

Comments for Planning Application 22/01878/P

Application Summary

Application Number: 22/01878/P

Address: Land At Broom Hill/Brislington Meadows Broomhill Road Bristol BS4 4UD

Proposal: Application for Outline Planning Permission with some matters reserved - Development of up to 260 new residential dwellings (Class C3 use) together with pedestrian, cycle and vehicular access, cycle and car parking, public open space and associated infrastructure. Approval sought for access with all other matters reserved. (Major)

Case Officer: Richard Sewell

Customer Details

Name: Councillor Cllr Hornchen

Address: City Hall PO Box 3399 Bristol BS1 9NE

Comment Details

Commenter Type: Councillor

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Brislington Meadow Objection Cllr K Hornchen

I am writing to you to object the development on Brislington Meadows or Land At Broom Hill Broomhill Road Bristol BS4 4UD

This development has objections from the local councillors, the local Member of Parliament, the Mayor, Bristol City Council as a whole, and over 500 residents. This goes to show the strength of feeling that the downsides of this development significantly outweigh the upsides, so it should not go ahead.

Biodiversity and environmental destruction.

Brislington meadows is an ancient meadow with significant amount of 250 year old hedgerows. Hedgerows play an important if understated role in promoting the bio-diversity in an environment. These old hedgerows are well established and play an important part in conserving woodland birds and small mammals. Indeed, many of the priority species on the governments own Bio-diversity Action Plan use hedgerows as a safe breeding space, as well as a place to collect food and as a corridor to move from one forested area to another.

In urban areas hedgerows contribute to the services of climate regulation and sustainable urban drainage. This is particularly important on this site as run off water is known to flood the housing below the fields.

Hedgerows are important part of the homes for various wildlife, the plans put forward by homes England keep some of the ancient hedgerows, it plans to replace other hedgerows. It is well known that one cannot destroy ancient hedge row by simply planting new; it will take a generation to even begin to re-establish, which is not compatible with the city's climate goals. We also do not know what damage the construction process will do to the remaining hedgerows, I am not

convinced that heavy machinery, noise, and large parts of earth moving will not disturb the Fauna and Flora of the remaining hedges.

Political and Social

There is overwhelming support for keeping the meadows as a green space from the local community. Indeed, when the change of designation was first proposed in 2011 from a Site of Nature Conservation interest to a site for possible housing, there was an overwhelming resistance to the building on the meadows. The council, however at the time, deemed the downsides of building homes on an ecological site were outweighed by the upsides. The consensus on this has now firmly changed.

In the meantime, our understanding of the huge threats to our climate and the destruction of our fellow creatures in the catastrophic collapse of the biodiversity of the planet. (in which the UK is in the bottom 10%.) As a city we, in November 2018 we declared a climate emergency, followed in February 2020 by declaring an ecological emergency. In September 2021 the full council passed a motion not to build on green spaces, Brislington meadows was mentioned in this motion.

As a city, have a right to change our mind on where houses are built. This process is underway - it's likely that Brislington Meadows will not be included in the next Local Plan. Bristol City Council has been developing the new Local Plan for a number of years and it is set to be implemented in 2024. Councillors should note that an emerging local plan can have an effect on whether decisions are overturned or not; it carries more weight the further it's developed.

In the current campaign to save the meadows the planning process has already managed to collect over 500 objections to only 3 for the homes.

Further reasons to object to the development.

The meadows create a good green buffer zone and corridor between the industrial estate and the homes on the other side. It is important to keep light industrial estates as places of employment near living places. However not keeping them too close, to avoid matters such as noise complaints. We have already had complaints about noise pollution from activities on Bonnington Road - these problems would be much worse for housing on Brislington Meadows.

The housing development of 260 houses will increase Brislington population by 600 + people. That alone is 5% of the total population in Brislington. There are many other developments in the area already underway. There is already a severe lack of local community facilities in the local area, particularly in area around Broomhill and Brislington Hill. Just recently a community space (the old Methodist Hall Church Hill Road) is to be converted to an HMO. As Brislington has a dearth of community facilities, Brislington Meadows, as a community space, should remain for the community.

Transport

The plans for the site, propose to be green however they completely fall short in regards to transport, which is one of the main contributors to Co2 output in cities.

The average parking space proposed in this development is 1.5 per household. That would add 360 cars to the already congested local streets, especially Broomhill Road, which already has traffic Queues on peak times.

However, I believe this to be an underestimation of the number of cars, due to the site being quite

far away from the centre and other amenities. Broomhill road is narrow and over parked, as are the surrounding streets - a problem that will be compounded by increased development. The planners alluded to the existing 1 bus close by, which at the best of times is not reliable. The lack of reliability will further increase dependency on cars.

The proposed outline of the design of the housing uses only one access road on a very old-fashioned design of a central two-lane road with each house having a parking space outside. So not only is it a place with poor access to Poor public transport, it also by design is car-centric design, which will have negative consequences for Bristol's decarbonisation efforts.

Simply saying that the Commercial bus company would increase services because of more passenger is disingenuous. Planning guidelines state that we shouldn't rely on the future actions of third parties to solve a problem that will arise because of development, which is the case in this application.

Homes England proposes an active travel through the meadows which is a welcome.

Unfortunately, this active travel corridor does not connect to anything, so has a very limited purpose.

Given the very real threat to our planets Bio-diversity, and the practical considerations of traffic and flooding, I strongly believe this site should not be built on, and should be looked after as a green space for our wildlife as well as amenity for future generations to enjoy.