites.</p>

	<p>The MOD request that; when drafting policy and guidance which addresses biodiversity, ecology, and Biodiversity Net Gain; Babergh &amp; Mid Suffolk District Councils bear in mind that some forms of environmental improvement or enhancement may not be compatible with aviation safety. The proximity of a site that is to be enhanced to a statutorily safeguarded site and asset should be considered.</p> <p><b>Parish Council response:</b> The Parish Council note the comments but do not consider that amendments to the Plan are necessary.</p>
<p>10) Environment Agency</p>	<p>National Highways commented at the Regulation 14 consultation stage. The organisation has repeated the comments submitted previously</p> <p><b>Parish Council response:</b> Nothing further to add</p>

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