

Babergh Mid Suffolk District Councils PLACE DIRECTORATE

National Planning Casework Unit
23 Stephenson Street
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CONSERVATION AREA DESIGNATION NOTIFICATION

for the attention of
Rt. Hon Angela Rayner MP
Secretary of State HCLG

Please ask for : Vincent Pearce

Direct line : 01449 724523

Your reference :

E-mail :
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05.08.2026

Dear Secretary of State and Casework Unit colleagues,

Notification under Section 70 (5) of the Planning (Listed Buildings and Conservation Areas) Act 1990

‘Designation’ of a new conservation area in the District of Babergh – to be known as the ‘East Bergholt, Constable Heartland and Flatford Conservation Area’

I have the pleasure of formally notifying you of the Designation of a new Conservation Area in the District of Babergh as required by Section 70(5) of the Planning (Listed Buildings and Conservation Areas) Act 1990. [“PLBCAA”]

The Conservation Area is to be known as the **‘East Bergholt, Constable Heartland and Flatford Conservation Area’**. It was duly designated, on Tuesday 21st July 2026.

Whilst there is no prescribed format for a notification of this nature, we rely on S70(7) as our guide, where it states such notification “*shall contain sufficient particulars to identify the area affected.*” To that end....

The boundary of the East Bergholt, Constable Heartland and Flatford Conservation Area is shown at figure 1, its location in the wider geographic context at figure 2 and the co-ordinates at its centre at figure 3. *(as follows)*



Babergh and Mid Suffolk District Councils

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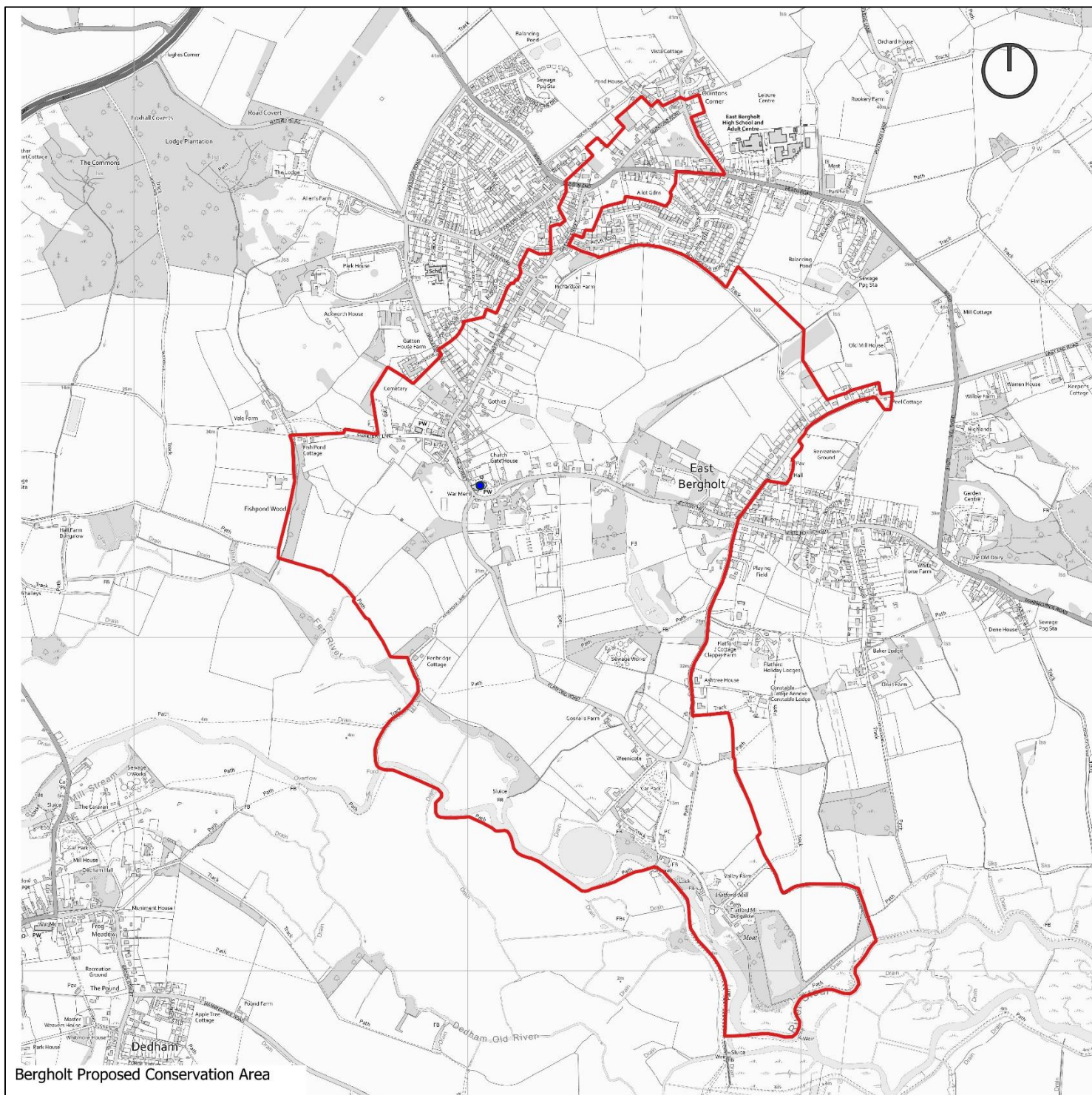


figure 1: The boundary of the newly 'Designated'
East Bergholt, Constable Heartland and Flatford Conservation Area

Grid reference to location shown as blue circle on map at figure 1 (St Mary the Virgin Church – centre of nave)

Grid: TM 07034 34459

Eastings: 607034

Northings: 234459

Latitude: 51.970024

Longitude: 1.0125943

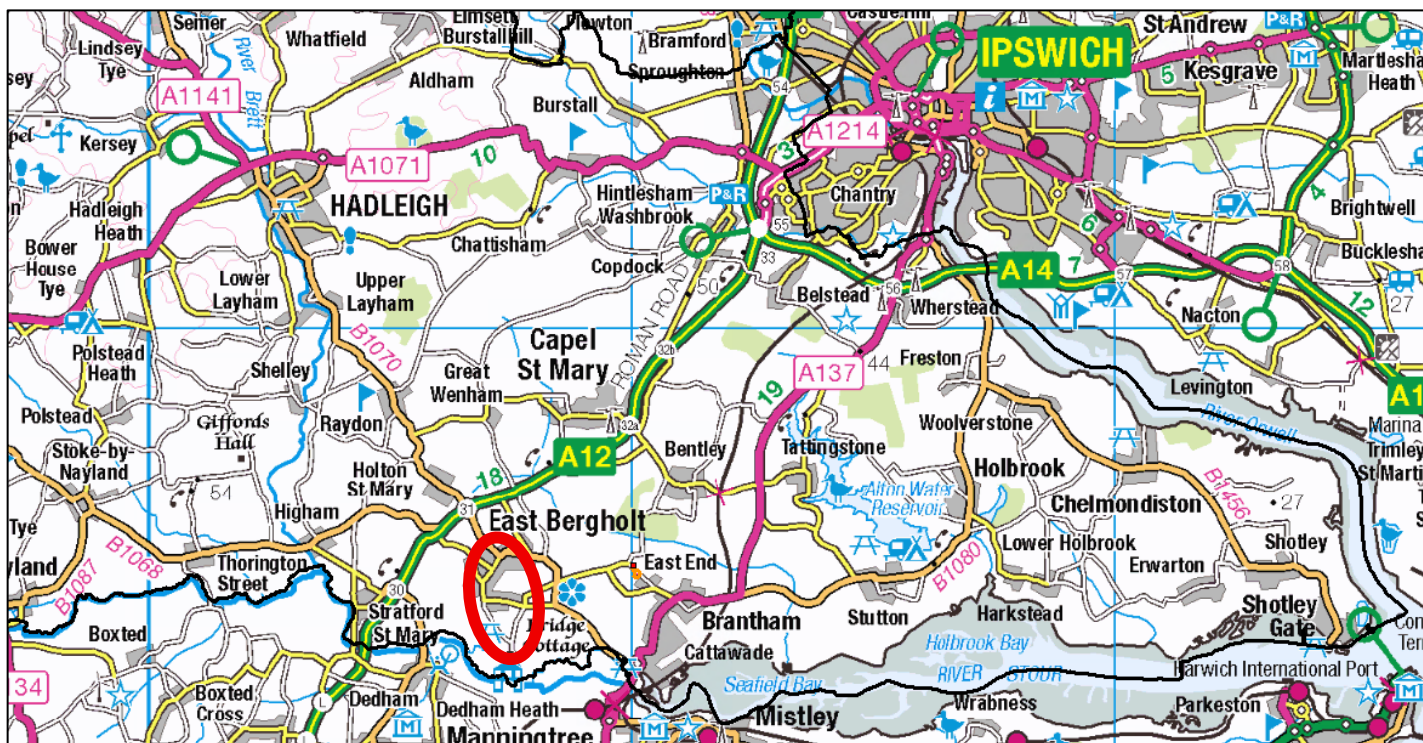


figure 2: **The general location of the East Bergholt, Constable Heartland and Flatford Conservation Area in its wider geographic context**

Also included with this Notification - as attachments accompanying the associated email. are the following documents:

- The record of decision to 'Designate' the said East Bergholt, Constable Heartland and Flatford Conservation Area (S69(1)(b) & S69(2) PLBCAA)
- The officers report and appendices setting out the case for 'Designating' the said East Bergholt, Constable Heartland and Flatford Conservation Area (Section 69(1)(a) PLBCAA)

Babergh District Council, as local planning authority, has determined which parts of its area are of special architectural or historic interest the character or appearance of which it is desirable to preserve or enhance, and finds that the Area known as the East Bergholt, Constable Heartland and Flatford one such Area.

The Council has arranged:

- placing a Notice in the London Gazette S70(8) 04.08.2026
- placing a Notice in a local newspaper S70(8) 04.08.2026; and.
- the 'Designation' of the East Bergholt, Constable Heartland and Flatford Conservation Area has been recorded as a local land charge S69(4)

I trust that this letter, associated email and attached documents provide you with sufficient information to satisfy the procedural requirement for Notification under S70(5) of the PLBAA.

I politely request written confirmation of this point if it is the case or your kind direction as to what else is required.

Should you have any queries or require any further information please do not hesitate to contact me.

Kind regards

Vincent Pearce

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ATTACHMENTS

- Minute of Full Council 21 July 2026
- Officer's report setting out the case for Designating the said East Bergholt, Constable Heartland and Flatford Conservation Area
- East Bergholt, Constable Heartland and Flatford Conservation Area Appraisal