Melton Borough Council - Regulation 16 Response Form

Under Regulation 15 of the Neighbourhood Planning (General) Regulations 2012, **Somerby Parish Council** has submitted its draft Neighbourhood Plan to Melton Borough Council. In accordance with Regulation 16, Melton Borough Council would like to invite comments from organisations and individuals on the submitted Neighbourhood Plan. All background documents are available to view on the https://www.meltonplan.co.uk/somerby webpage.

Please use this form to submit your comments for the Neighbourhood Plan and return the form to: planningpolicy@melton.gov.uk. For each representation, please use a separate form and mark clearly which document and part your representations relates to.

PART A: About you & Examination

1. What is your name?

Alison Wheatcroft

2. What is your email?

[redacted]

3. Please enter your address

[redacted]

4. Are you a resident of the area that this Neighbourhood Plan relates?

Yes ☒ No ☐

5. If you answered 'No' above, please select from the appropriate option below

Agent ☐ Developer☐ Landowner☐

Stakeholder☐ Consultee☐ Other☐

If you have selected any of the above, please give additional information here, including who

you represent.

Do you wish to be notified of the local planning authority's decision under Regulation 19 in relation to the Neighbourhood Development Plan? Yes ☒

NOTICE: Melton Borough Council will process the information you provide in a manner that is compatible with the General Protection Regulations (GDPR), 2018. Please be aware that all representations received by the authority will be made publicly available (in due course). These will be identifiable by name and organisation (if applicable).

PART B: Representation Form (1)

1. Please indicate which part of the submitted Neighbourhood Plan or supporting documents this representation relates (e.g. submission plan, policy map)
Submission Plan
Page number (if applicable)
23
Paragraph/policy (if applicable)
Chapter 4.0 (Spatial Strategy and Settlement Roles)

2. Do you believe that this policy/section of the Neighbourhood Plan: Yes No Unsure
Meets European Obligations ☒ ☐ ☐
Has regard to national Planning policies ☒ ☐ ☐
Is in general conformity with the Strategic policies of the Local Plan/is compatible with adjoining Neighbourhood Plans ☒ ☐ ☐
Contributes to the achievement of sustainable development ☒ ☐ ☐

Do you? Support this policy/part of the plan
Support this policy/part of the plan subject to modifications
Neither support or object to this policy/part of the plan ☒ ☐ ☐ ☐

Please provide your comments here:
The strategy recognises that housing allocations in the Melton Local Plan are more than sufficient to meet the housing requirements of Somerby Parish for the plan period. It also recognises that the requirement might increase and makes contingencies for that by a reserve site in Pickwell and allowing for unallocated developments where of appropriate scale, location and type.
Please provide your suggestions below:
No change to Chapter 4.0.

Object to this policy/part of the plan

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PART B: Representation Form (2)

1. Please indicate which part of the submitted Neighbourhood Plan or supporting documents this representation relates (e.g. submission plan, policy map)

Submission Plan

Page number (if applicable)

28 and 29

Paragraph/policy (if applicable)

Chapter 5.3 (Limits to Development Principles) Policy HR2 (Limits to Development)

2. Do you believe that this policy/section of the Neighbourhood Plan: Yes No Unsure

Meets European Obligations ☒ ☐ ☐

Has regard to national Planning policies ☒ ☐ ☐

Is in general conformity with the Strategic policies of the Local Plan/is compatible with adjoining Neighbourhood Plans ☒ ☐ ☐

Contributes to the achievement of sustainable development ☒ ☐ ☐

Do you? Support this policy/part of the plan

Support this policy/part of the plan subject to modifications

Neither support or Object to this policy/part of the plan

object to this policy/part of the plan ☒ ☐ ☐ ☐ Please provide your comments here:

The principle of Limits to Development is sound, allowing development in the future but seeking to direct it where it will minimise harm to the built and natural environment, settlement character and amenity of existing residents. The exact placement of the Limits to Development is also balanced and sensible; taking the former 'village envelopes' but enlarging them to recognise building which has taken place since, and including areas in Somerby village which are to some extent pre- developed or 'brownfield' and could potentially accommodate small-scale development. Subject to appropriate housing mix and design this is the kind of development which residents would be likely to support, so the Neighbourhood Plan is both realistic and representative of local preferences.

Please provide your suggestions below:

No change to Policy HR2 or the accompanying Limits to Development maps.

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PART B: Representation Form (3)

1. Please indicate which part of the submitted Neighbourhood Plan or supporting documents this representation relates (e.g. submission plan, policy map)

Appendix 2m (Consultation Statement, Regulation 14 comments and responses)

Page number (if applicable)
2, 5, 78 and 80.
Paragraph/policy (if applicable)
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2. Do you believe that this policy/section of the Neighbourhood Plan: Yes No Unsure
Meets European Obligations ☒ ☐ ☐
Has regard to national Planning policies ☒ ☐ ☐
Is in general conformity with the Strategic policies of the Local Plan/is compatible with adjoining Neighbourhood Plans ☒ ☐ ☐
Contributes to the achievement of sustainable development ☒ ☐ ☐

Do you? Support this policy/part of the plan
Support this policy/part of the plan subject to modifications
Neither support or object to this policy/part of the plan
Object to this policy/part of the plan
☒ ☐ ☐ ☐
Please provide your comments here:
I am referring to the requests by Burrough Court Estate and Ernest Cook Trust for the Neighbourhood Plan to allocate additional sites for housing development on their land. Given that the Local Plan exceeds the housing requirements of the Parish and the rationale of Neighbourhood Plan chapters 4.0 and 5.0 there is no need for any such further allocations. Any proposals at those locations would be 'windfall' and determined according to policies HR2 and HR4 which exist to address such proposals.
Please provide your suggestions below:
The Neighbourhood Plan is correct to decline the additional site allocations requested by Burrough Court Estate and Ernest Cook Trust.
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