

Philip Isbell – Chief Planning Officer
Sustainable Communities

Mid Suffolk District Council

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Mr Paul Foster
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Please ask for: Jo Hobbs
Your reference:
Our reference: DC/20/01917
E-mail: planninggreen@baberghmidsuffolk.gov.uk
Date: 21st May 2020

Dear Sir/Madam

NON MATERIAL AMENDMENT
TOWN AND COUNTRY PLANNING ACT 1990

Proposal: Non Material Amendment to DC/18/00233 - To vary wording of condition 15 relating to pedestrian and cycle way (Resubmission of DC/20/00826)

Location: Land East Of The Street And Loraine Way, Bramford, Ipswich, Suffolk

I write to confirm that the following amendments to the above proposal have been determined to be approved as listed below.

Amendment Details Approved:

Condition 15 of planning permission DC/18/00233 is hereby amended to:

"Prior to the occupation of the first dwelling a strategy for the implementation of a pedestrian and cycle link connecting this application site (shown in red on plan J0010676_507_REV2) with the land being developed under outline consent application reference 2986/15 and reserved matters 0156/17, as indicated on Illustrative Masterplan J0010676_005_REV10, including details of surface material, has been submitted to and approved in writing by the Local Planning Authority. The pedestrian and cycle links shall be implemented in accordance with the approved strategy.

Reason - To ensure good pedestrian and cycle connectivity for the proposed development into the wider village of Bramford."

The variation to the wording of condition 15 is considered to be non-material for the following reason:

In the committee report assessment for the outline application, it was clear that the proposed cycle link and footpath to Willowbrook is not required to ensure the site is accessible by both foot and by cycle because there would be an alternative, namely the emergency access to the south west of the site. This pedestrian and cycle access to the south west of the site would still be secured and required to be in place prior to first occupation of any dwelling on the site. This footpath connects to the existing footpath network, that connects Loraine Way into The Street in Bramford.

To retain control of the timing of the provision of the footpath and cycleway the proposed wording of condition 15 includes a strategy for the provision of this footpath to be agreed with the council. This gives the council certainty it can still ensure the footpath is delivered at the earliest possible point in the development.

The proposed amendment to condition 15 is therefore considered to be non-material in nature and acceptable.

If you consider that a particular amendment you have sought is not covered by the description of the amendment(s) above, you should not assume that it has been agreed. Written confirmation of approval of all amendments must be obtained before any such works take place on site.

This decision only relates to the non material amendment(s) listed above. It is not a reissue of the original decision which still stands. This document should therefore be read in conjunction with the original applications decision notice referenced above.

It is emphasised that this decision is in relation to Planning Legislation only and that separate written approval of any approved amendments must be obtained under the Building Regulations Legislation or any other relevant Legislation.

Yours faithfully

Philip Isbell

Chief Planning Officer - Sustainable Communities