

**To: Leader and Members of the Executive Board  
(Councillors Humphreys, Chambers, Davey, Farrell, Gosling, Hayfield, Phillips, Simpson, Smith and D Wright)**

**For the information of other Members of the Council**

**For general enquiries please contact David Harris, Democratic Services Manager, on 01827 719222 or via e-mail - [davidharris@northwarks.gov.uk](mailto:davidharris@northwarks.gov.uk).**

**For enquiries about specific reports please contact the officer named in the reports.**

**The agenda and reports are available in large print and electronic accessible formats if requested.**

## **EXECUTIVE BOARD AGENDA**

**18 OCTOBER 2017**

The Executive Board will meet in the Committee Room at the Council House, South Street, Atherstone, Warwickshire on Wednesday 18 October 2017 at 6.30pm

### **AGENDA**

- 1 Evacuation Procedure**
- 2 Apologies for Absence / Members away on official Council business.**
- 3 Disclosable Pecuniary and Non-Pecuniary Interests**

#### 4 **Public Participation**

Up to twenty minutes will be set aside for members of the public to put questions to elected Members. Questions should be submitted by 9.30am 2 working days prior to the meeting. Participants are restricted to five minutes each. If you wish to put a question to the meeting please contact David Harris on 01827 719222 or email [democraticservices@northwarks.gov.uk](mailto:democraticservices@northwarks.gov.uk) .

### **ITEMS FOR DISCUSSION AND DECISION (WHITE PAPERS)**

#### 5 **Housing Numbers – Government consultation** - Report of the Assistant Chief Executive and Solicitor to the Council

##### **Summary**

This report seeks to advise Members of the Government's current consultation on housing numbers and other planning matters, and suggests a response for this Council in respect of housing numbers.

The Contact Officer for this report is Steve Maxey (719438).

#### 6 **North Warwickshire Local Plan – Draft Submission for consultation** - Report of the Assistant Chief Executive and Solicitor to the Council

##### **Summary**

This report brings the Draft Submission of the North Warwickshire Local Plan for consideration.

The Contact Officer for this report is Dorothy Barratt (719250).

JERRY HUTCHINSON  
Chief Executive

**Agenda Item No 5**

**Executive Board**

**18 October 2017**

**Report of the  
Assistant Chief Executive and Solicitor to  
the Council**

**Housing Numbers – Government  
consultation**

**1 Summary**

- 1.1 This report seeks to advise Members of the Government's current consultation on housing numbers and other planning matters, and suggests a response for this Council in respect of housing numbers.

**Recommendation to the Board**

- a That the report is noted;**
- b That a response to the consultation is prepared by the Assistant Chief Executive and Solicitor to the Council based on the comments in the report; and**
- c That the proposed approach to housing numbers is agreed and forms part of the submission version of the Local Plan.**

**2 Report**

- 2.1 The Government has launched a consultation entitled 'Planning for the right homes in the right places'. It builds on the Housing White Paper issued earlier this year.

- 2.2 The consultation deals with measures on the following topics:

- A new, common method for evaluating how many houses an area should plan for
- Measures to improve how local authorities work together
- Support for particular types of housing and neighbourhood plans
- Improved viability assessments and transparency regarding section 106 contributions
- Measures on ensuring housing is built more quickly

- 2.3 The main issue raised by the consultation is a new method of assessing housing need and ensuring that the 225,000 to 275,000 houses the country needs is provided in the right places.

- 2.4 The issue of affordability is key to this and the Government suggests that excessive house prices is a symptom of not enough supply. Where house prices exceed four times average earnings, the Government suggests that mortgages will be difficult to obtain and people can only get onto the housing ladder with help from ‘the bank of mum and dad’. Areas where this is the case therefore should plan for more houses than baseline demographic projections. Any increases as a result would be capped at 40%.
- 2.5 The Government plans to introduce these arrangements in the ‘Spring’ of next year after consulting on a revised National Planning Policy Framework in ‘early’ 2018.
- 2.6 Importantly however there are transitional periods, set out below:

<b>Plan stage</b>	<b>Proposed transitional arrangement</b>
No plan, or plan adopted more than five years ago and has not yet reached publication stage	The new standardised method should be used, unless the plan will be submitted for examination on or before 31 March 2018, or before the revised Framework is published (whichever is later).
Plan has been published, but not yet submitted	If the plan will be submitted for examination on or before 31 March 2018 or before the revised Framework is published (whichever is later), continue with the current plan preparation – otherwise, use the new standardised method.
Plan is at examination stage	Progress with the examination using the current approach.
Plan adopted in the last five years	Use the new standardised method when next reviewing or updating the plan.

- 2.7 The implications for North Warwickshire are discussed below. The attempt however to link housing need to excessive prices should be welcomed but there are some significant questions left unanswered in the paper, principally about measures to reduce land banking and ensure the extra permissions to be granted in high price areas are turned into houses so that the prices reduce. It is also not set out what the general effect will be of large numbers of people moving into currently high priced areas on the areas that, through the demographic projections, were expecting those people to stay in their area. Depressing further already struggling areas should be avoided.
- 2.8 The consultation paper also suggests that local authorities will have a period of two years in which their housing number is frozen to give some stability. This period however only runs from when a plan is submitted and suggests therefore that housing numbers could become out of date every two years. It is suggested this provides no additional stability over the current system and more delays come with evidence changing prior to submission than

afterwards. Evidence bases for local plan preparation need far more stability than this to help efficiency.

- 2.9 The consultation papers also addresses some of the current problems with the Duty to Cooperate. It proposes a Statement of Common Ground which will cover most of the same issues but will be produced at any earlier stage of the process and be more transparent. The paper accurately assesses the problems with the Duty to Cooperate but it is suggested that it is not clear how requiring a Statement of Common Ground will help. The Duty to Cooperate is already addressed at an early stage – most first draft Local Plans will detail the issue as authorities know they will have to address this at an Inquiry – and most will have Memoranda of Understanding to accompany them. It is not clear how the Statements of Common Ground will differ from Memoranda of Understanding and the situation where a neighbouring authority can cause problems for their own and others' plan is not addressed by this measure. There is, for example, no effective measures to resolve issues of dispute other than for Plans to be rejected by the Planning Inspectorate.
- 2.10 The next issue raised by the paper is a requirement for planning authorities to disaggregate the total housing number into particular housing needs, e.g. family housing, older persons, disabled needs, rented needs etc. This is to be welcomed.
- 2.11 Neighbourhood Plans are offered greater support in the Housing White Paper, and the Government have already provided for draft Plans to be given weight earlier in the process, which is welcomed. The consultation paper suggests dealing with the situation where a Neighbourhood Plan is being progressed without a housing figure having been decided by the District/Borough Council. It is suggested that the Council should give a figure based on the current settlement hierarchy. Whilst the issue is understandably difficult, the provision of a figure in advance of a Local Plan allocation to a settlement may amount to guesswork and may result in over, or under, provision. That said it is probably the only way of addressing this issue which hopefully will be less common in the future. It is not an issue that has occurred in North Warwickshire.
- 2.12 The section on section 106 agreements acknowledges that funding for infrastructure to make developments acceptable is vital to the plan making process. Frustration is often caused if developers then argue that contributions should be reduced due to viability problems with the site. The paper suggests that funding contributions should be set out at the Local Plan stage, which largely happens now, but information is not often produced in detail to show that sites are viable at the allocations stage. If that is what is suggested then this is to be welcomed. If viability is tested at the Local Plan stage then the paper suggests that this should not ordinarily be an issue again when a planning application is submitted. That also should be welcomed.
- 2.13 It is also suggested that viability assessments are made simpler and more accessible to the public, and that local authorities publish more data on what section 106 agreements contain and how monies are spent. This is also to be welcomed.

- 2.14 The penultimate issue is funding for local authorities. The Government recognises that “at their best planning departments are the engine room for providing new homes and economic growth in their local area. They work with communities to set the spatial framework and support the delivery of the local vision”. The Government proposes legislation increasing planning fees by 20%, with a further 20% rise for those authorities that plan for the full housing needs of its area. Given that general taxation should not subsidise the development industry, that proposal should be welcomed.
- 2.15 The final specific issue raised is build out rates of planning permissions. The paper sets out the measures detailed in the White Paper, for example funding for infrastructure to ensure there are fewer delays to building starting. It repeats however the ‘punishment’ for local planning authorities if build out rates are lower than needed, irrespective of whether the authority has planned for the full housing need. This is very unfortunate, not least as local authorities have very little control over build out rates or land banking. The consultation paper does not tackle land banking nor provide any incentives for developers to build as quickly as possible and not hold onto land in rising markets. This, it is suggested, misses one of the main problems with the operation of the housing market.

### **3 Implications for North Warwickshire**

- 3.1 Alongside the consultation paper the Government has published a spreadsheet that sets out an estimate of the housing number if their proposals are implemented. The Government make it clear that this spreadsheet does not represent a comprehensive analysis of housing need and that full studies would have to be done. That spreadsheet shows North Warwickshire’s figure reducing from 237 per year to 169. Over the current draft Local Plan period that would represent a reduction of 1360 houses.
- 3.2 The spreadsheet suggests a reduction in Birmingham’s figure, so that if the Council continued to look to accommodate 10% of their shortfall this would produce a further reduction of 1350. However, the transitional arrangements mentioned above are important. Birmingham has a recently adopted Local Plan and therefore has another five year from when these changes are brought into force before it would need to review its figure. That 1350 reduction may be eroded by increases in the demographic projections that are produced every two years, as the baseline for housing needs assessments, and in recent history have always increased. The Council could therefore wait a considerable period of time without an up-to-date Local Plan to find that the expected reduction in housing numbers does not materialise, during which time the Council could find it increasingly difficult to resist applications if might be able to refuse if it had a Local Plan. This may also affect the Council’s ability to undertake the masterplanning exercises that are taking place in areas of large allocations and may result in less infrastructure being delivered.
- 3.3 The spreadsheet suggests a large increase in Coventry’s housing figure – from 2120 per year to 2329. If Coventry was not able to accommodate those figures on the same basis that it cannot provide for its current figure then the Council’s share (based on the current arrangement) would be 822. Given that the potential reduction in North Warwickshire’s figures mentioned in 3.1 above

is 1360, it can be seen that Coventry's increase could significantly reduce this reduction.

3.4 The Council could stop its current local plan, wait for the outcome of the consultation and then produce a new assessment based on the proposed new methodology. For the following reasons it is suggested that this is not done:

- The new methodology is just a proposal at this stage which is subject to the current consultation. A number of areas will be very concerned to see their figures increase sharply (as well as some areas not being happy to see growth and investment disappear to arguably better off areas). There is no certainty therefore that the methodology will be implemented in the timeframe set out, or indeed at all. Members will recall that the first draft of the National Planning Policy Framework became very contentious and was substantially re-drafted with considerable delay.
- The Council would have to go back at least one stage in the Local Plan process and consult again on the new assessment of housing need. There are a limited number of consultants who can provide this work and it can be anticipated that they will be in great demand if a new methodology is introduced. Even if the Government's timeframe is stuck to, there could be a considerable period of time before the Council was back at the stage it is now.
- The reduction in the numbers the Council is required to allocate are unlikely to reduce by as much as might otherwise be anticipated. As well as the issues relating to Birmingham and Coventry mentioned above, further baseline figures for North Warwickshire will be produced every two years, which would likely increase our figures.
- All throughout this delay the Council would not be in the strongest position it could be in ensuring development takes place in the most appropriate places and accompanied by as much infrastructure as possible. It is suggested that this is a far greater loss than the perhaps illusory 'gains' that would accrue from stopping the current process.

3.5 For these reasons therefore it is suggested that the Council continues with the draft Local Plan set out elsewhere on this agenda. It is proposed however that the Council includes a narrative commentary on the potential effects should the methodology have been accepted by the time the Local Plan is examined and the potential to safeguard some of the current areas of land rather than allocate them be suggested.

The Contact Officer for this report is Steve Maxey (719438).

## Agenda Item No 6

### Executive Board

18 October 2017

#### Report of the Assistant Chief Executive and Solicitor to the Council

#### North Warwickshire Local Plan – Draft Submission for consultation

## 1 Summary

- 1.1 This report brings the Draft Submission of the North Warwickshire Local Plan for consideration.

### Recommendations to Board

- a That the recommendations on the responses be supported;
- b That the recommended changes to the Draft Local Plan proposed in the report be supported and be incorporated into a submission version of the Local Plan; and
- c That the Draft Submission of the North Warwickshire Local Plan is approved for consultation; and,
- d That the Assistant Chief Executive and Solicitor to the Council be authorised to make any minor changes required as a result of the final Sustainability Appraisal to the Draft Submission Local Plan in consultation with the Executive Board Chair the LDF Chair and Opposition LDF spokesman.

## 2 LDF Sub-committee

- 2.1 A meeting of the LDF Sub-committee took place on 11 September 2017. A report on the Draft Local Plan consultation was presented (agenda item 6). A full set of papers have been put in the Members' rooms and put on to the Council's website. These are attached as Appendix 1.

- 2.2 It was agreed at that LDF Sub-committee meeting that the representations were noted, this meeting of the Executive Board would take place and a site visit for members of the major allocations be carried.

### *Members' Site Visit*

- 2.3 A members' site visit took place on Thursday 5 October 2017. 12 members attended. The following areas were visited:

Location	Sites
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Atherstone	Land north east of Atherstone
Grendon	Land north of Grendon
Adjoining Tamworth	Land west of Robey's Lane
Meaningful Gap	
Polesworth & Dordon	Land east of Polesworth & Dordon
Ansley Common	Land south of Coleshill Road Land north of Coleshill Road

### *Representations*

- 2.4 It was brought to officer's attention that some representations may have been missed from the original Appendix A presented to the LDF Sub-committee. The tables have been checked and it would appear that two representations were only partly presented. An addendum to Appendix A is therefore attached as Appendix 2 which now presents the whole of DLP16 and DLP267 representations.

## **3 Recommendations from the LDF Report**

- 3.1 To assist Members the list below is the full list of recommendations included throughout the LDF Report (Section 5 of Appendix 1).

	<i>Subject</i>	<i>Recommendations</i>
1	<i>Plan period</i>	<i>Changes are proposed throughout the Plan to reflect the extended plan period.</i>
2	<i>Duty to co-operate</i>	<i>No major change is proposed to the Plan other than to refer to the additional work currently being carried out by G L Hearn.</i>
2	<i>Duty to co-operate</i>	<i>Work will however continue with partners to ensure that the Duty to Co-operate is constructive, active and on-going.</i>
3	<i>Spatial Strategy</i>	<i>It is recommended that no change is made to the overall strategy. However it is suggested that scoping work is started to investigate where a possible new settlement could be delivered for the Local Plan period beyond 2033.</i>
3	<i>Spatial Strategy</i>	<ol style="list-style-type: none"> <li>1. <i>A concept plan is being prepared to be included in the submission version of the Local Plan. Local members, landowners and the two Parish Councils will be asked for their comments prior to it coming to Members for inclusion in the submission version of the Local Plan. The general public will then have the opportunity to make comments during the next consultation period.</i></li> <li>2. <i>A community engagement plan will be developed and brought back to Members.</i></li> </ol>
3	<i>Spatial Strategy</i>	<i>Change LP2 to make it clear Coleshill is restrained by the Green Belt.</i>
3	<i>Spatial</i>	<i>No changes are proposed (to Category 2 – Settlements</i>

	<i>Strategy</i>	<i>adjoining the outer boundary of the Borough)</i>
4	<i>Green Belt</i>	<ol style="list-style-type: none"> <li>1. <i>The site at Lindridge Road, Wishaw remains as an allocation.</i></li> <li>2. <i>The site at the Water Orton Primary School remains a housing allocation.</i></li> <li>3. <i>The site at Kingsbury Hall is deleted as a proposed site allocation.</i></li> <li>4. <i>The site at Hams Hall is not shown as an allocation as the site now has planning permission but is shown as part of the employment area at Hams Hall and outside of the Green Belt.</i></li> <li>5. <i>The safeguarded site north of Kingsbury continues.</i></li> </ol>
4	<i>Green Belt</i>	<i>It is not proposed that any additional development sites which lie within the Green Belt will be allocated for development in the Plan.</i>
5	<i>Effect of recent appeals</i>	<i>No change in this section (please refer to Meaningful Gap section for other proposed changes)</i>
6	<i>Meaningful Gap</i>	<ol style="list-style-type: none"> <li>1. <i>The Proposals Map is amended to exclude the site south of the A5 at junction 10 M42 from the Meaningful Gap; and,</i></li> <li>2. <i>The Meaningful Gap Report is brought before Members for consideration.</i></li> </ol>
7	<i>Housing Numbers</i>	<ol style="list-style-type: none"> <li>1. <i>The revised Table 7 as shown above is included in the submission version of the Local Plan; and,</i></li> <li>2. <i>The list of proposed housing allocations is updated.</i></li> </ol>
8	<i>Employment Land</i>	<ol style="list-style-type: none"> <li>1. <i>Table 8 is revised subject to further revisions when the information from the consultants has been received.</i></li> <li>2. <i>The list of proposed housing allocations is updated.</i></li> </ol>
9	<i>Suggested Development Sites</i>	<i>Potential development sites are considered in more detail considered for inclusion within the submission version of the Local Plan.</i>
10	<i>Infrastructure</i>	<ol style="list-style-type: none"> <li>1. <i>The IDP is updated and further revisions be made when updated information is available from the STA, and George Eliot Hospital in particular; and,</i></li> <li>2. <i>Infrastructure requirements will be further refined over time. Therefore work will continue with all infrastructure providers to get the most up to date information to sit alongside the proposed site allocations wherever possible.</i></li> </ol>
11	<i>Ecology</i>	<i>Changes to policy wording for a number of sites and inclusion of concept plan for site to the east of Polesworth and Dordon to indicate more clearly that the Council is looking to protect (where possible), make linkages between sites and improve wherever possible sites of ecological value.</i>
12	<i>Historic setting</i>	<i>Further discussions will need to take place with Historic England to agree a way forward.</i>

13	<i>Leisure</i>	<i>Minor changes will be made to the Local Plan to reference that work is ongoing and will refer to subsequent updates.</i>
14	<i>HS2</i>	<i>To show the route of Phase 2b on the Proposals Map.</i>
15	<i>Sustainability Appraisal</i>	<i>Changes be incorporated into the submission version of the Local Plan to reflect the recommendations referred to in Appendix C and D.</i>

*Updates on the above recommendations*

- 3.2 Since the LDF sub-committee there has been further updates on the above.

*Land east of Polesworth and Dordon*

- 3.3 The first update relates to recommendation 3 and 11 relating to the allocation of the land east of Polesworth and Dordon. The Policy for this site has been redrafted and a plan has been prepared, both are attached as Appendix 3. It is proposed to include this in the Draft Submission. The redrafted reasoned justification and policy make the requirements for the site clearer.

- 3.4 A Plan has been prepared and this provides more information than the black line around the site but is the starting point for the Concept Plan which following engagement with the local community will indicate where development would take place, which areas would be protected and where the main access points, including the link road through the site, would be located. It is proposed that this is included in the Draft Submission as a Figure. The plan also assists with recommendation 11 on ecology. It shows where the local wildlife sites and ancient woodland are located as well as the proposed 50m buffer would be located around the ancient woodland part of The Hollies.

*Infrastructure Delivery Plan (IDP)*

- 3.5 Recommendation 10 refers to the Strategic Transport Assessment. The Strategic Transport Assessment has now been received and the information included in the IDP. A member's information session on the STA has been organised for Monday 16<sup>th</sup> October.

- 3.6 A copy of the STA has been put in to members' rooms and has been placed on the Council's website.

- 3.7 The strategic highway schemes and cost information have now been fed into the IDP and the latest version of the IDP is attached as Appendix 4. These are the schemes that are required at a strategic level to deliver the development being allocated. They have been agreed by Warwickshire County Council (WCC) and Highways England (HE). Further information and details at the time of a planning application may mean that additional site specific highway works, not currently listed, may also be required.

- 3.8 The funding for schemes particularly the A5 requires further work. It has been agreed that a statement of common ground will be drawn up with WCC, HE and this Council to show the work already done, currently underway and any other work that is required in the future to secure the funding required for such schemes. For information, WCC and this Council have submitted a bid to the Housing Infrastructure Fund for the A5, with this bid being ranked as the highest priority for the County.

#### *Historic Setting*

- 3.9 Work is being undertaken that will address Historic England's concerns. This work is ongoing. It will also feed into the Sustainability Appraisal work.

#### *Leisure*

- 3.10 The Leisure Review is progressing and information is starting to become available. However, at the present time, it is not possible for this to be included in the Draft Submission or IDP.

### **4 Draft Submission Local Plan**

- ... 4.1 The proposed Draft Submission of the Local Plan is attached as Appendix 5. This is the Plan that the Borough Council believes, taking into consideration the evidence currently available and the representations that have been made, is the best Plan for guiding development in the Borough up to 2033. This is often called the "Publication" stage as referred to in Regulation 19 of the Town and Country Planning Act (Local Planning) (England) Regulations 2012.
- 4.2 The changes between the Draft Local Plan are listed in Appendix 6.
- 4.3 It is proposed to go out for consultation for a minimum of six weeks. As explained in paragraph 6.3 of the LDF report, this part of the process is for representations which relate to the 'Tests of Soundness' and also includes legal compliance, as set out in National Planning Policy Framework.
- 4.4 It is proposed to start the consultation as soon as practicable. As it is likely that the consultation will run up to and may include Christmas, additional time will be added to the consultation period. This allows for just over 8 weeks.

## **5 Sustainability Appraisal**

- 5.1 The recommendations contained in the appendices C and D from the LDF sub-committee relating to the Sustainability Appraisal have been followed through into the changes made to the Draft Local Plan. Further work is required to assess these changes so the final Sustainability Appraisal cannot be completed until Members approve the Draft Submission. Early indications are that some of the changes make a positive contribution to sustainability principles. It is necessary to add a recommendation to this report that if further changes are highlighted and required to the Plan that it is possible these are made prior to the Plan going out for consultation. It is therefore proposed that, if any minor changes are required, as a result of the final Sustainability Appraisal these are incorporated in the Draft Submission Local Plan, with the approval of the Executive Board Chair, the LDF Chair and the Opposition LDF spokesman.

## **6 Consultation Process**

- 6.1 During the consultation period it is proposed to carry out the following as part of the process:
1. make copies of the Draft Submission available at the main Council offices, libraries and sports centres;
  2. carry out drop-in events at a number of locations around the Borough similar to those previously carried out. It is expected events will be organised in Ansley Common, Atherstone, Coleshill, Dordon, Hartshill, Kingsbury, Polesworth, Warton and Water Orton. Other drop-in events will be organised where requested and / or where possible.
  3. adjoining local authorities to be requested to publicise to their residents the events particularly where there are sites sitting on or close to the Borough boundary;
  4. an article to go into the next version of North Talk which will be delivered to all Borough residents during November;
  5. an email / letter to go to all on the LDF mailing list;
  6. information to be sent to all of the statutory organisations;
  7. use to be made of facebook and twitter; and,
  8. information be made available on the Council's website.

## **7 Report Implications**

### **7.1 Finance and Value for Money Implications**

- 7.1.1 The costs of the programme of work have been the subject of other reports and are funded through the Local Development Framework budget. The costs of examination including the Inspector and Programme Officer will be from this budget.

## **7.2 Safer Communities Implications**

- 7.2.1 There are not considered to be any specific safer communities' implications or issues arising from the document or consultation. The Warwickshire and Worcester Police have provided a representation with their view of the changes it would like to see in the Local Plan.

## **7.3 Legal and Human Rights Implications**

- 7.3.1 Stakeholder involvement and consultation in the production of the Development Plan process is an important element to ensure constructive consultation takes place as required by regulations.

## **7.4 Environment and Sustainability Implications**

- 7.4.1 A Sustainability Appraisal will accompany the final document. This will be progressed alongside the document and will form part of the consultation process. In addition a Habitats Regulations Assessment will also be required. Both of these documents will form part of the suite of documents for the consultation period.

## **7.5 Health, Wellbeing and Leisure Implications**

- 7.5.1 The Local Plan will impact on Health, Wellbeing and Leisure in the Borough. As part of development taking place improvements and / or provision of new services and facilities is expected particularly in the larger developments. This will include in particular health and leisure facilities.

## **7.6 Human Resources Implications**

- 7.6.1 The document has been drafted by the Forward Planning and Economic Strategy team who will be required to progress the document, including formal consultation, the submission to the Secretary of State and subsequent Examination in Public. There are therefore significant human resource implications for the delivery and completion/adoption of this document. This may require additional support and/or resources, particularly at the Examination in Public Stage.

## **7.7 Risk Management Implications**

- 7.7.1 The Local Plan will be a new policy document for the Borough. This document will bring forward any relevant saved Local Plan allocations and adopted Core Strategy. The Local Plan will bring forward policies that are considered to be important to assist in the future development of the Borough.

**7.8 Equalities Implications**

7.8.1 An Equality Impact Needs Assessment has been carried out and is attached to this report.

**7.9 Links to Council's Priorities**

7.9.1 The Local Plan is linked to all aspects of the Council's priorities.

The Contact Officer for this report is Dorothy Barratt (719250).

**Background Papers**

Local Government Act 1972 Section 100D, as substituted by the Local Government Act, 2000 Section 97

Background Paper No	Author	Nature of Background Paper	Date

## Equality Impact Assessment Summary Sheet

Please complete the following table summarised from the equality impact assessment form. This should be completed and attached to relevant Board reports.

Name of Policy Procedure/Service	North Warwickshire Local Plan – draft submission
Officer Responsible for assessment	Dorothy Barratt

Does this policy /procedure /service have any differential impact on the following equality groups /people

- (a) Is there a positive impact on any of the equality target groups or contribute to promoting equal opportunities and improve relations or:
- (b) could there be a negative impact on any of the equality target groups i.e. disadvantage them in any way

Equality Group	Positive impact	Negative impact	Reasons/Comments
<b>Racial</b>			There is a policy which gives the site criteria by which planning applications for Gypsy and Traveller accommodation will be considered.
<b>Gender</b>			
<b>Disabled people</b>	Yes		10% of housing on large sites is required to be for special needs accommodation. The policy is flexible and not prescriptive on the exact nature of this requirement as there is a full range of disabilities that could be accommodated. The Borough Council will work proactively with developers to assess this in more detail at the time of a planning application.
<b>Gay, Lesbian and Bisexual people</b>			
<b>Older/Younger people</b>	Yes		1. A range of house types is being looked for throughout the Borough specifically to assist the young and older people. This will assist the young to remain in the Borough and to help people move into more suitable accommodation. 2. A range of house types will be more achievable on larger sites. 3. In addition there is a policy to improve walking and cycling which can be linked to improving health as well as providing an alternative mode of travel which is more cost effective.
<b>Religion and Beliefs</b>			
<b>People having dependents caring responsibilities</b>			
<b>People having an</b>			

<b>offending past</b>			
<b>Transgender people</b>			

If you have answered **No** to any of the above please give your reasons below

*Please indicate if you believe that this document*

*Should proceed to further Impact assessment?*

**Needs no further action**

## Risk Management Form

**NORTH WARWICKSHIRE  
BOROUGH COUNCIL**

**Chief Executive's Division**

**2009 Cost Centre or Service**

<b>Risk Ref</b>	<b>Risk: Title/Description</b>	<b>Consequence</b>	<b>Likelihood (5 = high, 1 = low)</b>	<b>Impact (5 = high, 1 = low)</b>	<b>Gross Risk Rating</b>	<b>Responsible Officer</b>	<b>Existing Control Procedures</b>	<b>Likelihood (5 = high, 1 = low)</b>	<b>Impact (5 = high, 1 = low)</b>	<b>Net Risk Rating</b>
	DELAYED DELIVERY OF STATUTORY PLAN MAKING REQUIREMENT	Development by appeal  Possible Government intervention  Impact on ability to bring in funding to deliver required infrastructure  Core Strategy increasingly becoming out of date	<b>5</b>	<b>4</b>	<b>20</b>	<b>Dorothy Barratt</b>	Statutory process- legislation to comply with  Local Development Scheme provides timetable.  Monitoring carried out annually  Consultation with general public and members- included in timetable  Political commitment to timetable LDF sub-committee oversee process  Experienced staff trained in process, and updated as things change	<b>3</b>	<b>3</b>	<b>9</b>
<b>Risk Ref</b>	<b>Options for additional / replacement control procedure</b>						<b>Cost Resources</b>	<b>Likelihood (5 = high, 1 = low)</b>	<b>Impact (5 = high, 1 = low)</b>	<b>Net Risk Rating</b>

Completed By: Dorothy Barratt

Date: August 2017

## **Agenda Item No 6**

### **Local Development Framework Sub-Committee**

**11 September 2017**

**Report of the Assistant Chief Executive  
and Solicitor to the Council**

**North Warwickshire Local Plan –  
Report on consultation**

## **1 Summary**

- 1.1 This report brings to Members a summary of the representations made to the Draft Local Plan, highlighting key issues and making recommendations to be incorporated into the submission version of the Local Plan.

### **Recommendations to Executive Board**

- a That the representations are noted;**
- b That the recommendations on the responses be supported;**
- c That the recommended changes to the Draft Local Plan proposed in the report be supported and be incorporated into a submission version of the Local Plan; and**
- d That a Special Executive Board meeting be called for Wednesday 18 October to consider any outstanding issues and the submission version of the Local Plan.**

## **2 Consultation**

- 2.1 Councillor Reilly has been sent an advanced copy of this report.

## **3 Consultation on Draft Local Plan**

- 3.1 Consultation on the Draft Local Plan (Regulation 18) began informally following the LDF Sub-committee meeting on 3 August 2016. The formal consultation period commenced on Thursday 10 November 2016 and was originally due to close on 5 January 2016. This was extended until 31 March 2017, to ensure there was time for consideration of the Sustainability Appraisal and to provide as much up to date information on the provision of infrastructure as possible.
- 3.2 From 3 August 2016 until 31 March 2017 there have been a number of events and activities. These included the following:

1. There were 16 consultation events in November and December 2016 with a further 11 in March 2017. These were drop-in exhibitions with officers available to talk through any issues.
2. All the events were publicised through twitter and Facebook.
3. A Member's meeting to talk specifically about infrastructure. This focussed on education.
4. Presentations were made to Area Forum meetings as well as to the Northern Warwickshire Chamber meeting.
5. Officers have gone to Parish Council meetings – Polesworth and Dordon.
6. A booklet on the Draft Local Plan, the Sustainability Appraisal and the Draft Infrastructure Plan was circulated to every house in the Borough.

#### 4 **Representations**

4.1 Over 2000 representations have been received. There are representations from individuals, from organisations / companies, from Parish / Town Councils and from neighbouring local authorities. Some of these have made multiple comments on a range of policies and the supporting documents that have accompanied the Draft local Plan.

4.2 Summaries of all of the representations have been made and these are in Appendix A. One copy has been made available for all members' in the committee room and one public copy available in main reception.

4.3 Against each representation a suggested response has been given highlighting if this requires a change to be incorporated in the submission version of the Local Plan.

4.4 A number of letters have been submitted multiple times and these are referred to as "proformas". There are 26 in total and these have been summarised in Appendix B with a proposed response.

#### 5 **Key Issues**

5.1 The following sections deals with the main issues that have been raised during the consultation process. These can be summarised as follows:

- 1) Plan period
- 2) Duty to co-operate including other local authority responses
- 3) Overall spatial strategy – in particular other options for growth
  - i) New Settlement
  - ii) Spread of development
  - iii) Focussing development on the Market Towns outside of the Green Belt
- 4) Green Belt
- 5) Effect of recent appeals
- 6) Meaningful Gap
- 7) Housing – numbers and supply
- 8) Employment land - numbers and supply
- 9) Suggested Sites

- 10) Infrastructure
  - (1) Education
  - (2) Health
  - (3) Highways
  - (4) Flooding
- 11) Ecology Impact
- 12) Historic Setting
- 13) Leisure
- 14) HS2
- 15) Sustainability Appraisal
- 16) Proposed changes

Each will now be looked at in turn.

**1) *Plan period***

5.2 A Local Plan needs to have a period of 15 years from the time of adoption. It is therefore proposed to extend the Plan period of the current proposed Plan to 2033. The implication on housing and employment figures is discussed below.

5.3 **Recommendation: Changes are proposed throughout the Plan to reflect the extended plan period.**

**2) *Duty to co-operate***

5.4 The Duty to Co-operate is a legal test that must be passed prior to submission of the Local Plan if a Plan is to be found sound. The Inspector during the examination will be looking to ensure the legal test has been passed prior to submission. It is not retrospective. It is important therefore that the Borough Council can demonstrate that it has engaged constructively, actively and on an ongoing basis to maximise the effectiveness of the Local Plan preparation in the context of strategic cross boundary matters up to the point of submission. The Duty to Co-operate itself of course does not finish at this point but will continue into the examination process and beyond adoption. A paper will be prepared prior to the examination to set out all of the meetings and activities that the Borough Council has been engaged in during the development of the Local Plan. Officers are confident that the legal test is currently being met but will continue to work to ensure that this continues up to actual submission.

5.5 Some representations have said that the Borough Council has not succeeded in demonstrating that it is working in a constructive, active and on an ongoing basis. This is disappointing in the context of the emerging Plan due to the work that has been undertaken to consider the needs of not only one neighbouring local authority but from the two housing market areas. This has resulted in a Draft Local Plan that develops on the needs of Tamworth identified in the 2014 Core Strategy and seeks to deliver for the needs from both Coventry and Warwickshire Housing Market Area (CW HMA) and Greater Birmingham Housing Market Area (GB HMA).

- 5.6 There have been representations made that suggest that the Council should slow down / wait on producing a new Local Plan in order that agreement can take place on the overall shortfall within the Greater Birmingham housing market area.
- 5.7 There is however a need for the Council to get a Plan adopted as promptly as possible. The Birmingham Local Plan is now adopted with an identified shortfall. The Borough Council is constructively and actively working to deliver a proportion of this shortfall within the Draft Local Plan. Additional work is being undertaken by GL Hearn to look at the housing shortfall across the whole of the GB HMA and to assess possible options for the future. This is likely to report in October 2017. At the present time it is not recommended that the Plan process is slowed down or stopped to consider this work although reference should be made within the Plan to this additional work.
- 5.8 Within the Local Plan there is a review mechanism that could be invoked. However in the meantime houses need to be delivered. The best way to do this is through an adopted Local Plan so that it is clear where the sites are located and what infrastructure is required as a result of this additional growth.
- 5.9 In addition there is yet to be a GB HMA wide agreement on the split of housing and the best locations for such growth. However the Borough Council has a signed Memorandum of Understanding with Birmingham to aspire to deliver 3790 dwellings housing and this has been included with the Draft Local Plan.
- 5.10 Due to the rural nature of the Borough it is also important to consider what is physically feasible to be delivered within the Borough. As can be seen through the Strategic Transport Assessment there are restraints on the provision of growth until infrastructure is delivered to cater for such growth. It cannot be automatically assumed that the Borough will be able to deliver ever increasing numbers due to market and Green Belt constraints.
- 5.11 **Recommendation: No major change is proposed to the Plan other than to refer to the additional work currently being carried out by G L Hearn. Work will however continue with partners to ensure that the Duty to Co-operate is constructive, active and on-going.**

*Other Local Authority Responses*

- 5.12 Following on from the above section it is important to consider the views of our neighbours and ensure that where possible their concerns have been, are being or will be addressed. The relevant representations are:

DLP99	Tamworth BC
DLP106	Lichfield DC
DLP313	Solihull MBC

DLP328	Birmingham CC
DLP362	Staffordshire CC
DLP363	Hinckley & Bosworth BC
DLP366	Warwickshire CC
DLP2025	Cannock Chase DC

- 5.13 It is proposed to make minor changes to the Local Plan to assist with representations from the above authorities as outlined in the responses in Appendix A. Discussions and, where possible, Memoranda of Understanding or Statements of Common Ground will be progressed to ensure that ongoing, active and constructive discussions continue wherever possible.

### 3) **Spatial Strategy**

#### *Overall Strategy*

- 5.14 Policy LP2 sets out the spatial strategy for the Local Plan indicating where development can take place. It has been suggested by some that the spatial strategy being proposed in the Local Plan is wrong. There are various suggestions how the spatial strategy should be altered. These include putting most of the growth within a new settlement to spreading development through the Borough in all settlements.
- 5.15 Various options were considered by the LDF Sub-committee in the “Growth Options” paper in April 2016. These were:

*Table 1: Options for Growth*

<b><i>Options for growth generated from within the Borough</i></b>	<b><i>Options to deal with growth from outside the Borough</i></b>
IN1: Development in accordance with the Core Strategy settlement hierarchy.	OUT1: Development against the relevant borough, district or city boundary.
IN2: Development in and around the Main Settlements. This option includes Coleshill, the Green Belt Market Town.	OUT2: Develop in and around the closest settlements.
IN3: Focus development along the A5 Corridor.	OUT3: Add the housing to the overall North Warwickshire Borough figures and distribute according to the preferred option for the whole of the Local Plan.
IN4: Development around transport hubs.	OUT4: Development around public transport hubs.
IN5: New settlement.	OUT5: New settlement.

- 5.16 A Sustainability Appraisal was carried out of each of the options and this was part of the evidence used to prepare the Draft Local Plan.

### *New Settlement*

- 5.17 Some have argued that a new settlement should be the way forward. Others have questioned why Daw Mill has not been put forward as such an opportunity.
- 5.18 As can be seen in Table 1 above a new settlement was considered as one of the options in the Growth Options Paper in April 2016. The Sustainability Appraisal that accompanied the Growth Options stated in para 1.49:  
*“It should also be recognised that a new settlement could take a significant amount of time to plan and deliver, not least the time required to identify an appropriate site where environmental impacts can be minimised and the sustainability benefits maximised, for example through proximity to transport links. It will also require a significant amount of investment in completely new infrastructure, including community services and facilities as well as transport and utilities infrastructure. It will take time to develop a critical mass. For these reasons, this option would not be able to meet the Borough’s predicted increased housing target, at least in the short term, which could be a barrier to the viability of the option.”*
- 5.19 It is clear that currently there is not a site large enough that has been suggested as a possible location. If a new settlement is to be self-sustaining then it would require a minimum of 4,000 to 5,000 dwellings to warrant a secondary school going up to 10,000 to have a standalone retail core. There would then need to be employment land to accompany the housing. Ideally a new settlement would require upwards of 350 hectares. (Daw Mill is 40 hectares). Options for this size of settlement would need to be explored as to the best location within the Borough and then land assembly would be required which will take time. The infrastructure requirements would also need to be considered.
- 5.20 **Recommendation: It is recommended that no change is made to the overall strategy. However it is suggested that scoping work is started to investigate where a possible new settlement could be delivered for the Local Plan period beyond 2033.**

### *Spread Development throughout the Borough*

- 5.21 Some have argued that development should be spread around the Borough. One suggestion was to deliver the same amount of development in every settlement. No change is proposed. The delivery of infrastructure would be a real concern with such a proposal. Major infrastructure provision as a result of development could not be secured with a range of smaller sites although there would be the same amount of housing and population. This suggestion would also lead to development within the Green Belt despite sites are available and deliverable outside of the Green Belt.

*Focussing development on the Market Towns outside of the Green Belt*

- 5.22 Many representations question Polesworth and Dordon being seen through the spatial strategy alongside Atherstone and Coleshill, as a main settlement / Market Town.
- 5.23 Polesworth and Dordon have been closely related for a number of years. The close relationship between the two settlements in planning terms was recognised by the Polesworth and Dordon Local Plan Brief in 1984 and Local Plan in 1989. The 1989 Local Plan linked the two settlements with a continuous development boundary and noted in paragraph 4.19 that "*the built up area of Dordon is an indistinguishable continuation of Polesworth southwards*".
- 5.24 The Warwickshire Structure Plan ("WASP") 1996 – 2011 recognised Polesworth and Dordon as one of the nine main towns within Warwickshire along with Atherstone. Coleshill was not identified as a main town. Within the North Warwickshire Local Plan 2006 Atherstone and Polesworth with Dordon were identified as market towns. The Borough Council tried, during the examination for the 2006 Local Plan, to convince the Inspector to consider Polesworth and Dordon as independent settlements. Coleshill was also identified as a market town. However, the Inspector for that Local Plan considered Polesworth and Dordon as co-joined settlements that would be considered as one, and that he wanted to see the distinction between the settlements outside of the Green Belt and Coleshill, as they could be a focus for growth whilst Coleshill was not. This hierarchy was continued into the Core Strategy and this continues to form the basis for the current Local Plan.
- 5.25 There has been a lot of criticism for putting a large site for development to the east of Polesworth and Dordon. Although there are representations with complete opposition to the proposal there are many that have raised concerns covering the loss of wildlife sites; the loss of open space; the impact on schools; impact on health facilities; flooding; impact on Dunton Hall; impact on wildlife; highway concerns both local and along the A5.
- 5.26 The information included in the Draft Local Plan has clearly not been enough to allay concerns that green infrastructure, health, education and highways in particular would be considerations. As the draft policy wording suggests the intention was to bring forward a concept plan / master plan to show how the larger sites will be developed. It has been possible, through HCA funding, to prepare a concept plan to be included in the Local Plan initially for the site to the east of Polesworth and Dordon. It will lay the foundations to develop the site using the information from the representations and evidence being gathered by the landowners to prepare a master plan for the area. This will involve the Parish Councils and the local community. The exact details of how and what this engagement will involve including timescales are being explored and developed, and will be reported back to Members next month.

5.27 **Recommendations:**

1. **A concept plan is being prepared to be included in the submission version of the Local Plan. Local members, landowners and the two Parish Councils will be asked for their comments prior to it coming to Members for inclusion in the submission version of the Local Plan. The general public will then have the opportunity to make comments during the next consultation period.**
2. **A community engagement plan will be developed and brought back to Members.**

*More development should be targeted to Coleshill*

5.28 Coleshill is one of the Market Towns within the Borough surrounded by Green Belt. In theory it is a place where development could take place as it has a range of services and facilities, employment opportunities and sustainable transport with Coleshill Parkway. There is increasing pressure for development in this area due to the proposals at UK Central / Arden Cross, the continuing growth and future expansion plans of Birmingham Airport as well as the construction of HS2. However:

- Government has reaffirmed its commitment to the Green Belt especially when there is clear evidence that sites are available outside of the Green Belt and are located adjacent to other large settlements;
- HS2 Phase 2 will be built during the first part of the Plan period within the Coleshill corridor and would be a constraint to development taking place in the short to medium term;
- The plans for the airport are still in their early development;
- The plans for UK Central / Arden Cross are still in their development and;

5.29 For these reasons it is not proposed to consider growth around Coleshill within this Local Plan or within the Coleshill corridor but to direct development away from the Green Belt and thus Coleshill. This does not mean however that no development will take place within the town as redevelopment and change of uses will be possible.

5.30 **Recommendation: Change LP2 to make it clear Coleshill is restrained by the Green Belt.**

*Category 2 – Settlements adjoining the outer boundary of the Borough*

5.31 The Draft Local Plan incorporated a change to accommodate other available sites located on the outer boundary of the Borough but adjacent to large settlements such as Nuneaton and Tamworth. The new Category 2 in Policy LP2 means that development on the outer boundary of the Borough is possible when located close to other settlements outside of the Borough.

5.32 There have been some representations saying that sites like MIRA are in effect standalone sites and should be considered under Category 5 of LP2 which is development beyond all settlements. However although these sites

may appear to be standalone, development is being proposed in the adjoining local authorities which will bring development up to or close to these sites. For example development across northern Nuneaton will bring development close to MIRA and will only be separated by the former railway line now a footpath and cycle path. At Lindridge Road, Wishaw this will be adjacent to the Langley Sustainable Urban Extension (“SUE”) and land off Robey’s Lane, Tamworth will be adjacent to the former Tamworth Golf course currently under construction by Redrow Homes.

5.33 **Recommendation: No changes are proposed.**

**4) Green Belt**

5.34 Some developments were proposed in the Draft Local Plan within the Green Belt. These are:

1. housing site adjacent to the proposed Langley SUE (Sustainable Urban Extension of 6000 dwellings) in Birmingham;
2. part of the housing site at the Water Orton Primary School;
3. housing at Kingsbury Hall, Kingsbury; and,
4. employment on the former Power Station B at Hams Hall.

In addition a site to the north of Kingsbury was proposed to be safeguarded for future development in a subsequent Local Plan following the construction of HS2 Phase 2b.

5.35 The site at Lindridge Road, Wishaw is adjacent to the proposed Langley SUE. Langley SUE is included in the adopted Birmingham Local Plan having been accepted by a Planning Inspector and the Secretary of State. It has a clear and strong physical boundary of the M6 Toll Road. It is likely to have been included in the Langley SUE if it were not for administrative boundaries. It is recommended that this site continues as an allocation.

5.36 HS2 Phase 2 will pass close to the existing Water Orton Primary School. Within the High Speed Rail (London - West Midlands) Act 2017 it is proposed that a new school is built off Plank Lane. This means that the existing school will become vacant. The site will be available once the new school has been built. This is expected by autumn 2019. The local community are keen for the old part of the school building to be retained. Part of the site is brownfield and partly within the development boundary for Water Orton. The site has come about due to HS2 being constructed and will have a clear defensible boundary. The playing fields will be replaced at the new school. It is proposed to retain this site within the Local Plan.

5.37 In terms of the site at Kingsbury Hall following discussions with Historic England it is clear that there is insufficient evidence to allocate further land for development to assist the Hall being completed and thus taken off the Buildings at Risk register. An extant planning permission exists to allow some development to assist the refurbishment as a result of exceptional circumstances having been demonstrated. If further development is required then this can be determined on the evidence of viability through the planning application process. It is proposed to remove this site from the Local Plan.

- 5.38 Since the preparation of the Draft Local Plan planning permission has been granted to the site of the former Power Station B, Hams Hall for employment use. The application was not called in by the Secretary of State. This site should thus be excluded from the Green Belt but not listed as an allocation as it now has planning permission but included as an employment commitment.
- 5.39 The site proposed to be shown as safeguarded is to the north of Kingsbury. The current safeguarded site includes all of the area up to the M42. It is important to consider what exceptional circumstances exist for this site to be safeguarded. It is considered that these include:
- i) The route of Phase 2b of HS2 has been announced and when completed will run through the northern part of the site.
  - ii) This area performed relatively poorly in the Joint Green Belt Study which looked at the five purposes of land being within the Green Belt.
  - iii) The boundaries of sites are also important to consider. In this respect the land remaining once HS2 Phase 2b has been implemented will have firm boundaries surrounding the site comprising of built development to the south, Tamworth Road to the east, River Tame to the west and HS2 to the north.
  - iv) Within Kingsbury the County Council and other infrastructure providers are looking into the implementation of the Kingsbury railway station. This is a longer term project. Unlike Coleshill, where redevelopment sites have been brought forward over the last few years, there has been few redevelopment opportunities that have been carried out in Kingsbury.
- 5.40 Taking all of these things into consideration it is recommended that the safeguarded site north of Kingsbury will continue. This site would not come forward for development in the short to medium term. However it may come forward in the longer term but only following the review of the Local Plan. It is therefore not an allocation for development during this Plan period. It will require a review of the Local Plan.
- 5.41 **Recommendations:**
1. **The site at Lindridge Road, Wishaw remains as an allocation.**
  2. **The site at the Water Orton Primary School remains a housing allocation.**
  3. **The site at Kingsbury Hall is deleted as a proposed site allocation.**
  4. **The site at Hams Hall is not shown as an allocation as the site now has planning permission but is shown as part of the employment area at Hams Hall and outside of the Green Belt.**
  5. **The safeguarded site north of Kingsbury continues.**

#### *Additional Sites*

- 5.42 A Joint Green Belt Study has been carried out. This was discussed at the 25 April 2016 meeting of the LDF Sub-committee. The Study looked at the five purposes of land being in the Green Belt and scored parcels and broad areas accordingly. It broadly, other than a few minor sites, has confirmed that land

in the Green Belt within the Borough does perform well against the five purposes. Although this information is only part of the picture that is required in determining if land should remain in or out of the Green Belt it provides an direction that retaining the Green Belt broadly across the Borough is the right thing to do.

- 5.43 Sites have been suggested for inclusion within the Local Plan that lie within the Green Belt. It is not expected that any of the sites will be proposed to be allocated in the submission version of the Local Plan.
- 5.44 **Recommendation: It is not proposed that any additional development sites which lie within the Green Belt will be allocated for development in the Plan.**

#### **5) *Effect of recent appeals***

- 5.45 There have been four recent appeals that have an impact on the Local Plan.
1. land south-east of M42 Junction 10 and A5;
  2. land north of B5000;
  3. land off Tunnel Road, Ansley; and,
  4. land at the former Daw Mill colliery.
- 5.46 Both of the first two sites fall within the Meaningful Gap as shown on the Draft Local Plan maps. The first of these is the appeal for land south-east of M42 Junction 10 and A5. This site falls within the Meaningful Gap as shown on the Draft Local Plan maps. The second is within the Meaningful Gap but north of the A5 and off the B5000. The implications from these two applications are considered further below in the section covering the Meaningful Gap.
- 5.47 The appeal by Muller Homes on land off Tunnel Road, Ansley for 79 dwellings was approved. It is in a settlement where the Core Strategy suggested a minimum number of units to be brought forward would be 40 dwellings. Taking into account the other developments that have got approval for the village this amounts to around 200 dwellings. The new Local Plan is seeking to ensure that development takes place on sites allocated and within development boundaries. It has stepped away from allowing development to take place adjacent to development boundaries. This should in the medium to long term, avoid smaller developments being approved in smaller settlements bringing people into communities but without the provision of infrastructure. This is one of the reasons why the current Local Plan has focused on development of larger sites. This does not mean that housing will not come forward as redevelopments and changes of use. These would generally be permitted inside development boundaries.
- 5.48 A decision by the Secretary of State is awaited on the site of the former Daw Mill Colliery. Representations have been received seeking the site for residential development. The site is 40 hectares lying in the Green Belt, located on B roads and not adjacent or close to any settlement within North Warwickshire. It would be a standalone development. It would be unlikely to

be large enough to support any services or facilities. It is not proposed to make any changes to the Local Plan. If a planning application for housing were to be brought forward on this site, very special circumstances would need to be proven.

- 5.49 **Recommendation: No change in this section (please refer to Meaningful Gap section for other proposed changes)**

**6) *Meaningful Gap***

- 5.50 It is proposed that the site now with planning permission at the junction of 10 M42 is taken out of the Meaningful Gap. The Meaningful Gap will thus focus on land to the north of the A5.
- 5.51 The Inspector refused the appeal on the site north of B5000 and clearly agreed that the site was within the gap between Tamworth and Polesworth. It is therefore not proposed to make any changes to the Meaningful Gap at this point.
- 5.52 Comments have been made that the proposed allocation to the west of Robey's Lane was in the Meaningful Gap. It is important to understand that the proposed allocation has never been included in the area shown as the Meaningful Gap either in the Meaningful Gap Assessment or in the Draft Site Allocations. It is proposed to continue with the allocation on the land to the west of Robey's Lane.
- 5.53 A report is being finalised looking at the Meaningful Gap and considering how it is measured and perceived. This report will inform what if any changes could take place. This report will be brought to Members for consideration.
- 5.54 **Recommendations:**
- 1. The Proposals Map is amended to exclude the site south of the A5 at junction 10 M42 from the Meaningful Gap; and,**
  - 2. The Meaningful Gap Report is brought before Members for consideration.**

**7) *Housing Numbers***

*Numbers*

- 5.55 As a result of the proposed recommendation to change the Plan period it is necessary to look to add two additional years to the housing numbers. The main question is how much should be added to the housing requirement particularly as the Borough sits within two housing market areas.
- 5.56 The minimum housing requirement that the Local Plan is seeking to deliver is 5280, an annual requirement of 264 units. It is therefore logical that as a

minimum this is the additional requirement that should be added. For two additional years this would equate to an additional 528 units.

- 5.57 The Local Plan is however aspiring to deliver a further 3790 to assist in dealing with the needs from the wider Greater Birmingham HMA. As mentioned in paragraph 5.7 above GL Hearn are currently looking at strategic options for growth across the whole of the HMA and adjoining Black Country HMA. These are much broader options than the Borough Council alone would consider and it is recommended that at the present time these cannot be determined and should not be included. This would also allow time for the relevant infrastructure implications to be determined.

### Supply

- 5.58 Monitoring information for housing is maintained on an annual basis. The information included in the Draft Local Plan is up to 31<sup>st</sup> March 2016. The updated information can be incorporated as of 31<sup>st</sup> March 2017. Table 7 in the Draft Local Plan which looks at the supply of housing needs to be updated to reflect the up to date situation in relation to the extended Plan period as well as the numbers of completions and outstanding planning permissions.

**Table 3: Revised Table 7: Housing Supply**

<b>Housing Supply Sources / Allowances</b>	<b>Explanation</b>	<b>Amount to be Added / Subtracted to reach the requirement for new housing allocations</b>
Housing requirement up to 2033	The amount of housing required over the plan period includes Strategic Housing Market Assessment and redistribution from GB HMA (including Tamworth BC) and CW HMA	9070 +264 +264 = (528) = (9598) 9600
Net housing completions (2011/17)	New homes built in the first part of the plan period	- 1069
Sites with planning permission at 01/04/2017	Remaining capacity on existing planning permissions for new homes	- 1135
Windfall allowance	An allowance of 60 per annum (2018 to 2033)	- 900
Sub-Total of land to be allocated in the Local Plan	Total derived from above five rows	= 6494
5% flexibility rate on site allocations	To ensure flexibility, choice and competition in the market for land	+ 325
<b>Total amount of land to be allocated in the Local Plan</b>	<b>Total taking account of need, net completions to date, planning permissions, windfall allowance and flexibility rate</b>	<b>= (6819) 6820</b>

- 5.59 In relation to the sites listed in Draft Local Plan policy LP39 there are some updates that need to be reflected in the list of proposed allocations. Some sites now have planning permission so are included within the commitments above (1135 figure above). These are:
- Britannia Mill, Coleshill Road, Atherstone;
  - Grimstock Hill, Coleshill (COL1);

- land north of Coleshill Road, Ansley Common (ANSCOMM1); and,
- land rear of Village Hall, Birmingham Road, Ansley

5.60 **Recommendation:**

1. **The revised Table 7 as shown above is included in the submission version of the Local Plan; and,**
2. **The list of proposed housing allocations is updated.**

**8) *Employment Land***

*Numbers*

5.61 Similar to housing, extending the Plan period by two years will impact on the employment land requirements. Consultants have been engaged to provide a short paper on the implications on employment land requirements. This information is not yet available. It is **not** expected to mean a large increase in the need for more employment land.

*Supply*

5.62 Since the Draft Local Plan has been prepared a planning application was approved on the former power station B site at Hams Hall. In addition following an appeal planning permission has been granted for a further 25 hectares at junction 10 M42.

5.63 Monitoring information for employment land is maintained on an annual basis. The information included in the Draft Local Plan is up to 31<sup>st</sup> March 2016. The updated information can be incorporated as of 31<sup>st</sup> March 2017. Taking into account planning permissions and completions it is recommended that Table 8 is provisionally revised to reflect the up to date situation as follows, subject to the further information on the additional two years on the plan period:

*Revised Table 8: Employment Land 2011 - 31*

		<i>Lower Requirement 5280 dwellings</i>	<i>Higher Requirement 9070</i>
<b>A</b>	Total Employment Land Requirement	58	91
<b>B</b>	Completions in ha from 2011 to 2016	3.22	3.22
<b>C</b>	Extant Planning permissions / allocations	31.58 + 25 + 20	31.58 + 25 +20
<b>D</b>	<b>Total Supply (B + C)</b>	<b>79.8</b>	<b>79.8</b>
<b>E</b>	Remaining Employment Land Requirement Sum = A – D	<b>-33</b>	<b>11.2</b>

5.64 It is expected that the proposal to extend the Plan period and the effect on employment land can be dealt with by allocating the whole of the MIRA site

rather than allocating some within this Plan period and some within the next Plan period. This

5.65 **Recommendation:**

1. **Table 8 is revised subject to further revisions when the information from the consultants has been received.**
2. **The list of proposed housing allocations is updated.**

9) ***Suggested Development Sites***

5.66 As can be seen in the representations a number of sites have been put forward as potential allocations. These are being looked at in more detail to assess whether they should or should not be included in the submission version of the Local Plan. Any sites that would be positively looked at will not however change the over strategy of the Local Plan.

5.67 **Recommendation: Potential development sites are considered in more detail considered for inclusion within the submission version of the Local Plan.**

10) ***Infrastructure***

5.68 The updated Infrastructure Delivery Plan which will accompany the Local Plan can be found elsewhere on the agenda for this meeting.

5.69 Infrastructure has been a key issue in many of the representations. There are four main issues of concern raised within the representations and these relate to education provision, healthcare, highways and flooding.

5.70 Many representations are concerned about the capacity of schools to cater for the proposed growth. Details have been supplied from Warwickshire County Council, the education authority, indicating what it is looking for in terms of the proposed allocations or if it is a planning application how much financial contribution and / or land it would require. A presentation was given to Members on 9 February and been incorporated into the updated Infrastructure Delivery Plan.

5.71 Information has been received from the George Eliot Hospital. This information will be also incorporated into the IDP however further discussions are required to make it specific to the Plan.

5.72 A presentation was made to members' on 7 July outlining the complex issues associated with the consideration of health care and its future provision by colleagues in the CCG (Clinical Commissioning Group) and WCC Public Health. Similar to the education requirements, the requirements of the CCG have been broken down to the individual sites and an indication given as to whether this is a financial contribution and / or land. Discussions are ongoing to the

- 5.73 Many of the respondents have expressed concern at the amount of traffic on the roads and also specific concerns about certain roads. A Draft Strategic Transport Assessment has been received. A final version is awaited. It will indicate a number of road improvements that are required to be undertaken in relation to specific developments to bring the highways up to the appropriate standard. These will be incorporated into the IDP once the final report and list of schemes have been received.
- 5.74 In addition, the STA will consider sustainable transport opportunities. This will include public transport, both buses and trains, and cycling. WCC has also given a commitment to prepare a Transport Strategy for the Borough. It is envisaged this will be drafted by March 2018.
- 5.75 Flooding is an issue that is recognised in the Local Plan. However it is clear that additional wording is required to ensure that flood zones 2 and 3 are avoided and that there is no greater run-off from a site than if it were a greenfield site.
- 5.76 **Recommendations:**
1. **The IDP is updated and further revisions be made when updated information is available from the STA, and George Eliot Hospital in particular; and,**
  2. **Infrastructure requirements will be further refined over time. Therefore work will continue with all infrastructure providers to get the most up to date information to sit alongside the proposed site allocations wherever possible.**

## **11) Ecology**

- 5.77 Many representations have raised concerns about the loss of ecology especially on the large site allocations. Warwickshire Wildlife Trust has sent a very detailed representation in response to the consultation and it is proposed that as many of their recommendations are incorporated within the Plan as possible. In addition, it is recommended that policy wording will be amended to reflect the importance that the Borough Council places on ecology even though it is pursuing additional growth. These will help to address many of the comments.

In addition, work is being progressed to develop a concept plan which will be incorporated into the submission version of the Plan for the site to the east of Polesworth and Dordon. It will indicate the areas to be safeguarded from development.

- 5.78 **Recommendation: Changes to policy wording for a number of sites and inclusion of concept plan for site to the east of Polesworth and Dordon to indicate more clearly that the Council is looking to protect (where possible), make linkages between sites and improve wherever possible sites of ecological value.**

*Habitats Regulations Assessment (HRA)*

- 5.79 In accordance with the Habitats Regulations, there must be a formal assessment of the implications of any new plans or projects which are capable of affecting the designated interest features of European Sites before deciding whether to undertake, permit or authorise such a plan or project. It is therefore a required part of the process of preparing a Local Plan. For example it would look at sites such as Special Areas of Conservation or SAC's. The HRA is currently being finalised and will accompany the submission version of the Local Plan.

#### *Priority Habitats*

- 5.80 Natural England, one of the key statutory consultees for the production of a local plan, has made comments in relation to the Draft Local Plan. This issue will be considered in further reports.

#### **12) Historic setting**

- 5.81 Historic England, one of the key statutory consultees for the production of a local plan, has made comments in relation to the Draft Local Plan. A meeting was held with them to discuss a way forward. Although additional work has been commissioned to cover all of the site allocations from an archaeological perspective this did not cover the impact of development on the historic setting of sites. Further discussions will need to take place with Historic England to agree a way forward.

- 5.82 **Recommendation: Further discussions will need to take place with Historic England to agree a way forward.**

#### **13) Leisure**

- 5.83 The Leisure Review is continuing. The Green Space Strategy, Playing Pitch Strategy and draft Open Space SPD are all awaited.

- 5.84 **Recommendation: Minor changes will be made to the Local Plan to reference that work is ongoing and will refer to subsequent updates.**

#### **14) HS2**

- 5.85 There have been representations saying that because Phase 1 of HS2 is being built through the Coleshill corridor that this is where development should be focussed within this Plan period. Others have said because of the impact of Phase 2b development should be focussed away from Polesworth and Dordon.

- 5.86 As Members are aware both Phase 1 and Phase 2b will be constructed through the Borough. The timescales for the actual building of the route will be from 2017 to 2023 with opening in 2026 for Phase 1 and between 2022 and 2031 with opening in 2033 for Phase 2b. This means that during the life of this Local Plan there will be construction works from one or both parts of the route.

5.87 The size and complexity of this work will influence where development is focussed within the Local Plan period. Whilst HS2 is being developed through the Coleshill corridor it is logical to focus housing delivery away from this area as much as possible to ensure a supply of housing. In addition HS2 has the power to stop developments being delivered if they consider it interferes with their construction schedule. This has to also be a factor.

5.88 **Recommendation: To show the route of Phase 2b on the Proposals Map.**

### **15) Sustainability Appraisal**

5.89 A Sustainability Appraisal must accompany the Local Plan. A full report informed the preparation of the Draft Local Plan and recommendations were made. These are shown in Appendix D. These recommendations have been considered and suggested changes or comments have been made. Some of these require a change to the Draft Local Plan.

5.90 During the consultation process comments have been made on the Sustainability Appraisal. These have been summarised in Appendix E with a suggested response. The comments have been considered by both the Council and its consultants resulting in recommendations to make some additional changes to the Sustainability Appraisal report and Local Plan.

5.91 A final Sustainability Appraisal will be produced to accompany the submission version of the Local Plan. This will include the information from above as well as the audit trail information for site assessments.

5.92 **Recommendation: Changes be incorporated into the submission version of the Local Plan to reflect the recommendations referred to in Appendix D and E.**

### **16) Proposed changes**

5.93 As can be seen from the discussion above and the responses to individual representations it is not being suggested or proposed that there is a fundamental shift in the Local Plan. It is still proposed to focus the majority of the development outside of the Green Belt but towards the bigger settlements either within or adjacent to the Borough. A range of sites remain which will bring forward and maintain a supply of housing whilst also achieving a range of infrastructure provision through the development of larger sites.

## **6 Submission version of the Local Plan**

6.1 Following this meeting a submission version of the Local Plan will be finalised and brought back to Members for consideration. It will include the changes highlighted above. It will also incorporate the changes listed as a response to the representations as well as those recommended through the sustainability process.

- 6.2 The timetable for the production of the Local Plan is broadly outlined in the Local Development Scheme, which is an item elsewhere on this agenda. The next stage for the Local Plan is to go out for a further round of consultation. This consultation is on the version the Borough Council considers to be sound and the best Plan it can formulate with the information currently available and the one it hopes to submit to the Secretary of State for consideration.
- 6.3 This part of the process becomes more technical as responses during this period of consultation can only be made on whether the Plan complies with the “Tests of Soundness”. These tests are:
1. **Positively prepared** – the plan should be prepared based on a strategy which seeks to meet objectively assessed development and infrastructure requirements, including unmet requirements from neighbouring authorities where it is reasonable to do so and consistent with achieving sustainable development;
  2. **Justified** – the plan should be the most appropriate strategy, when considered against the reasonable alternatives, based on proportionate evidence;
  3. **Effective** – the plan should be deliverable over its period and based on effective joint working on cross-boundary strategic priorities; and
  4. **Consistent with national policy** – the plan should enable the delivery of sustainable development in accordance with the policies in the (Minerals and Waste Development) Framework.
- 6.4 The Local Plan will then be examined by an independent inspector whose role is to assess whether the plan has been prepared in accordance with the Duty to Cooperate, legal and procedural requirements, and whether it is sound.

## 7 **Next Steps**

- 7.1 It is proposed that a submission version of the Draft Local Plan be prepared and brought back to a special Executive Board in mid-October. This will then go out for consultation along with the Sustainability Appraisal and Infrastructure Delivery Plan.

## 8 **Report Implications**

### 8.1 **Finance and Value for Money Implications**

- 8.1.1 The costs of the programme of work have been the subject of other reports and are funded through the Local Development Framework budget. The costs of examination including the Inspector and Programme Officer will be from this budget.

### 8.2 **Safer Communities Implications**

- 8.2.1 There are not considered to be any specific safer communities’ implications or issues arising from the document or consultation. The Warwickshire and

Worcester Police have provided a representation with their view of the changes it would like to see in the Local Plan.

### **8.3 Legal and Human Rights Implications**

8.3.1 Stakeholder involvement and consultation in the production of the Development Plan process is an important element to ensure constructive consultation takes place as required by regulations.

### **8.4 Environment and Sustainability Implications**

8.4.1 A Sustainability Appraisal will accompany the final document. This will be progressed alongside the document and will form part of the consultation process. In addition a Habitats Regulations Assessment will also be required. Both of these documents will form part of the suite of documents for the 6 week consultation period.

### **8.5 Health, Wellbeing and Leisure Implications**

8.5.1 There are not considered to be any specific Health, Wellbeing and Leisure Implications or issues arising from the document or consultation.

### **8.6 Human Resources Implications**

8.6.1 The document has been drafted by the Forward Planning and Economic Strategy team who will be required to progress the document, including formal consultation, the submission to the Secretary of State and subsequent Examination in Public. There are therefore significant human resource implications for the delivery and completion/adoption of this document. This may require additional support and/or resources, particularly at the Examination in Public Stage.

### **8.7 Risk Management Implications**

8.7.1 The Local Plan will be a new policy document for the Borough. This document will bring forward any relevant saved Local Plan allocations and adopted Core Strategy. The Local Plan will bring forward policies that are considered to be important to assist in the future development of the Borough.

### **8.8 Equalities Implications**

8.8.1 An Equality Impact Needs Assessment has been carried out and is attached to this report.

### **8.9 Links to Council's Priorities**

8.9.1 The Local Plan is linked to all aspects of the Council's priorities.

The Contact Officer for this report is Dorothy Barratt (719250).

**Background Papers**

Local Government Act 1972 Section 100D, as substituted by the Local Government Act,  
2000 Section 97

Background Paper No	Author	Nature of Background Paper	Date

## Equality Impact Assessment Summary Sheet

Please complete the following table summarised from the equality impact assessment form. This should be completed and attached to relevant Board reports.

Name of Policy Procedure/Service	North Warwickshire Local Plan – draft submission
Officer Responsible for assessment	Dorothy Barratt

Does this policy /procedure /service have any differential impact on the following equality groups /people

- (a) Is there a positive impact on any of the equality target groups or contribute to promoting equal opportunities and improve relations or:
- (b) could there be a negative impact on any of the equality target groups i.e. disadvantage them in any way

Equality Group	Positive impact	Negative impact	Reasons/Comments
<b>Racial</b>			There is a policy which gives the site criteria by which planning applications for Gypsy and Traveller accommodation will be considered.
<b>Gender</b>			
<b>Disabled people</b>	Yes		10% of housing on large sites is required to be for special needs accommodation. The policy is flexible and not prescriptive on the exact nature of this requirement as there is a full range of disabilities that could be accommodated. The Borough Council will work proactively with developers to assess this in more detail at the time of a planning application.
<b>Gay, Lesbian and Bisexual people</b>			
<b>Older/Younger people</b>	Yes		1. A range of house types is being looked for throughout the Borough specifically to assist the young and older people. This will assist the young to remain in the Borough and to help people move into more suitable accommodation. 2. A range of house types will be more achievable on larger sites. 3. In addition there is a policy to improve walking and cycling which can be linked to improving health as well as providing an alternative mode of travel which is more cost effective.
<b>Religion and Beliefs</b>			
<b>People having dependents caring responsibilities</b>			
<b>People having an</b>			

<b>offending past</b>			
<b>Transgender people</b>			

If you have answered **No** to any of the above please give your reasons below

*Please indicate if you believe that this document*

*Should proceed to further Impact assessment?*

**Needs no further action**

## Risk Management Form

**NORTH WARWICKSHIRE  
BOROUGH COUNCIL**

**Chief Executive's Division**

**2009 Cost Centre or Service**

<b>Risk Ref</b>	<b>Risk: Title/Description</b>	<b>Consequence</b>	<b>Likelihood (5 = high, 1 = low)</b>	<b>Impact (5 = high, 1 = low)</b>	<b>Gross Risk Rating</b>	<b>Responsible Officer</b>	<b>Existing Control Procedures</b>	<b>Likelihood (5 = high, 1 = low)</b>	<b>Impact (5 = high, 1 = low)</b>	<b>Net Risk Rating</b>
	DELAYED DELIVERY OF STATUTORY PLAN MAKING REQUIREMENT	<p>Development by appeal</p> <p>Possible Government intervention</p> <p>Impact on ability to bring in funding to deliver required infrastructure</p> <p>Core Strategy increasingly becoming out of date</p>	<b>5</b>	<b>4</b>	<b>20</b>	<b>Dorothy Barratt</b>	<p>Statutory process- legislation to comply with</p> <p>Local Development Scheme provides timetable.</p> <p>Monitoring carried out annually</p> <p>Consultation with general public and members- included in timetable</p> <p>Political commitment to timetable LDF sub-committee oversee process</p> <p>Experienced staff trained in process, and updated as things change</p>	<b>3</b>	<b>3</b>	<b>9</b>
<b>Risk Ref</b>	<b>Options for additional / replacement control procedure</b>						<b>Cost Resources</b>	<b>Likelihood (5 = high, 1 = low)</b>	<b>Impact (5 = high, 1 = low)</b>	<b>Net Risk Rating</b>

Completed By: Dorothy Barratt

Date: August 2017



**DRAFT LOCAL PLAN (DLP) RESPONSES  
CONTENTS LIST**

<b>TAB</b>	<b>CONTENTS DLP REPRESENTATIONS IN ORDER OF:-</b>
1	ALPHABETICAL NAME
2	CIVIC
3	COMPANY
4	COUNCIL
5	COUNCILLOR(S)
6	ESTATE
7	MP
8	ORGANISATION
9	PARISH COUNCIL
10	VARIOUS

REF	Type	NAME (in alphabetical order)	ORGANISATION
DLP2021	Individual	A Arnold	
DLP1035	Individual	A Atkins	
DLP1706	Individual	A B Perks	
DLP1873	Individual	A Babington	
DLP1269	Individual	A Bartlett	
DLP1523	Individual	A Baxter	
DLP839	Individual	A Bowman	
DLP1291	Individual	A Brodie	
DLP690	Individual	A Brown	
DLP1473	Individual	A C Hurcombe	
DLP1068	Individual	A Campbell	
DLP634	Individual	A Celella	
DLP1242	Individual	A Cheneler	
DLP1318	Individual	A Clair	
DLP1874	Individual	A Cope	
DLP1895	Individual	A Creswell	
DLP1828	Individual	A Cunniam	
DLP911	Individual	A D Watson	
DLP1913	Individual	A Darkes	
DLP1138	Individual	A Ellis	
DLP1619	Individual	A Erdogan	
DLP185	Individual	A Forsythe	
DLP135	Individual	A Garlick	
DLP1062	Individual	A Geary	
DLP1821	Individual	A Grantham	
DLP1229	Individual	A H Lea	
DLP1075	Individual	A Hands	
DLP816	Individual	A Harvey	
DLP1927	Individual	A Haywood	
DLP1119	Individual	A Hunter-Wem	
DLP123	Individual	A J Hall	
DLP1576	Individual	A J Hathaway	
DLP471	Individual	A J Ward	
DLP1295	Individual	A Jeffs	
DLP1127	Individual	A Jones	
DLP1157	Individual	A L Moss	
DLP1205	Individual	A Land	
DLP1529	Individual	A Lewis	
DLP1069	Individual	A M Chetwynd	
DLP1233	Individual	A M Porter	
DLP785	Individual	A M Taylor	
DLP1115	Individual	A Marven	
DLP505	Individual	A Mason	
DLP1650	Individual	A McLean	
DLP1081	Individual	A Middleton	
DLP559	Individual	A Middleton	
DLP65	Individual	A Milton	
DLP65	Individual	A Milton	
DLP1083	Individual	A P Shadbolt	
DLP967	Individual	A Phillips	
DLP1202	Individual	A Powell	

DLP931	Individual	Amanda Madden	
DLP1985	Individual	Amanda McDermott	
DLP614	Individual	Amanda Parker	
DLP1782	Individual	Amanda Robbins	
DLP1938	Individual	Amanda Rogers	
DLP396	Individual	Ame Greane	
DLP1617	Individual	Amie Kenny-Levick	
DLP873	Individual	Amy Adams	
DLP1409	Individual	Amy Hindley	
DLP939	Individual	Amy Nicholls	
DLP373	Individual	Amy Shakespeare	
DLP1699	Individual	Amy Sullivan	
DLP1290	Individual	Andrea Jones	
DLP976	Individual	Andrew Calcott	
DLP1263	Individual	Andrew Cope	
DLP1032	Individual	Andrew Green	
DLP1620	Individual	Andrew Green	
DLP1632	Individual	Andrew Haywood & Janice Hogg	
DLP201	Individual	Andrew Leonard	
DLP417	Individual	Andrew Leonard and Maria Pawliw	
DLP1030	Individual	Andrew McCarthy	
DLP64	Individual	Andrew McEvoy	
DLP1116	Individual	Andrew Robinson	
DLP533	Individual	Andrew Smith	
DLP865	Individual	Andrew Wells	
DLP288	Organisation	Andy Stubbs	Natural England
DLP1526	Individual	Angela & Peter Henshaw	
DLP1604	Individual	Angela Allbrighton	
DLP1943	Individual	Angela Eastoe	
DLP664	Individual	Angela L Waldron	
DLP321	Parish Councils	Anita Allsopp	Shuttington Parish Council
DLP191	Individual	Ann Amott	
DLP1466	Individual	Ann Bartholomew	
DLP794	Individual	Ann Henney	
DLP1726	Individual	Ann Marven	
DLP991	Individual	Anna E Hanratty	
DLP1326	Individual	Anne Hunka	
DLP972	Individual	Anne Masefield	
DLP485	Individual	Annette Harrison	
DLP364	Organisation	Annie English	Warwickshire Wildlife Trust
DLP1275	Individual	Anthony Garratt	
DLP1257	Individual	Anthony Lloyd	
DLP399	Individual	Anthony Mellors	
DLP541	Individual	Anthony R Barlow	
DLP51	Organisation	Anthony Ross	Theatres Trust
DLP645	Individual	Anthony South	
DLP1759	Individual	Antona Cogbill	
DLP1942	Individual	Appleyard	
DLP1542	Individual	Ariene Wallbank	

## Draft Local Plan representations in alphabetical name order

DLP278	Organisation	Bill Blincoe	CWLEP Growth Hub
DLP643	Individual	Bill Braidman	
DLP1857	Individual	Billy Roberts	
DLP1615	Individual	Brad Darkes	
DLP235	Individual	Bradley Hollis	
DLP1447	Individual	Brenda Thwaite	
DLP723	Individual	Brenda Tomson	
DLP372	Individual	Brian Clemons	
DLP163	Individual	Brian & Barbara Finch	
DLP1363	Individual	Brian Davis	
DLP1627	Individual	Brian Millership	
DLP271	Councillor	Brian Moss	
DLP589	Individual	Brian Phillips	
DLP1397	Individual	Brian Ryle	
DLP421	Organisation	Brian Wilson (Secretary)	Dunns Pool
DLP165	Individual	Briony Briscoe	
DLP1114	Individual	Briony Kellegher	
DLP1411	Individual	Bryan Bishop	
DLP1730	Individual	C A Benson	
DLP720	Individual	C A Linnell	
DLP727	Individual	C Atkins	
DLP 445	Individual	C Bagnall	
DLP1686	Individual	C Baxter	
DLP2014	Individual	C Brookes	
DLP900	Individual	C Bruton	
DLP827	Individual	C Collins	
DLP1311	Individual	C Cross	
DLP1792	Individual	C Dorman	
DLP1455	Individual	C E Roberts	
DLP1036	Individual	C Freeman	
DLP1769	Individual	C French	
DLP781	Individual	C Higgins	
DLP1276	Individual	C Higgins	
DLP593	Individual	C J Archer	
DLP277	Individual	C J Horton	
DLP1490	Individual	C J Mansell	
DLP1674	Individual	C J Willis	
DLP844	Individual	C Jackson	
DLP1482	Individual	C King	
DLP916	Individual	C M Cartwright	
DLP1430	Individual	C Martin	
DLP1844	Individual	C Mayer	
DLP1623	Individual	C Meier	
DLP1663	Individual	C Nelson	
DLP1458	Individual	C Nolan	
DLP1039	Individual	C Price	
DLP1590	Individual	C Rowley	
DLP674	Individual	C Sansom	
DLP1966	Individual	C Shelton	
DLP1133	Individual	C Shore	
DLP1673	Individual	C Smith	

DLP1941	Individual	Christine J Morphet	
DLP1391	Individual	Christine Wall	
DLP817	Individual	Christine Whapples	
DLP78	Individual	Christopher Brown	
DLP385	Individual	Christopher Guyan	
DLP281	Company	Christopher Holmes	KFC Ltd
DLP30	Individual	Claire Bellamy	
DLP236	Individual	Claire Clark	
DLP59	Individual	Claire Marvin	
DLP1912	Individual	Claire Webb	
DLP642	Individual	Claire Wood	
DLP905	Individual	Clare Crabb	
DLP2025	Organisation	Clare Eggington	Cannock Chase Council
DLP1096	Individual	Clare Mulvey	
DLP318	Estate	Clerk to Trustees	Sir Francis Nethersole Foundation
DLP304	Company	Client	
DLP306	Company	Client	
DLP1134	Individual	Clint Hoverd	
DLP1022	Individual	Clint McQuade	
DLP161	Individual	Clive Roser	
DLP105	Councillors	Cllr Adam Farrell	North Warwickshire Labour Group
DLP103	Councillor	Cllr Brian Henney	Hartshill Ward
DLP246	Parish Councils	Cllr Butcher & Cllr Winter	Polesworth & Dordon Parish Council
DLP356	Councillor	Cllr Chris Clark	
DLP387	Councillor	Cllr Emma Stanley	
DLP2	Councillor	Cllr Sweet	NWBC
DLP101	Councillors	Cllrs Ann Lewis & Hayden Philips	Hurley / Wood End / Piccadilly Ward
DLP23	Individual	Colin Brooks	
DLP23	Individual	Colin Brooks	
DLP953	Individual	Colin Lees	
DLP34	Organisation	Colin Wilkinson	RSPB
DLP214	Individual	Colin Wyatt	
DLP859	Individual	Connie Gale	
DLP617	Individual	Conor Mitchell	
DLP348	Company	Coppice Garden Centre	
DLP1647	Individual	Craig Foster	
DLP1050	Individual	Craig Stokes	
DLP16	MP	Craig Tracey MP	MP
DLP301	Parish Councils	Curdworth PC	Curdworth Parish Council
DLP140	Individual	D A Bailey	
DLP148	Individual	D A Jordan	
DLP2008	Individual	D Allsop	
DLP138	Individual	D Atkins	
DLP1162	Individual	D Bardsley	
DLP1131	Individual	D Bayliss	
DLP1469	Individual	D Bennett	
DLP176	Individual	D Boulstridge	
DLP918	Individual	D Chetwynd	
DLP1137	Individual	D Clamp	
DLP1521	Individual	D Coleman	

## Draft Local Plan representations in alphabetical name order

DLP1029	Individual	Danny Bates	
DLP1241	Individual	Darren Cheneler	
DLP1586	Individual	Darren Croshaw	
DLP1819	Individual	Darren Dingley	
DLP717	Individual	Darren Jones	
DLP592	Individual	Daryl Hanna	
DLP1652	Individual	Dave Lawrence	
DLP389	Councillor	Dave Parsons	
DLP571	Individual	David Bishop	
DLP222	Individual	David Brookes	
DLP222	Individual	David Brookes	
DLP285	Individual	David Brownbridge	
DLP1161	Individual	David Bullivant	
DLP415	Individual	David Butcher	
DLP1460	Individual	David Cech	
DLP990	Individual	David Clark	
DLP1709	Individual	David Cook	
DLP1244	Individual	David Crabb	
DLP1419	Individual	David Creane	
DLP488	Individual	David D Sales	
DLP564	Individual	David Densil	
DLP1805	Individual	David Gorrige	
DLP299	Company	David Hodgetts	Hodgetts Estates
DLP562	Individual	David Kester	
DLP1564	Individual	David Kester	
DLP26	Individual	David Mahoney	
DLP1228	Individual	David Milligan	
DLP1631	Individual	David R Latham	
DLP1253	Individual	David Thomason	
DLP1634	Individual	David Wallbank	
DLP1862	Individual	David Wallbank	
DLP1546	Individual	David Webb	
DLP1288	Individual	David Webb	
DLP52	Individual	David Wilson	
DLP52	Individual	David Wilson	
DLP230	Individual	Davina Ridley	
DLP1463	Individual	Dawn Harvett	
DLP1589	Individual	Dawn Irving	
DLP1047	Individual	Dawn Tweed	
DLP11	Organisation	Dawn Williams	Severn Trent Water
DLP1997	Individual	Dean Boylan	
DLP1449	Individual	Dean Lawrence	
DLP689	Individual	Dean McGuire	
DLP1453	Individual	Dean Sadler	
DLP6	Individual	Dean Smith	
DLP1471	Individual	Dean Smith	
DLP519	Individual	Debbie Hancocks	
DLP604	Individual	Debbie Pearce	
DLP206	Individual	Debbie Rowland	
DLP203	Individual	Deborah Evans	
DLP797	Individual	Deborah J Smith	
DLP1501	Individual	Deborah Tomlinson	

DLP740	Individual	E Randall	
DLP398	Individual	E Reilley	
DLP398	Individual	E Reilley	
DLP1951	Individual	E Schofield	
DLP54	Individual	E Shore	
DLP1601	Individual	E V Cowley	
DLP726	Individual	E W Baxter	
DLP503	Individual	E Wood	
DLP1299	Individual	Edward Hughes	
DLP886	Individual	Eileen Mason	
DLP1165	Individual	Eileen Smith	
DLP910	Individual	Elaine Stringer	
DLP1788	Individual	Elaine Thomason	
DLP241	Individual	Elaine Treharne	
DLP401	Individual	Eleanor and Brian Pugh	
DLP1602	Individual	Elizabeth Manning	
DLP1261	Individual	Ellen Power	
DLP215	Individual	Emelia Spilsbury (age 7)	
DLP1963	Individual	Emily Adams	
DLP668	Individual	Emily Heyworth	
DLP1208	Individual	Emily Sutton	
DLP500	Individual	Emma Deegan	
DLP162	Individual	Emma Du-Prat	
DLP1314	Individual	Emma Hillman	
DLP864	Individual	Emma Norris	
DLP769	Individual	Emma Pickering	
DLP145	Individual	Emma Whapples	
DLP1940	Individual	Evelyn Nicholls	
DLP979	Individual	Ewan Blair	
DLP1749	Individual	Ewart Samuels	
DLP1581	Individual	F Bartlam	
DLP950	Individual	F Beesley-Spragg	
DLP467	Individual	F G Simpson	
DLP1026	Individual	F Hern	
DLP758	Individual	F R Lea	
DLP1372	Individual	F Smith	
DLP1076	Individual	F Tyson	
DLP656	Individual	F W Holloway	
DLP227	Individual	Faith Bragger	
DLP825	Individual	Faith W	
DLP1832	Individual	Faye Bassford	
DLP1837	Individual	Faye Whapples	
DLP1583	Individual	Felicity Antill	
DLP961	Individual	Fin Gray	
DLP1041	Individual	Fiona Barker	
DLP783	Individual	Fiona Sheriff	
DLP234	Individual	Fleur Fernando	
DLP1345	Individual	Frances Clubb	
DLP63	Individual	G Alliss	
DLP860	Individual	G Boulstridge	
DLP142	Individual	G Brewster	

## Draft Local Plan representations in alphabetical name order

DLP538	Individual	Georgina W Angel	
DLP147	Individual	Gerald Angevin	
DLP1929	Individual	Gerald Sweet	
DLP1824	Individual	Gill Banks	
DLP1402	Individual	Gill Robinson	
DLP1251	Individual	Gillian Bodell	
DLP1195	Individual	Gillian Gibson	
DLP315	Individual	Gillian Harrison	
DLP394	Individual	Gillian McCarthy	
DLP879	Individual	Gina Clemons	
DLP220	Individual	Glen Reading	
DLP1588	Individual	Glenn Beech	
DLP1651	Individual	Glenys Bickley	
DLP240	Individual	Glyn Beck	
DLP1351	Individual	Gordon White	
DLP108	Individual	Graham Hargreaves	
DLP374	Individual	Graham Shakespeare	
DLP862	Individual	Graham Wiggall	
DLP32	Parish Council	Grendon PC	Grendon PC
DLP735	Individual	H Bryan	
DLP1531	Individual	H Carling	
DLP1755	Individual	H Clark	
DLP1680	Individual	H Davidson	
DLP1428	Individual	H Eaton	
DLP1067	Individual	H Edwards	
DLP314	Individual	H Ensor	
DLP1866	Individual	H F Marshall	
DLP1891	Individual	H Irving	
DLP1779	Individual	H J Biggs	
DLP1327	Individual	H J Wood	
DLP1354	Individual	H Jackson	
DLP1998	Individual	H Mason	
DLP1858	Individual	H R Parsons	
DLP1629	Individual	Hannah Green	
DLP1267	Individual	Hannah Owen	
DLP1889	Individual	Hannah Steele	
DLP2003	Individual	Hannah Wright	
DLP2002	Individual	Harding family	
DLP1266	Individual	Harold Chetwynd	
DLP1568	Individual	Harry Archer	
DLP1536	Individual	Harry Mills	
DLP623	Individual	Harry Tuffield	
DLP484	Individual	Haynes	
DLP116	Individual	Hazel Green Stiles	
DLP1213	Individual	Heather ?	
DLP392	Individual	Heather Cleaver	
DLP189	Individual	Heather Masterson	
DLP1649	Individual	Heather Thomas	
DLP199	Individual	Heather Wiggins	
DLP1010	Individual	Helen Hughes	
DLP 448	Individual	Helen Jabra	
DLP1972	Individual	Helen South	

## Draft Local Plan representations in alphabetical name order

DLP705	Individual	J Crowe	
DLP472	Individual	J Dalloway	
DLP1230	Individual	J Dorrell	
DLP532	Individual	J Drummond	
DLP499	Individual	J E E Deeming	
DLP1543	Individual	J E Thompstone	
DLP635	Individual	J Elliot	
DLP1616	Individual	J F Hawkins	
DLP743	Individual	J Fox	
DLP1054	Individual	J Francis	
DLP1382	Individual	J Gale	
DLP1644	Individual	J Gilbert	
DLP548	Individual	J Greenway	
DLP926	Individual	J Greenway	
DLP1176	Individual	J Grima	
DLP956	Individual	J H Girling	
DLP1125	Individual	J H Kent	
DLP1777	Individual	J Hammonds	
DLP934	Individual	J Hatton	
DLP619	Individual	J Hilton	
DLP1088	Individual	J Hitchman	
DLP852	Individual	J Holloway	
DLP447	Individual	J Holloway	
DLP1356	Individual	J Homer	
DLP207	Individual	J Hughes	
DLP1321	Individual	J Johnson	
DLP1196	Individual	J Keogh	
DLP654	Individual	J Kester	
DLP124	Individual	J King	
DLP1348	Individual	J Kingdom	
DLP644	Individual	J L Harvey	
DLP831	Individual	J M Jones	
DLP632	Individual	J M Pratley	
DLP530	Individual	J Marshall	
DLP1694	Individual	J Marshall	
DLP1886	Individual	J Marshall	
DLP1733	Individual	J Marven	
DLP715	Individual	J Massey	
DLP1890	Individual	J McRoberts	
DLP1003	Individual	J Meer	
DLP1786	Individual	J Morton	
DLP1745	Individual	J Moseley	
DLP1820	Individual	J Norman	
DLP1191	Individual	J O'Dwyer	
DLP639	Individual	J Oler	
DLP750	Individual	J P Manton	
DLP1648	Individual	J Painter	
DLP944	Individual	J Pallett	
DLP1101	Individual	J Peat	
DLP1687	Individual	J Penny	
DLP928	Individual	J Phillips	
DLP1100	Individual	J Phillips	

## Draft Local Plan representations in alphabetical name order

DLP863	Individual	Jamie Davis	
DLP1609	Individual	Jamie lee Davis	
DLP1434	Individual	Jamie Sheppard	
DLP109	Parish Council	Jane Sands	Ansley Parish Council
DLP2000	Individual	Jane Sullivan	
DLP554	Individual	Janet & Ray Herrmann	
DLP160	Individual	Janet Bailey	
DLP257	Individual	Janet Byrne	
DLP1255	Individual	Janet Cheshire	
DLP347	Company	Janet Hodson	JVH Town Planning
DLP1811	Individual	Janet Waplinton	
DLP91	Individual	Janette Griffin	
DLP419	Individual	Janis Kind	
DLP1557	Individual	Jason Evans	
DLP951	Individual	Jason Healey	
DLP1324	Individual	Jason Hillyard	
DLP1379	Individual	Jayne Hunt	
DLP1435	Individual	Jean Clark	
DLP1826	Individual	Jean Fowler	
DLP731	Individual	Jean G Miller	
DLP686	Individual	Jean Joyner	
DLP56	Individual	Jean McDonald	
DLP411	Individual	Jean Mellors	
DLP1622	Individual	Jean Philips	
DLP1744	Individual	Jean Pickard	
DLP1478	Individual	Jean Wright	
DLP1077	Individual	Jeff Wilkins	
DLP291	Individual	Jennifer Evans	
DLP618	Individual	Jennifer Harrison	
DLP1954	Individual	Jennifer Walters	
DLP1577	Individual	Jenny Johnson	
DLP804	Individual	Jenny Magill	
DLP969	Individual	Jenson Longman	
DLP881	Individual	Jessica Hamilton	
DLP906	Individual	Jill Field	
DLP1646	Individual	Jill Stepney	
DLP1571	Individual	Jim McGowan	
DLP543	Individual	Jo Bevan	
DLP1476	Individual	Joan A Riley	
DLP368	Parish Councils	Joan Daniels (Clerk)	Polesworth Parish Council
DLP1445	Individual	Joan Dzuibany	
DLP836	Individual	Joan Ryder	
DLP1517	Individual	Joanne Horrocks	
DLP197	Individual	Joanne McEvoy	
DLP358	Company	Jodi Stokes	Persimmon Homes Central
DLP1679	Individual	Jodie Evitts	
DLP92	Councillor	Jodie Gosling	
DLP1683	Individual	Jody Hopkins	
DLP1923	Individual	Jody Hopkins	
DLP1845	Individual	Joe Jabra	
DLP100	Councillor	John Moore	
DLP4	Individual	John Webber	

DLP1831	Individual	K Allbrighton	
DLP1628	Individual	K B Daniels	
DLP677	Individual	K Bailey	
DLP1487	Individual	K Barber	
DLP 449	Individual	K Bartlam	
DLP526	Individual	K Baulstridge	
DLP722	Individual	K C Parsons	
DLP784	Individual	K Cole	
DLP1801	Individual	K Coles	
DLP1103	Individual	K Davidson	
DLP1708	Individual	K H Farrell	
DLP1621	Individual	K Hand	
DLP1113	Individual	K Harbon	
DLP1497	Individual	K J Hollis	
DLP184	Individual	K J Morgan	
DLP1256	Individual	K L Griffin	
DLP822	Individual	K Lawrence	
DLP1682	Individual	K Maskell	
DLP1560	Individual	K N Hurst	
DLP1579	Individual	K Northall	
DLP1672	Individual	K P Worrall	
DLP1961	Individual	K Pollitt	
DLP10	Individual	K Smith	
DLP1823	Individual	K Smith	
DLP1806	Individual	K Stringer	
DLP1798	Individual	K Stubbs	
DLP1551	Individual	K Sutton	
DLP1664	Individual	K Turrell	
DLP775	Individual	K W Wills	
DLP1701	Individual	K Whetton	
DLP1728	Individual	K Whitehouse	
DLP1789	Individual	Karen Archer	
DLP613	Individual	Karen Bateman	
DLP777	Individual	Karen Bates	
DLP423	Individual	Karen Cosgrove	
DLP805	Individual	Karen Dexter	
DLP119	Individual	Karen Eastern	
DLP1292	Individual	Karen Greenway	
DLP1488	Individual	Karen Jones	
DLP1486	Individual	Karen Kellegher	
DLP1436	Individual	Karen Severn	
DLP15	Individual	Karen Smith	
DLP29	Organisation	Karin Cartwright	Ansley Common Allotment Association
DLP25	Individual	Karl Langley	
DLP1852	Individual	Karl Severn	
DLP522	Individual	Karl Stait	
DLP1771	Individual	Karl Vyse	
DLP295	Individual	Kate Barren	
DLP1693	Individual	Kate Bassford	
DLP1387	Individual	Kate Hankinson	
DLP1462	Individual	Kate Hope	

DLP1086	Individual	L Gee	
DLP1803	Individual	L Green	
DLP89	Individual	L Green	
DLP858	Individual	L Green	
DLP968	Individual	L Green	
DLP835	Individual	L H Gallett	
DLP850	Individual	L Hutchinson	
DLP853	Individual	L Jenkinson	
DLP517	Individual	L Jones	
DLP1369	Individual	L Larkin	
DLP765	Individual	L Lea	
DLP1385	Individual	L M Gorringe	
DLP370	Individual	L M Rose	
DLP1513	Individual	L M Thompson	
DLP952	Individual	L McRoberts	
DLP1758	Individual	L Moore	
DLP616	Individual	L Norris	
DLP659	Individual	L Northall	
DLP1225	Individual	L Redmond	
DLP212	Individual	L Roff	
DLP1841	Individual	L Sansom	
DLP1217	Individual	L Stringer	
DLP1955	Individual	L Tomlinson	
DLP814	Individual	L Tyson	
DLP528	Individual	L W Hendy	
DLP568	Individual	L W Tame	
DLP1839	Individual	LB & BJ Briscoe	
DLP1193	Individual	Lara Averill	
DLP173	Individual	Laura Fulleylove	
DLP1922	Individual	Laura Henderson	
DLP1031	Individual	Laura Pratt	
DLP1147	Individual	Laura Shaw	
DLP1843	Individual	Laura Stanley	
DLP470	Individual	Laura Swain	
DLP570	Individual	Leah Coll	
DLP999	Individual	Leanne Lewis	
DLP828	Individual	Leanne Tolley	
DLP1864	Individual	Lee Beaumont	
DLP39	Individual	Lee Brierley	
DLP1794	Individual	Lee Chapman	
DLP1834	Individual	Lee Duroe	
DLP556	Individual	Lee Fisher	
DLP1496	Individual	Lee Fulleylove	
DLP1784	Individual	Lee Harper	
DLP1335	Individual	Lee Jones	
DLP422	Individual	Lee Lloyd	
DLP1122	Individual	Lee Sollis	
DLP1540	Individual	Lee Turner	
DLP1329	Individual	Lee Wildsmith	
DLP405	Individual	Leigh-Anne Smith	
DLP181	Individual	Lesley Briscoe	
DLP1066	Individual	Lesley Eastoe	

## Draft Local Plan representations in alphabetical name order

DLP518	Individual	Lynne Shelton	
DLP226	Individual	Lynne Whitehouse	
DLP1690	Individual	M & Megan Hotton	
DLP626	Individual	M A & O Griffiths	
DLP1105	Individual	M A Smith	
DLP1270	Individual	M A Smith	
DLP509	Individual	M Albrighton	
DLP1342	Individual	M Atkins	
DLP1796	Individual	M B Mitchell	
DLP1160	Individual	M B Thompson	
DLP1262	Individual	M Bartlam	
DLP523	Individual	M Bullivant	
DLP1410	Individual	M Carter	
DLP187	Individual	M Caswell	
DLP1685	Individual	M Congrave	
DLP780	Individual	M D Hollyoake	
DLP1061	Individual	M Davies	
DLP496	Individual	M Dryhurst	
DLP706	Individual	M Duprey	
DLP1982	Individual	M English	
DLP1001	Individual	M F Wood	
DLP989	Individual	M G Chapman	
DLP134	Individual	M G Jones	
DLP1446	Individual	M G White	
DLP1611	Individual	M Gallett	
DLP1515	Individual	M Graham	
DLP1368	Individual	M Guild	
DLP1902	Individual	M Harper	
DLP607	Individual	M Haywood	
DLP1816	Individual	M Higgins	
DLP908	Individual	M Hodgkinson	
DLP1594	Individual	M Hopper	
DLP1681	Individual	M Hopwood	
DLP462	Individual	M Houghton	
DLP845	Individual	M J Armstrong	
DLP1184	Individual	M J Chadwick	
DLP1696	Individual	M J Heath	
DLP1774	Individual	M J Jones	
DLP1287	Individual	M J Latham	
DLP48	Individual	M J Sherwood	
DLP1659	Individual	M J Wallbank	
DLP1500	Individual	M Jackson	
DLP324	Individual	M Jones	
DLP569	Individual	M L Chetwynd	
DLP1491	Individual	M Lawton	
DLP1893	Individual	M Lees	
DLP1976	Individual	M M Hunt	
DLP1812	Individual	M Marshall	
DLP1371	Individual	M Mason	
DLP1654	Individual	M Massey	
DLP1939	Individual	M Mayell	
DLP1200	Individual	M Miller	

## Draft Local Plan representations in alphabetical name order

DLP1423	Individual	Marie Randall	
DLP1005	Individual	Marie Webster	
DLP211	Individual	Mark & Angela Wall	
DLP1192	Individual	Mark Buchanan	
DLP1670	Individual	Mark Chapman	
DLP380	Individual	Mark Doggett	
DLP357	Organisation	Mark Harrison	Coal Authority - Planning & Local Authority Liaison
DLP1739	Individual	Mark Hawkins	
DLP1715	Individual	Mark Hopkins	
DLP1612	Individual	Mark Jones	
DLP344	Individual	Mark Jordan	
DLP609	Individual	Mark Shepstone	
DLP136	Individual	Mark Ward	
DLP193	Individual	Mark Williams	
DLP1597	Individual	Mark Williams	
DLP1725	Individual	Martin Dolman	
DLP424	Individual	Martin Etheridge	
DLP1979	Individual	Martin O'Neil	
DLP1979	Individual	Martin O'Neil	
DLP751	Individual	Martin Paul Bodell	
DLP1331	Individual	Martin Penny	
DLP1698	Individual	Martin Townsend	
DLP1887	Individual	Martyn Fretwell	
DLP460	Individual	Martyn Phillips	
DLP 444	Individual	Mary A Davies	
DLP200	Individual	Mary Brew	
DLP1243	Individual	Mary Dix	
DLP1815	Individual	Mary Henney	
DLP597	Individual	Mary Jackson	
DLP1178	Individual	Mary Lee	
DLP1118	Individual	Mary Stanford	
DLP983	Individual	Mary Wain	
DLP327	Company	Mathieu Evans	Gladman Developments
DLP99	Council	Matt Bowers	Tamworth BC
DLP155	Individual	Matt Parker	
DLP546	Individual	Matt Spencer	
DLP1406	Individual	Matthew Allbrighton	
DLP889	Individual	Matthew Dexter	
DLP1156	Individual	Matthew Foster	
DLP245	Individual	Matthew James	
DLP1414	Individual	Matthew Manning	
DLP332	Company	Matthew Naylor	Church Commissioners
DLP17	Individual	Maureen Flick	
DLP452	Individual	Maurice Alcock	
DLP922	Individual	Mavis Holloway	
DLP1051	Individual	Mavis Brook	
DLP170	Individual	Maynard Scott	
DLP43	Individual	MC Fetherstone-Dilke	SBK
DLP1037	Individual	Megan Grubb	
DLP1495	Individual	Melanie Fulleylove	
DLP1427	Individual	Melissa Millward	

DLP638	Individual	Mr & Mrs M & F Grace	
DLP591	Individual	Mr & Mrs M D Hanna	
DLP1328	Individual	Mr & Mrs M Price	
DLP213	Individual	Mr & Mrs Stewart & Mary Coleman and Mr & Mrs Watret	
DLP1768	Individual	Mr & Mrs Trela	
DLP149	Individual	Mr & Mrs V J Kettle	
DLP1422	Individual	Mr & Mrs Webster	
DLP1042	Individual	Mr & Mrs Weston	
DLP1587	Individual	Mr A & Mrs D Gee	
DLP896	Individual	Mr and Mrs G A Leek	
DLP434	Individual	Mr and Mrs McEvoy	
DLP594	Individual	Mr Cheneller	
DLP1352	Individual	Mr G and Mrs J Taylor	
DLP1660	Individual	Mr Garlick	
DLP954	Individual	Mr Hartless	
DLP1607	Individual	Mr Johnson	
DLP303	Individual	Mr Lakhanpaul	
DLP462	Individual	Mr M & Mrs E Houghton	
DLP1595	Individual	Mr Mason	
DLP1450	Individual	Mr Robinson	
DLP463	Individual	Mr S & Mrs B M Stokes	
DLP 436	Individual	Mr Taylor	
DLP1907	Individual	Mr West	
DLP1783	Individual	Mr Wilkinson	
DLP1457	Individual	Mrs B & Mr M Statham	
DLP111	Individual	Mrs Cooper	
DLP813	Individual	Mrs Cope	
DLP261	Individual	Mrs Edwards	
DLP1613	Individual	Mrs Haywood	
DLP121	Individual	Mrs Holloway	
DLP947	Individual	Mrs Houghton	
DLP1153	Individual	Mrs I & S Cornelius	
DLP513	Individual	Mrs Orton	
DLP1149	Individual	Mrs P & Mr T Nicholls	
DLP628	Individual	Mrs Roney	
DLP566	Individual	Mrs Shorey	
DLP1221	Individual	Mrs Vann	
DLP1508	Individual	Mrs Wiggall	
DLP770	Individual	Mrs Wills	
DLP272	Individual	Muriel Jeffcott	
DLP563	Individual	N & M Kester	
DLP1333	Individual	N A Braidman	
DLP838	Individual	N Baxter	
DLP461	Individual	N D Murray	
DLP907	Individual	N Eaton	
DLP1559	Individual	N Harrison	
DLP1183	Individual	N J Roe	
DLP882	Individual	N K Earp	
DLP945	Individual	N Kester	

## Draft Local Plan representations in alphabetical name order

DLP1993	Individual	P B Cornock	
DLP1394	Individual	P Blakey	
DLP766	Individual	P Chetwynd	
DLP1790	Individual	P Dicken	
DLP1717	Individual	P Donovan	
DLP1090	Individual	P Downing	
DLP1320	Individual	P E Kemp	
DLP1231	Individual	P E Treharne	
DLP927	Individual	P Gilbert	
DLP857	Individual	P H Mead	
DLP1477	Individual	P Hodgetts	
DLP774	Individual	P J Evans	
DLP890	Individual	P J Ryan	
DLP1123	Individual	P J Smith	
DLP1052	Individual	P Kendall	
DLP820	Individual	P L Phillips	
DLP1015	Individual	P M Boone	
DLP1216	Individual	P M Dean	
DLP710	Individual	P McNaughton	
DLP1856	Individual	P Owen	
DLP1804	Individual	P R Evans	
DLP1737	Individual	P R Lawrence	
DLP1896	Individual	P R Street	
DLP1711	Individual	P S Allsopp	
DLP1703	Individual	P Sandy	
DLP1002	Individual	P Sharratt	
DLP524	Individual	P Shea	
DLP641	Individual	P Shelton	
DLP1721	Individual	P Thomas	
DLP789	Individual	P Thorne	
DLP1121	Individual	P Thorne	
DLP1975	Individual	P V Fellows	
DLP1459	Individual	P W Ward	
DLP1310	Individual	P Wallbank	
DLP1724	Individual	P Whitehouse	
DLP310	Individual	P Woolliscroft	
DLP1872	Individual	Paivi Votinen	
DLP1720	Individual	Pam Kent	
DLP1797	Individual	Pam Mitchell	
DLP946	Individual	Pat Carter	
DLP800	Individual	Pat Laurence	
DLP2018	Individual	Patricia Clark	
DLP1818	Individual	Patricia Dingley	
DLP913	Individual	Patricia Lloyd	
DLP1012	Individual	Paul Chesters	
DLP1989	Individual	Paul Clempson	
DLP1780	Individual	Paul Coley	
DLP1	Individual	Paul Ford	
DLP2020	Individual	Paul Gilmour	
DLP958	Individual	Paul Guild	
DLP1959	Individual	Paul Hughes	
DLP477	Individual	Paul Langman	

## Draft Local Plan representations in alphabetical name order

DLP637	Individual	R Ceella	
DLP746	Individual	R Clark	
DLP1911	Individual	R Cooper	
DLP679	Individual	R D Tilson	
DLP1188	Individual	R E Creswell	
DLP1187	Individual	R Edwards	
DLP655	Individual	R Holloway	
DLP1154	Individual	R Irving	
DLP1444	Individual	R J Ashby	
DLP1909	Individual	R J Hendy	
DLP982	Individual	R Jenkins	
DLP1194	Individual	R Kemp	
DLP233	Individual	R Kind	
DLP744	Individual	R L Maddox	
DLP1313	Individual	R Orwin	
DLP598	Individual	R Parkhouse	
DLP1919	Individual	R Potts	
DLP1388	Individual	R Robbins	
DLP585	Individual	R Russell	
DLP1084	Individual	R Smith	
DLP1439	Individual	R Spencer	
DLP1332	Individual	R Stableford	
DLP1978	Individual	R Storey	
DLP1252	Individual	R Stringer	
DLP76	Organisation	R Torkildsen	Historic England
DLP1920	Individual	R Wallbanks	
DLP1009	Individual	R Williams	
DLP386	Parish Councils	R Young (Clerk)	Dordon Parish Council
DLP1078	Individual	Rachael Byrne	
DLP652	Individual	Rachel Calcott	
DLP1424	Individual	Rachel Collier	
DLP1570	Individual	Rachel Evans	
DLP378	Individual	Rachel Gee	
DLP253	Individual	Rachel Randall	
DLP1173	Individual	Rachel Sturgess	
DLP829	Individual	Rachel Wilson	
DLP1553	Individual	Raymond Linatts	
DLP932	Individual	Rebecca Bolton	
DLP1903	Individual	Rebecca Darkes	
DLP1776	Individual	Rebecca Grimley	
DLP96	Individual	Rebecca Hook	
DLP596	Individual	Rebecca Sheppard	
DLP1933	Individual	Rene Smith	
DLP747	Individual	Richard Bayliss	
DLP629	Individual	Richard Boyles	
DLP529	Individual	Richard Evans	
DLP919	Individual	Richard Harrison	
DLP359	Individual	Richard Keatley	
DLP247	Individual	Richard Oak	
DLP1855	Individual	Richard Oak	
DLP624	Individual	Richard Smith	
DLP1215	Individual	Richard Smith	

DLP1716	Individual	S Elliott	
DLP1969	Individual	S Evitts	
DLP1610	Individual	S F Pallett	
DLP636	Individual	S Futrill	
DLP195	Individual	S G Hollyoak	
DLP238	Individual	S Geary	
DLP1099	Individual	S Glenn	
DLP812	Individual	S Guild	
DLP487	Individual	S Hall	
DLP1934	Individual	S Haywood	
DLP1044	Individual	S Hilton	
DLP1697	Individual	S J Banner	
DLP647	Individual	S J Blincoe-Allsopp	
DLP704	Individual	S J Coleman	
DLP2024	Individual	S J Jones	
DLP975	Individual	S J Shea	
DLP984	Individual	S J Tyson	
DLP1464	Individual	S Jackson	
DLP1574	Individual	S L Leary	
DLP772	Individual	S Lawrence	
DLP719	Individual	S Linnell	
DLP1494	Individual	S Lippitt	
DLP146	Individual	S Luckman	
DLP1426	Individual	S M Gill	
DLP1060	Individual	S M Jones	
DLP1456	Individual	S McCloskey	
DLP1106	Individual	S Morris	
DLP1150	Individual	S Parsons & D Taylor	
DLP57	Individual	S Payne	
DLP20	Individual	S Pearson	
DLP1285	Individual	S Phillips	
DLP1605	Individual	S Priest	
DLP369	Individual	S R Rose	
DLP974	Individual	S R Smith	
DLP997	Individual	S Ridge	
DLP622	Individual	S Robinson	
DLP1280	Individual	S Rondell?	
DLP1565	Individual	S Sharratt	
DLP843	Individual	S Spencer	
DLP606	Individual	S Spragg	
DLP1063	Individual	S Spragg	
DLP1750	Individual	S Stokes	
DLP1807	Individual	S Turtan	
DLP996	Individual	S Wardle	
DLP1675	Individual	S Watson	
DLP993	Individual	S Whitmore	
DLP595	Individual	S Wootton	
DLP1853	Individual	S Wright	
DLP1952	Individual	Sally Hassall	
DLP832	Individual	Sally Lander	
DLP1038	Individual	Sally O'Brien	
DLP1754	Individual	Sam Barter	

DLP243	Individual	Siedah Thompson	
DLP535	Individual	Siedah Thompson	
DLP178	Individual	Simon Blakeman	
DLP803	Individual	Simon Reynolds	
DLP219	Individual	Simon Smithson	
DLP868	Individual	Simon Taylor	
DLP1493	Individual	Simon Thomas	
DLP1306	Individual	Simon Wootton	
DLP1006	Individual	Simone Wrenn	
DLP955	Individual	Sinead Davies	
DLP175	Individual	Sonia Matthews	
DLP1809	Individual	Sonia Rowley	
DLP575	Individual	Sophie Bartlam	
DLP798	Individual	Sophie Smith	
DLP1209	Individual	Sophie Sutton	
DLP1729	Individual	Stacey Webster	
DLP602	Individual	Stanislav Todorov	
DLP497	Individual	Stanley Richardson	
DLP379	Individual	Stella Doggett	
DLP14	Individual	Stephanie Clenton	
DLP1344	Individual	Stephanie Smith	
DLP1503	Individual	Stephanie Welsh	
DLP1298	Individual	Stephen Bradford	
DLP330	Individual	Stephen Briggs	Alvecote Wood
DLP46	Individual	Stephen Cole	
DLP255	Individual	Stephen Cutforth	
DLP132	Individual	Stephen Exley	
DLP586	Individual	Stephen Hill	
DLP182	Individual	Stephen Leigh	
DLP581	Individual	Stephen O'Brien	
DLP57	Individual	Stephen Payne	
DLP229	Individual	Stephen Ridley	
DLP1847	Individual	Steve Allsopp	
DLP1367	Individual	Steve Davis	
DLP760	Individual	Steve Jones	
DLP1865	Individual	Steve Pinna	
DLP745	Individual	Steve Smith	
DLP1645	Individual	Steven Andrews	
DLP1169	Individual	Steven Cotterill	
DLP428	Individual	Steven Iredale	
DLP1095	Individual	Steven Marven	
DLP691	Individual	Steven Sullivan	
DLP44	Individual	Stuart Day	
DLP542	Individual	Stuart Exall	
DLP1504	Individual	Stuart Hoverd	
DLP296	Individual	Sue Eaton	
DLP1763	Individual	Sue Hawkins	
DLP71	Individual	Susan Adcock	
DLP71	Individual	Susan Adcock	
DLP1554	Individual	Susan Brown	
DLP494	Individual	Susan Croome	
DLP216	Individual	Susan Culley	

DLP24	Organisation	The Coventry Diocesan Board of Finance	co/ Godfrey Payton Consultants
DLP1666	Individual	Thomas A Cope	
DLP1785	Individual	Tim Moore	
DLP410	Individual	Timothy Barrs	
DLP555	Individual	Tina Bowerbank	
DLP1073	Individual	Tina Wilkins	
DLP1139	Individual	Tom Alcock	
DLP1908	Individual	Tom Barstow	
DLP1666	Individual	Tom Cope	
DLP854	Individual	Tom Flemming	
DLP375	Individual	Tom Shakespeare	
DLP1353	Individual	Tommy Cunningham	
DLP1293	Individual	Tommy Sheppard	
DLP963	Individual	Toni Webb	
DLP1220	Individual	Tony & Samantha Ballard	
DLP180	Individual	Tony Mills	
DLP70	Individual	Tony Tomkinson	
DLP1593	Individual	Tracey Allen	
DLP1735	Individual	Tracey Berry	
DLP1235	Individual	Tracey Cunningham	
DLP1250	Individual	Tracey Dorman	
DLP508	Individual	Tracey Ellis	
DLP833	Individual	Tracey Ross	
DLP1840	Individual	Tracy Allbrighton	
DLP904	Individual	Tracy Chapman	
DLP1264	Individual	Trevor Turnbull	
DLP5	Individual	Trudy Weston	
DLP72	Company	Trustees of CJ Hall (deceased)	
DLP131	Individual	Unknown	
DLP574	Individual	Unknown (cant read)	
DLP599	Individual	Unknown (cant read)	
DLP198	Individual	Unknown (can't read)	
DLP 440	Individual	Unknown (can't read)	
DLP456	Individual	Unknown (can't read)	
DLP478	Individual	Unknown (can't read)	
DLP552	Individual	Unknown (can't read)	
DLP687	Individual	Unknown (can't read)	
DLP688	Individual	Unknown (can't read)	
DLP757	Individual	Unknown (can't read)	
DLP866	Individual	Unknown (can't read)	
DLP870	Individual	Unknown (can't read)	
DLP897	Individual	Unknown (can't read)	
DLP923	Individual	Unknown (can't read)	
DLP930	Individual	Unknown (can't read)	
DLP935	Individual	Unknown (can't read)	
DLP1064	Individual	Unknown (can't read)	
DLP1085	Individual	Unknown (can't read)	
DLP1089	Individual	Unknown (can't read)	
DLP1092	Individual	Unknown (can't read)	

DLP748	Individual	Unknown (can't read) S C ?	
DLP658	Individual	Unknown (can't read) S J ?	
DLP547	Individual	Unknown (can't read) S Kelly?	
DLP957	Individual	Unknown (can't read) Swift Bailey?	
DLP141	Individual	Unknown(Can't read)	
DLP1637	Individual	Unknown(can't read)	
DLP1668	Individual	Unknown(can't read)	
DLP1677	Individual	Unknown(can't read)	
DLP1678	Individual	Unknown(can't read)	
DLP1684	Individual	Unknown(can't read)	
DLP1483	Individual	V A Stevenson	
DLP754	Individual	V F Ealing	
DLP507	Individual	V Hall	
DLP965	Individual	V J Kettle	
DLP612	Individual	V K Mills	
DLP992	Individual	V M Yardley	
DLP837	Individual	V Moore	
DLP1905	Individual	V Neale	
DLP1461	Individual	V Shelton	
DLP2026	Individual	Valerie Brierley	
DLP 435	Individual	Valerie Murray	
DLP1163	Individual	Vanessa Murray	
DLP1475	Individual	Verna J French	
DLP678	Individual	Vicki Ford	
DLP811	Individual	Vicky Jones	
DLP1355	Individual	Victoria Ainsley	
DLP577	Individual	Victoria Orton	
DLP809	Individual	Vincent Collard	
DLP1308	Individual	Vivien Wrenn	
DLP948	Individual	W A Blackburn	
DLP510	Individual	W Charlton	
DLP66	Individual	W D Greig	
DLP851	Individual	W Daisley	
DLP492	Individual	W G Eastoe	
DLP1656	Individual	W H Gilbert	
DLP1145	Individual	W Hall	
DLP601	Individual	W Harrison	
DLP1965	Individual	W Kelt	
DLP319	Company	W Kler	Kler Group
DLP1141	Individual	W M Hnatyszyn	
DLP1384	Individual	W Moore	
DLP2011	Individual	W S Wallbank	
DLP1537	Individual	W W Burley	
DLP1867	Individual	W Walker	
DLP673	Individual	W Wills	
DLP328	Council	Waheed Nazir	Birmingham City Council
DLP793	Individual	Wayne Cheneller	
DLP1033	Individual	Wayne Thompson	

Draft Local Plan representations in alphabetical name order

DLP333	Various		Client Group of landowners, house builders and developers with land interests
DLP334	Estate		The Feoffes of Bonds Hospital Estate Charity
DLP336	Company		White Farming Partnership
DLP338	Company		A R Cartwright Ltd
DLP340	Estate		Trustees of the Estate of JB Aucott
DLP341	Company		Harworth Group
DLP342	Company		
DLP343	Company		
DLP349	Company		Dairy House Farm
DLP350	Company		St Modwen Development
DLP351	Company		
DLP354	Company		Holiday Extras & Airparks Services Ltd
DLP361	Company		Muller Property Group
DLP365	Company		Ceil Properties Holdings Ltd
DLP432	Company		Aldi
DLP310	Organisation		Dobbies

## Draft Local Plan representations in Civic order

<b>REF</b>	<b>Type</b>	<b>NAME (in alphabetical order)</b>	<b>ORGANISATION</b>
DLP284	Civic	Alan Vaughton	Coleshill & District Civic Society
DLP81	Civic	Judy Vero	Atherstone Civic Society
DLP286	Civic	Margaret Henley	North Warwickshire Heritage Forum
DLP244	Civic	Margaret Henley (Chair)	The Polesworth Society

REF	Type	NAME (in alphabetical order)	ORGANISATION
DLP316	Company	A Summerton	Walton Homes
DLP305	Company	C Smith	
DLP337	Company	C Wilkins	Lichfield Machine Tools Ltd
DLP433	Company	Charles Crawford	Howkins & Harrison
DLP292	Company	Chris Nash	CN Planning
DLP281	Company	Christopher Holmes	KFC Ltd
DLP304	Company	Client	
DLP306	Company	Client	
DLP348	Company	Coppice Garden Centre	
DLP299	Company	David Hodgetts	Hodgetts Estates
DLP115	Company	Dillwyn Rosser	Qualify Me Ltd
DLP86	Company	Helen Wiinkler	Tyler Parkes Partnership
DLP347	Company	Janet Hodson	JVH Town Planning
DLP358	Company	Jodi Stokes	Persimmon Homes Central
DLP355	Company	Jonathon Collins	Hallam Land Management Ltd
DLP325	Company	LLP	
DLP327	Company	Mathieu Evans	Gladman Developments
DLP332	Company	Matthew Naylor	Church Commissioners
DLP326	Company	Neil Cowley	Castelwood Property Ventures
DLP320	Company	Prologis & E.ON UK	
DLP269	Company	Rob Eaton	Birmingham Airport
DLP60	Company	Sara Parker	Acutec
DLP74	Company	Terra Strategic	
DLP72	Company	Trustees of CJ Hall (deceased)	
DLP319	Company	W Kler	Kler Group
DLP69	Company		Hanson UK
DLP75	Company		Maximus Group Ltd
DLP85	Company		St Modwen's
DLP87	Company		Rentplus
DLP93	Company		Bovis Homes Ltd
DLP266	Company		Richborough Estates
DLP267	Company		I M Properties
DLP283	Company		Prologis UK Ltd
DLP287	Company		E.On Ltd
DLP297	Company		Junction 9 Consortium
DLP300	Company		Stoford Properties
DLP307	Company		Cathedral Agricultural Partnership and the White Family
DLP309	Company		Arden Cross Consortium
DLP322	Company		Elford Homes
DLP323	Company		McCarthy & Stone Retirement Lifestyles Ltd
DLP329	Company		Taylor Wimpey
DLP332	Company		Church Commissioners
DLP336	Company		White Farming Partnership
DLP338	Company		A R Cartwright Ltd
DLP341	Company		Harworth Group
DLP342	Company		
DLP343	Company		

## Draft Local Plan representations in Council order

<b>REF</b>	<b>Type</b>	<b>NAME (in alphabetical order)</b>	<b>ORGANISATION</b>
DLP106	Council	Ashley Baldwin	Lichfield DC
DLP313	Council	Gary Palmer	Solihull MBC
DLP367	Council	Gemma McKinnon	WCC Public Health and NHS Warwickshire North CCG
DLP362	Council	James Chadwick	Staffordshire County Council
DLP363	Council	Kirstie Rea	Hinckley & Bosworth Borough Council
DLP99	Council	Matt Bowers	Tamworth BC
DLP366	Council	Monica Fogarty	Warwickshire County Council
DLP328	Council	Waheed Nazir	Birmingham City Council

## Draft Local Plan representations in Councillors order

REF	Type	NAME (in alphabetical order)	ORGANISATION
DLP271	Councillor	Brian Moss	
DLP105	Councillors	Cllr Adam Farrell	North Warwickshire Labour Group
DLP103	Councillor	Cllr Brian Henney	Hartshill Ward
DLP356	Councillor	Cllr Chris Clark	
DLP387	Councillor	Cllr Emma Stanley	
DLP2	Councillor	Cllr Sweet	NWBC
DLP101	Councillors	Cllrs Ann Lewis & Hayden Philips	Hurley / Wood End / Piccadilly Ward
DLP389	Councillor	Dave Parsons	
DLP92	Councillor	Jodie Gosling	
DLP100	Councillor	John Moore	
DLP7	Councillor	Keith Kondakor	NBBC
DLP353	Councillor	Lorna Dirveiks	
DLP388	Councillor	Michael Stanley	

REF	Type	NAME (in alphabetical order)	ORGANISATION
DLP318	Estate	Clerk to Trustees	Sir Francis Nethersole Foundation
DLP43	Estate	Michael Charles Featherstone-Dike	Maxstoke Estate
DLP110	Estate	Nick Barlow	Packington Estate
DLP98	Estate	Phillip Blackman	Merevale & Blythe Estates
DLP118	Estate		Merevale & Blythe Estates
DLP334	Estate		The Feoffes of Bonds Hospital Estate Charity
DLP340	Estate		Trustees of the Estate of JB Aucott

Draft Local Plan representations in MP order

REF	Type	NAME (in alphabetical order)	ORGANISATION
DLP16	MP	Craig Tracey MP	MP

REF	Type	NAME (in alphabetical order)	ORGANISATION
DLP84	Organisation	A R Yarwood	National Federation of Gypsy Liaison Groups
DLP120	Organisation	Adrian Johnson	Highways England
DLP288	Organisation	Andy Stubbs	Natural England
DLP364	Organisation	Annie English	Warwickshire Wildlife Trust
DLP51	Organisation	Anthony Ross	Theatres Trust
DLP278	Organisation	Bill Blincoe	CWLEP Growth Hub
DLP421	Organisation	Brian Wilson (Secretary)	Dunns Pool
DLP2025	Organisation	Clare Eggington	Cannock Chase Council
DLP34	Organisation	Colin Wilkinson	RSPB
DLP11	Organisation	Dawn Williams	Severn Trent Water
DLP82	Organisation	Ian Dickinson	Canal & River Trust
DLP35	Organisation	James Fox	HS2 Ltd
DLP352	Organisation	James Morris	Sport England
DLP29	Organisation	Karin Cartwright	Ansley Common Allotment Association
DLP357	Organisation	Mark Harrison	Coal Authority - Planning & Local Authority Liaison
DLP67	Organisation	Michael Bird	Ramblers Association - Warwickshire Area
DLP12	Organisation	Paul Roberts	NWBC - Housing
DLP53	Organisation	Philip G Sharpe	Inland Waterways Association
DLP76	Organisation	R Torkildsen	Historic England
DLP279	Organisation	Susan Green	HBF
DLP24	Organisation	The Coventry Diocesan Board of Finance	co/ Godfrey Payton Consultants
DLP88	Organisation		West Midlands HARP Planning Consortium
DLP97	Organisation		Police Service
DLP308	Organisation		George Eliot Hospital
DLP331	Organisation		Severn Trent Water Ltd
DLP310	Organisation		Dobbies

<b>REF</b>	<b>Type</b>	<b>NAME (in alphabetical order)</b>	<b>ORGANISATION</b>
DLP321	Parish Councils	Anita Allsopp	Shuttington Parish Council
DLP38	Parish Council	Bev Woollaston	Nether Whitacre PC
DLP246	Parish Councils	Cllr Butcher & Cllr Winter	Polesworth & Dordon Parish Council
DLP301	Parish Councils	Curdworth PC	Curdworth Parish Council
DLP32	Parish Council	Grendon PC	Grendon PC
DLP109	Parish Council	Jane Sands	Ansley Parish Council
DLP368	Parish Councils	Joan Daniels (Clerk)	Polesworth Parish Council
DLP41	Parish Council	Mancetter PC	Mancetter Parish Council
DLP38	Parish Council	Nether Whitacre PC	
DLP386	Parish Councils	R Young (Clerk)	Dordon Parish Council
DLP83	Parish Council		Hartshill Parish Council
DLP90	Parish Council		Fillongley Parish Council

REF	Type	NAME (in alphabetical order)	ORGANISATION
DLP333	Various		Client Group of landowners, house builders and developers with land interests

# North Warwickshire Draft Local Plan Representations

REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP1	Paul Ford	Object				Polesworth and Dordon Proposals	Against the plans to build 9000 dwellings in fields, woods and beauty spots. Dordon and Polesworth are becoming a dumping ground. Already lost the ambulance station. Population will be doubled. Roads not capable of taking extra capacity. Noise of HGVs would get worse. School run traffic is horrendous and will get worse. House prices will fall and views will be lost and nature will suffer, crime will rise, ambulances have to come from Nuneaton/Bedworth so increasing the housing will only make things worse. Struggle to get a doctors appointment now. Flooding will get worse as fields, woods etc is a natural drainage and insurance costs go up. Why can't houses be put by Birch Coppice. Dordon and Polesworth will have an influx of immigrants. Instead of taking Birmingham overspill, refurbish, update and make good all the empty houses in the Birmingham Area first.	Concern noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, and work is ongoing to inform IDP and site proposal requirements. Board Report will address some of these issues. No change proposed. Limited powers available to force owners to refurbish. Local Authorities encourage through grants. No change proposed.
DLP1	Paul Ford						Proforma 8	See Proforma 8 response
DLP2	Clr Sweet NWBC	Object/ Comment				Church Farm, Basdesley Ensor	Can we build only on the footprint of Church Farm Baddesley. The adjacent land is the only space with a view to the Grade 2 Listed Building, the Church, and the grade 2 listed war memorial in the churchyard in the village. It would impact on openness, so on that piece of land I would like to see policy NW16 Green Infrastructure. As that is a green open space it will maintain and make an attractive gateway to the village. I feel that this improvement will complement any new build allowed on the farm site.	Concern noted. Site as a whole proposed. However, proposal will ensure view between Listed Buildings will be maintained at northern end of site. Text clarification in Plan and Proposal for Church Farm Baddesley.
DLP3	Delina Turner	Object				Polesworth and Dordon Proposals	Roads cannot cope now and the A5 is at a standstill on many occasions. The proposed housing will increase traffic flow. The secondary school is over subscribed and people travelling to this school is one of the problems regarding the roads. The Doctors are stretched and getting an appointment is like gold dust. We have no police in the area. Such necessities should be taken into account when deciding on building such a big settlement. The amount of houses will double the size of Dordon/Polesworth - why are they not evenly spread out through North Warwickshire. There is land at Daw Mill and also near to Junction 9 of the M42. Have other sites been considered and if so why were they rejected. Considerable amount of wildlife will be displaced. Old oak trees within the hedge rows - will these be protected.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Growth options considered alternative approaches. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. No change proposed.

# North Warwickshire Draft Local Plan Representations

REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP4	John Webber	Object					Area already subject to severe traffic congestion and proposed new road building would need to be extensive and very costly. Whatever draft plans exist for improving vital infrastructure, we know from experience that they are likely to be under costed so how can realistic guarantees be given as to how these schemes will be financed and that no trimming/abandonment will occur. I cannot believe there are not more suitable sites available as building here will prove more disruptive and costly than building a new greenbelt settlement.	Concerns noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Board Report will address some of these issues. No change proposed.
DLP5	Trudy Weston	Object					I am writing today to help stop the building plans which will affect the Polesworth and Dordon area. I am concerned about the volume of houses and a possible primary school being built in a lovely rural village. Polesworth itself already has an old primary school which has been neglected for a number of years and has no plans of refurbishment, this is a part of Polesworth's history, which matters more to the community than the eyesores of the new builds. Taylor Wimpey has already started building and planning a plot of over 100 houses, which will consequently put a strain onto our secondary school. The Polesworth School is currently an outstanding school but by increasing the population there will be pressure on students as well as teachers to keep this standard. Classes will have more	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory
DLP5	Trudy Weston	Object					Continued from above: students and teachers will have to stretch themselves to give quality lessons. The answer is not by building another school but to not go forward with the plans. The rural area of bluebell woods will be non-existent. There are bats, owls, rare flowers and wildlife living in the woods by destroying this you would be destroying the beautiful views along with the animals environment, which would be completely unacceptable. The Taylor Wimpey housing estate has recently cut down a protected tree. There is no respect for our villages history or countryside. If you were to ask the people whose homes, lives and families are in Polesworth, you would find the majority are upset and disgusted in these plans to build hundreds of houses and a school which again the people who live here have no need for.	Continued from above: measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. Board report will address some of these issues.
DLP5	Trudy Weston	Object					Continued from above: Another reason why the plans should be disregarded is the fact the roads will become hectic in the mornings for people driving to/from work as there will be a clash with the school run putting extra driving time on commutes which is again avoidable. I thank you for taking the time to read this and I hope there is much consideration for the families and communities who have already set up home in this lovely village rather than the pay off from developers.	as above

# North Warwickshire Draft Local Plan Representations

REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP6	Dean Smith	Object				Polesworth and Dordon Proposals	I cannot believe that you as a council are considering Polesworth / Dordon for a development as is being proposed in an area that has already been blighted with Birch Coppice and now the Hodgetts farm development. Seems you are hell bent on destroying what's left of the village I have grown up in and trying to bring my children up in. I don't need to go into the fact the schools, doctors roads ,pubs, shops and many other services that are at breaking point will not and cannot support this ludicrous idea of shoe hornng yet another development into a beautiful price of countryside.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate.
DLP6	Dean Smith	Object					Proforma 13	Response as Proforma 13
DLP7	Keith Kondakor NBBC	Object				MIRA	Firstly I would strongly oppose the development of the proposed site south of MIRA that is against the side of the Weddington Trail. I am the Borough and Country Councillor for Weddington where we may end up losing almost every field north of the Weddington Road for development except the narrow line alongside the A5. This proposed employment site would block off that green corridor on the south side of the A5. The development of the MIRA site is going to take many decades and may never be complete. MIRA went into a pre-pack administration last year with debts of almost £100m. Adding more land at this location will not help the build out of the existing proposed site which is now in new ownership. Secondly I am very concerned about the housing targets even before they gave been inflated by proposed over spill from the West Midlands area and BREXIT.	Concern Noted. No part of proposal requires the closure or affects use of current Weddington Trail Cycle route. This will be used as a sustainable route to access the Proposal which should generate contributions towards routes expansion and use. OAHN based on evidence including 2015 SHIMA that Warwick DC Inspector recently accepts and considers to be based on reasonable and soundly based assumptions. OAHN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. Further clarity on housing figure breakdown may be provided. No further changes proposed.
DLP7	Keith Kondakor NBBC	Object				MIRA	Continued from above: The Strategic housing market area assessment (SHIMA) done by GL Hearn contained two models, one based on ONS2012 projection and one based on Employment projections. For North Warwickshire the two projections are not impossible with 3,928 extra people and 3,172 extra households in demographic projection and 6,454 extra people in 4,078 extra households in employment based projections. What is going seriously wrong is that the 6 councils have cherry picked which model to adopt for each council area and failed to model the impact of extra growth in each councils impact on growth in its neighbours. There is a massive double counting of future housing market area population due to Coventry following a demographic model while the surrounding councils using an employment based one.	as above

# North Warwickshire Draft Local Plan Representations

REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP7	Keith Kondakar NBBC	Object				MIRA	Continued from above: Some of the population growth demand is counted twice as they live in Coventry in demographic model but live in Warwickshire in employment modelling. We have the same issue between Nuneaton and North Warwickshire. At the moment you are growing at the top range of the model gaining 319 people in 2015. In 2015 Nuneaton and Bedworth gained only 145 people compared to the demographic model of 650 or employment model of 837. The final issue is the SHIMA was updated in 2015 and your new targets can only impact the future, you do not have a time machine. It is totally unreasonable and illogical for your housing target for 2011 to 2016 to be increased for populations that did not move to north Warwickshire in that period. If it is not done logically you end up double allocating the 2011-15 under-delivery.	as above
DLP8	Margaret Smith	Object					We understand that the North Warwickshire Borough Council's Local Development Framework includes proposals to use the Water Orton School site (once it has been relocated) for housing. We also understand that access to this site could involve demolishing the Tree House Nursery buildings attached to the old school and widening the current back entrance to the school. This back entrance is adjacent to our property. Quite recently we wrote to the Council to support the planning application the Tree House Nursery made to build a staffroom that extended their building quite close to our property. Our boundary with the school is currently marked by an open fence, trellis and a few climbers. Apart from short periods when we have the sounds of children in the playground, something we enjoy, our living and garden space is open, clean, peaceful and protected by locked gates.	Concern noted. Access point for proposal yet to be determined/agreed. Design details will be matter for planning application. Highways details will need to meet County Highway adopted standards. Unclear as to how and why housing will "significantly damage our living environment" given properties location immediately adjoining other residential properties. Boundary treatment of proposal will be matter for planning application. No change proposed.
DLP8	Margaret Smith	Object					Continued from above: We do believe that this proposed development could significantly damage our living environment and request the following understanding	as above
DLP9	Mrs J Bolton	Object				Polesworth and Dordon Proposals	1. The proposed road to have a significant verge and pavement that will keep traffic some distance from the side of the house and the garden boundary.	Concerns noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Ongoing discussions with Highways England, County Highway Authority, CCG and Health and Education service providers to address infrastructure needs and issues. Development proposals will need to address former mining activity, including ground conditions.

# North Warwickshire Draft Local Plan Representations

REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP9	Mrs J Bolton	Object				Polesworth and Dordon Proposals		Continued from above: Flooding risk will also need to be addressed as part of any application and Policy requires this.
DLP10	K Smith	Object				Polesworth and Dordon Proposals	2. The current fence boundary be replaced with a 6 foot high brick wall prior to building works commencing with the noise and dirt that building traffic with disproportionately effect our property.	Noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust.
DLP11	Dawn Williams Severn Trent Water	Comment					No specific comments to make	Noted. It will be monitored through the annual monitoring process.
DLP12	Paul Roberts NWBC - Housing	Comment	Page 8 (2.4)				Wondered if any of the addition for Tamworth would be included with the masterplan for Polesworth/Dordon	Housing figures for Tamworth shortfall accommodated within overall housing figures for North Warwickshire. No distinction or separation made between Tamworth's needs and North Warwickshire's needs on sites or proposals. All proposals will contribute towards meeting all the needs identified.
DLP12	Paul Roberts NWBC - Housing	Comment	Page 14 (4.2)				In regards to the following statement – Housing catering for the needs of residents will be provided in order to give choice of tenure and location and will be located to take advantage of good public transport accessibility and to help maintain and enhance the vitality and viability of settlements. There will be a struggle to provide any more rented accommodation via grant, although the Autumn Statement may change that. We have been using funds to buy off S106 sites, but this has come to an end for the moment, whilst we wait for the impact in regards to sale of high value homes for Local Authorities which has been delayed again.	A housing paper being prepared to set out issues and look at options to provide the affordable housing.
DLP12	Paul Roberts NWBC - Housing	Comment	Page 15 (5-5)				Providing affordable housing throughout the Borough. As stated above, this is currently difficult to achieve with no grant for rent, no housing needs surveys being completed and fewer S106 contributions coming through to aid affordable housing.	Concern noted. Issue of Affordable Housing funding is a National One outside remit of Local Plan. Aim is to achieve affordable housing accessible locally to address range of tenures and types. Where practical and viable this will be maximised. Ongoing work with housing strategy team helps identify needs and opportunities for Proposals to address. No change proposed.
DLP12	Paul Roberts NWBC - Housing	Comment	Page 36	LP7			Housing Development – Special Needs – it is extremely difficult to get finance for supported housing now due to the cuts in Housing Related Support funding from the County – also how are you going to monitor this if we get round the funding element.	Noted. It will be monitored through the annual monitoring process.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP12	Paul Roberts NWBC - Housing	Comment	Page 39				Top line should read have been offered a job in North Warwickshire with a permanent contract – we would not consider anyone on zero hours, temporary or seasonal contracts.	Amendment needed
DLP12	Paul Roberts NWBC - Housing	Comment	Page 48 Para 10.11				Need to change date on line three to 2011.	Amendment needed
DLP12	Paul Roberts NWBC - Housing	Comment	Page 54 Para 11.4				What actions have been taken to try and attract healthier eating venues into the Borough?	Concern noted. Not a specific issue for inclusion in Local plan. Local Plan cannot differentiate between types of A3 uses, only restrict or allow their delivery/change of use in specific areas such as Town centres. See Policy LP21 and LP22. The Council promote healthy eating and well being through Community and Environment Division, Leisure and Community Development Team and promotion such as Heartbeat National award for local Caterers.
DLP12	Paul Roberts NWBC - Housing	Comment	Page 64 Para 13.12				second line -- delete save and replace with safe.	Amendment needed
DLP12	Paul Roberts NWBC - Housing	Comment	Page 78				Land to the north west of Atherstone -- delete the second number three and replace with four and then follow on.	Amendment needed
DLP12	Paul Roberts NWBC - Housing	Comment	Page 82				When we look at house types, we need to ensure that there will be a proportion of open market housing that may be needed to subsidise the affordable housing.	Noted. Policy provides significant flexibility and seeks diversity of housing tenure, type and affordability. Target of 40% affordable on greenfield and 30% on other sites sought. See Policy LP7 and LP9. Plan should be read as a whole.
DLP12	Paul Roberts NWBC - Housing	Comment	Page 84 Para 15.43				What is happening with Overwoods Road, Hockley as it is just on the boundary of North Warwickshire.	Housing on part of site in Tamworth has planning permission and is currently under construction.
DLP12	Paul Roberts NWBC - Housing	Comment	Page 86				Land to the south of Horiba MIRA Technology Park & Enterprise Zone – third line down – remove being and replace with being.	Amendment needed

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DLP13	Derek & Karen Axe	Support/ Comment	LP1 - 40				Support Policies. Hope to see progress with the Thame Valley project which includes Cole End Park and using the River Cole as a conduit on to Birmingham/Solihull Project Kingfisher.	Noted.
DLP13	Derek & Karen Axe	Support	LP39				Welcome the modest addition to housing stock. Retention of green belt must remain a priority. The A5 corridor offers the best scope to meet future development needs. Concern over additional housing allocations imposed by Tamworth, Greater Birmingham and the Black Country. Within their boundaries they have access to neglected land crying out for development and housing should be focussed here.	Noted. Where available and deliverable brownfield sites will contribute but there are insufficient to address the level of housing and employment need.
DLP13	Derek & Karen Axe	Comment	80				Final sentence is incomplete - This area also incorporates the ???	Amendment needed
DLP13	Derek & Karen Axe	Object					Trees offer screening and natural pollution filtration system but grow slowly. Unless a start on tree planting is made now to the west of the A446 such benefits will come to late for Coleshill. The health and well being of residents must be given some priority before HS2 construction commences. Can the HS2 spoil be used to build a "green wall" to the west of the A446.	Concern noted. Borough aware of HS2 issue but is a national infrastructure project is outside control of Local Authority. Borough working with County to try and mitigate and manage impact.
DLP13	Derek & Karen Axe	Support					The disused Whitacre-Hampton rail line can make a fine walk/cycle way through the Blythe Valley, it could also join with the Tame Valley Project and beyond. I responded to the Development Management consultation and never received any feedback so how will I know this response will be of any consequence.	Support noted. Proposal maintained.
DLP14	Stephanie Clenton	Support/ Comment					Support new affordable homes of all types for Coleshill but allotments on Stonebridge Road MUST be relocated to a site close by. Coleshill Church have recently got an allotment at this site and have agreed to have allotments for special needs and it will be a shame if it is all for nothing. Need a new Doctors Surgery/Health Centre as current one is overwhelmed and also takes new patients from Water Orton. Please consult the practise to make sure they can cope.	Noted. Health professionals have been consulted.
DLP15	Karen Smith	Object/ Comment				Land south of Islington Farm, Tamworth Road Wood End.	Please consider 11.1 and 11.1A Tamworth Road as an alternative access to the Wood End proposed development.	Noted. Text update can reflect alternative options are available. Current route identified as within same land ownership. No change proposed.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP16	Craig Tracey MP	Object		LP36			Concerned about car parking standards. P39 of the NPPF sets out the standards and NWBC should revisit and update car parking standards as residents are concerned that not enough car parking spaces are being allocated.	Noted. Current standards in 2006 Local Plan and Core Strategy appendices. Further work will be undertaken. Board report addresses some of these issues. Development Management Policy to be applied flexibly to address both full parking needs and lack of public transport services, particularly in rural areas. No further change proposed.
DLP17	Maureen Flick	Object		LP39		Land between Church Rd and Nuneaton Rd, Hartshill	Traffic lights will need to be placed at the junction into Castle Road. Land behind Charity Farm should be a park area. 4/5 bedroom houses should be built on the edge of the wooded area as more affluent people will be buying them and they are more likely to take ownership of the wooded area. No new shops on the new site - any resource should be put into existing shops. Local Neighbourhood must be integrated into the council's proposals. Consideration must be given to the same number of houses being delivered on a new smaller site and any higher proposed dwellings must not overlook existing properties. Space must be left behind the church. Green spaces and children's safety must be implemented into any proposed development and not put into jeopardy at the expense of the minimum of 400 houses being built on a smaller site area.	Noted. A Concept Master Plan, required by the Proposal will address some of the design issues raised. Overlooking/Privacy issue's, Open space/recreation provision will also be addressed at Planning Application stage as required by Plan policies. Snow Hill wood expected to be retained as part of open space/wildlife area.
DLP18	Shaun Allbrighton	Object				Hartshill/ Ansley Common proposals	Plan refers to the village of Hartshill yet the huge increase in housing, particular in the area N/S of Ansley Common will completely change the feeling of the area. Accept some development needed but 200 houses would be more acceptable. When added to the 400+ on Tarmac Land, this will require major infrastructure - roads, schools etc. The suggestion of planning in the area of Ansley Park and the reserve area would allow breathing space and reduce traffic issues.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Board Report will address some of these issues.
DLP18	Shaun Allbrighton	Object				Hartshill/ Ansley Common proposals	Total number of houses allocated is 1000 plus an additional reserve - huge increase. Much of the site at Moorwood Lane is wooded and used as a nature area stretching from Bloor's estate through to the footpath leading to Hartshill Hayes. The area needs to retain much of the open/wooded feel and the plan does not currently allow this. The small section used as landfill does not detract from the picturesque area. By restricting the allocation would enable Hartshill to retain some of its characteristics. Would like to see small individual housing for the elderly in a quieter area but with transport links.	Noted. A Concept Master Plan, required by the Proposal will address some of the issues raised. Opportunity to retain and manage Local Wildlife sites and woodland will be part of Master Plan considerations.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP18	Shaun Allbrighton	Object			Alternative Sites	Ansley Park/Brett's Hall	<p>Alternative Sites - Ansley Works is too remote. Land off Oldbury Road would require work on road which is quite narrow. Would prefer to utilise Ansley Park/Brett's Hall and reserve as this would lead to a gap between Hartshill and Ansley Common, therefore retaining the village feel. School at Nursery Hill would need extending. Ansley could develop as its own village. Advantage would also be the traffic congestion would be reduced compared to the planned sites at Ansley Common.</p> <p>Development of 500+ houses in Ansley Common would cause an increase in traffic in the area of Coleshill Road. Do not consider allowing further development on to the Bloors Estate as it is already at capacity and being used as a rat run. Will Birmingham assist in the cost of additional doctors, schools, regeneration of shopping etc. schools will need to be developed/relocated away from Victoria /Church Road if a realistic plan is to be developed as traffic is currently stationary and will get worse.</p>	<p>Noted. Development will need to address infrastructure needs including schools. Further infrastructure will be delivered through financial contributions to address any issues arising, where necessary and appropriate. Currently sufficient land to deliver OAN and address additional Birmingham shortfall. No change proposed.</p>
DLP18	Shaun Allbrighton	Object					<p>Having seen this advertised in North Talk I would like to appeal for us slightly younger oldies to be taken into account in the local plan. I'd very much like a 2 bed bungalow, new build detached would be great and as near to town as possible. I have a family 3 bed detached house now and live alone. There seems to be plenty of rented bungalows and apartments for oldies needing more care but nothing to buy. It's also very troubling at my age 64 and alone to face selling in the hope that the perfect place will appear. I have several friends also in this same position.</p>	<p>Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed.</p>
DLP19	Linda Brown	Object					<p>Always been a rural spot and should remain so. Cant see the infrastructure would be in place to support the development. How can you suggest an access form the farmers field into Brett's Hall as it isn't wide enough and children have always played there without having to worry about traffic. Will the footpaths still be in place as lot of people walk in this area. I have strong objections to building on recreation ground. I understand the coal board own this land so how can you build on it - it is supposed to be for the people of Ansley Common - where will the children play? There is a memorial to a young girl who was murdered there and we would be devastated if that was moved or dispersed of. 100 trees were planted about 8 years ago - what a waste if these had to be disposed of. Why do the allotments have to be eliminated - the pit owners allocated these allotments to go with pit houses when they were built. How can you justify doing away with these. Question about drainage - prone to flooding further down towards the main road from the allocated site.</p>	<p>Plan supports mix of housing and encourages developments for elderly housing need and opportunity for downsizing, both rental and to buy tenures.</p>
DLP20	Mrs S Pearson	Object					<p>Continued from above: How will shops, doctors etc cope - there is not enough room now at the doctors and not enough parking space for the shops - the roads will become gridlocked with new development. The number of houses is completely over the top for a village - we will become a continuation of Nuneaton and we do not want that.</p>	<p>Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. A Concept Master Plan, required by the Proposal will address some of the issues raised. Allotments and recreational areas will be retained or replaced by development, not lost. Further infrastructure will be delivered through financial contributions and local authority investment to address any issues arising, where necessary and appropriate. Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk.</p>
DLP20	Mrs S Pearson	Object						<p>as above</p>

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP21	Roger Pointon	Object			New Site	Land opposite Pipers Lane Junction	I attended a number of drop in sessions and about 80% of residents do not want Anasley Common carving up and would prefer a new site up the road opposite Pipers Lane Junction - 21 acres could accommodate 400 houses and it has electricity, gas, water and a balancing pond. Please consider this site as it comes in the Anasley Common boundary and I own the field and would be happy for it to be considered.	Noted. Pipers Lane site does not adjoin current development boundary and lies in isolated location. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP22	Alan Hemson	Object					Having read in your free magazine , NORTH TALK you mention a local plan to build 6,800 dwellings in local areas Dordon, Polesworth etc. We all appreciate there is a shortage of affordable housing, but due to ever rising population, and record numbers of immigration, what will be the buyer, or rental market, you will be aiming at for all these houses because the average wage earner wont afford these? ALSO have you considered the repercussions of build, build, build the infrastructure,.. such as chronic congestion on roads, hospitals, doctors, dentists, social services and sewage services and especially schools, who cannot cope as it is. Continually building will only be very detrimental NOT just to the local areas but to all of us.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Proposals aim to address broad range of needs for housing mix and tenure, including open market, intermediate (part buy/part rent) affordable and social rent, self or custom build.
DLP23	Colin Brooks	Object		LP39 & 40			Do not support - none of your plans are needed by or have been asked for by Atherstone or its population.	Noted.
DLP23	Colin Brooks	Object					Impossible to comment without knowing the precise meaning of sustainability as used in the documents issued - please oblige me.	Noted. Term referred to in NPPF paras 6 to 16
DLP24	The Coventry Diocesan Board of Finance co/ Godfrey Payton Consultants	Object				Site in Corley	Insufficient housing allocations when considering the need to accommodate housing units cascading down from both Coventry and Birmingham. I consider that additional housing allocations should be included in the emerging plan and that this should include additional infill sites in several of the smaller rural centres including Corley. <b>SITE IN CORLEY SUBMITTED</b>	Corley currently lies within Green Belt. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release.
DLP25	Karl Langley	Object		LP39 & 40			I have no wish to see the destruction of Atherstone, the home of my ancestors by developments such as these. I've seen enough damage done already by demands on a limited infrastructure and don't wish to see further developments that are detrimental to the town or the people just to benefit the political and financial aspirations of local or national government. I would like to see the document scrapped and the parasites that are behind it burn in hell, but maybe the latter is beyond the remit of the document. Either way I'm sure you understand	Noted. Development and Plan proposed to address housing and employment land needs, demands and growth as required by Central Government Policy. Issue of "benefitting the political and financial aspirations of local or national government" does not apply to Local plan process and is not a matter that determines Local Plan Policy or site allocations. Religious beliefs and personal, individuals, cultural outcomes and expectations for after life also irrelevant to Local Plan process, except in so far as infrastructure needs such as cemetery expansion required. Infrastructure is a key issue that is being addressed through the IDP. Board Report addresses some of these issues. No change proposed.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP25	Karl Langley	Object					The infrastructure can't sustain the development.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Board Report addresses some of these issues. No change proposed.
DLP26	David Mahoney	Object		LP40, LP2,LP3,L P5, LP6, LP8,LP10, LP22, LP23			I do not support the local plan, the proposed plan will lead to the building of 5,000 extra homes in the Polesworth area, this level of house building will have a significant impact on the character of the local area. The existing amenities such as schools and doctors surgery are not able to cope with the present demands, the road infrastructure is totally inadequate for the existing demand, public transport is inadequate and not able to provide a suitable alternative to the car. The local plan also puts all of the burden for future house building on the A5 corridor and takes no account of the local people in this area that have all the disruptions and inconvenience that come with such housing developments.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Ongoing discussions with Highways England, County Highway Authority, A5 Partnership, DOT, LEP's and Developers to address road infrastructure needs and issues.
DLP26	David Mahoney	Object		LP40, LP2,LP3,L P5, LP6, LP8,LP10, LP22, LP24			Continued from above: This has been the case for a number of years now with the development of the Birch Coppice site the construction of the M42 motorway, on top of that the local residents before long will have the disruption of High Speed 2 to contend with. It should be a given that this future housing burden is shared equally across the borough this includes looking at the south of the borough to see if some of the future house building could be accommodated in this area. House building on this scale should not be allowed within a small geographical area and should be allocated equally across the borough. The road infrastructure through Polesworth is not suitable for the level of traffic that it currently carries this is especially the case when there is any disruption on the A5 and articulated lorries use Polesworth as a diversion route.	As above
DLP26	David Mahoney	Object		LP40, LP2,LP3,L P5, LP6, LP8,LP10, LP22, LP25			Continued from above: The three canal bridges that are on this route are not suitable for this type of vehicle and it is only a matter of time before there is a serious accident on one of these bridges. The extra traffic that the proposed housing developments will only increase the likelihood that this will happen. The proposed housing to the east of Polesworth which has already accommodated an extra 144 homes is of concern this will have a significant impact on the local drainage the existing infrastructure is not adequate and is not maintained to ensure that surface water is dissipated effectively.	As above
DLP26	David Mahoney	Object		LP12	Employment Areas		This development should not be extended any further until it's impacted on the local community is fully assessed.	Noted. Plan is addressing employment land needs and shortfall through new site allocations. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP26	David Mahoney	Object		LP27			I do not support the removal of existing rail infrastructure in light of the inadequacies with the local road infrastructure we should be expanding the rail infrastructure not allowing this to be reduced.	Noted. No existing rail infrastructure proposed.
DLP26	David Mahoney	Object		LP40		Polesworth / Dordon sites and Land to West of J10	I do not support the employment allocations due to the reason given above.	Noted. Plan is addressing employment land needs and shortfall through new site allocations. See above.
DLP27	Pauline Towner	Object		LP1-40		Polesworth and Dordon Proposals	I wish to submit against the proposal to build developments of large number of houses in the beautiful countryside adjacent to the villages of Polesworth and Dordon. Also, the proposal to build another large amount of houses at Robeys Lane. Over the years this area has had enough disruption to our lives with the building of the M42, the Birch Coppice and Atherstone Industrial Estates with the associated heavy goods and continental transport vehicles. HS2 is now a possibility and the work around Dordon, Birchmoor and Polesworth with the major works to make the crossing of HS2 and the M42 with the fear of road and motorway diversions onto our local roads is terrifying. It is my opinion that the area cannot sustain housing and infrastructure developments of this size. Small developments are already being built or proposed. Our Doctors, hospitals, schools, roads are already stretched to the limit.	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate.
DLP27	Pauline Towner	Object		LP1-40		Polesworth and Dordon Proposals	Continued from above: We do not have proper provision for elderly people either socially, mentally or proper dedicated housing accommodation. Our roads are at capacity from the extra commercial warehousing and industry at Birch Coppice and Atherstone on the doorstep. This development will not only affect the local people of Polesworth and Dordon but the satellite villages who already have to use the same overstretched doctors and facilities with no alternatives. University Hospital Coventry parking is always full and we have no other means to get there other than by car. George Elliott has a similar problem. Life is already difficult enough with village buses awkward and badly routed do not cater for real people who need them. Why should this area take the brunt of Birmingham and Coventry's West Midlands requirements.	Continued from above: Where available and deliverable brownfield sites will contribute but there are insufficient to address the level of housing and employment need. OAHN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. Borough aware of HS2 issue but it is a national infrastructure project is outside control of Local Authority. Borough working with County to try and mitigate and manage impact.
DLP27	Pauline Towner	Object		LP1-40		Polesworth and Dordon Proposals	Continued from above: West Midlands has enough "Brownfield" sites to accommodate any amount of homes. BROWN FIELDS BEFORE GREEN FIELD LANDSCAPE.	as above

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP27	Pauline Towner	Object		LP39			This area of North Warwickshire does not need or want development of the size indicated.	Housing need established through Objectively Assessed Housing Needs Assessment (OAHN) and Strategic Housing Market Area study for Coventry and Warwickshire. All areas are affected by housing need and growth. Duty to Co-operate requires the Borough to work positively with adjoining authorities to consider and help address any shortfall they cannot accommodate. Impact reflects Boroughs situation lying within two Housing Market Areas (Coventry's and Birmingham's).
DLP27	Pauline Towner	Object		LP40		Birch Coppice	Already over developed.	Noted. Plan is addressing employment land needs and shortfall through new site allocations. Only limited expansion at Birch Coppice proposed.
DLP28	John Murray	Support				Water Orton proposals.	Re: Area of land shown as allotments to the rear of vicarage lane and adjoining school playing area. Land was shown on HS2 plans as safeguarded area and was to be planted with some screening. At a meeting with HS2 engineers we were told the area has to be kept in reserve as an additional play area for the school. Concerned as the allotments had been included in your earlier plans for housing as part of the school redevelopment. The land has never been part of the school and we were relieved when Cllr Reilly raised this and it was agreed to be removed. Current proposal see it left as allotments but we are dismayed that it is not shown as to be planted with screening as this is important to conceal HS2.	Support noted. Borough aware of HS2 issue but it is a national infrastructure project is outside control of Local Authority. Borough working with County to try and mitigate and manage impact.
DLP29	Karin Cartwright Anslay Common Allotment Association	Object				Anslay Common proposals	It would appear that this Site could be swallowed up by the new large housing development planned for the area and would be lost, to the detriment of the local residents, plot holders, wildlife and the environment generally as all our plot holders operate an environmentally friendly method of gardening. The proposal for 230 houses to the South of Coleshill Road not only includes our Site but also Brett's Hall Allotments and a Sports Ground, all of which are an integral part of the community. We feel that the allotments should be retained, as part of the healthy lifestyle supported strongly by North Warwickshire Borough Council who were instrumental in setting up the North Warwickshire Allotment Federation in 2007 to promote allotmenting. Also, if this housing does go ahead as planned, there may well be a need for even more allotments as there are likely to be householders within this new development who wish to follow the allotmenting ethos.	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. A Concept Master Plan, required by the Proposal will address some of the issues raised. Allotments and recreational areas will be retained or replaced by development, not lost.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP29	Karin Cartwright Anasley Common Allotment Association	Object				Anasley Common proposals	Continued from above: In addition, to the effect to our Site, we feel that there has been insufficient consideration given to the existing infrastructure within Anasley Common to support this development, i.e. roads, doctors' surgeries, shops, schools, etc. In the 20 years I have lived in Anasley Common, there has been a marked increase in traffic volumes on Coleshill Road, not just at rush hour and school run periods, but also there are large numbers of HGV vehicles now using the B4114 (Coleshill Road). All this puts higher volumes of heavy and domestic traffic onto already congested roads and these developments can only make matters worse. I understand that some housing is needed to accommodate our increasing population, but it is the quantity proposed in this part of Warwickshire that is our main concern and the quality of lifestyle for both existing and future residents in Anasley Common.	as above
DLP30	Claire Bellamy	Comment				Baddesley Ensor proposals	Regarding the Employment Allocation, I was unable to find any reference to LP40 so cannot comment.	Support for additional housing noted. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues.
DLP31	A Sweet	Object					With increased building around the villages the traffic through Shuttington is already increasing and the roads are not safe. There is a blind summit by the pub, parked cars along Main Road, a blind corner by a T-junction of New Road. Further building will add to this chaos and will not be in keeping with the village ethos. Keep our village as a small happy community.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. No change proposed.
DLP31	A Sweet	Object					Concerned about car parking standards. P39 of the NPPF sets out the standards and NWBC should revisit and update car parking standards as residents are concerned that not enough car parking spaces are being allocated.	Further work is being undertaken and advice being sought from those carrying out the car parking work for Civic Enforcement.
DLP32	Grendon PC	Object					Concerned about what happens in Grendon and Baddesley. Endorse the housing allocation in Grendon/Baddesley - however this allocation is as the last Core Plan and now we have 86 additional homes in Spon Lane mainly because the Core Plan was not in place at the time. We urge NWBC that the currently designated areas of brownfield (Sparrowdale School and Suckle Hill) must be used as residential before more farmland is given building permission.	Noted but unfortunately the number of houses required across the Borough will require greenfield sites to come forward.
DLP33	Mrs Y Line	Object					I have been to the meetings provided, and have taken my time to ponder all the implications involved with the current proposal. I will add that I acknowledge a need for housing but not quite on the scale the proposals are outlining. I feel any proposals should take time to understand the local area, and not be in knee jerk reaction to government targets, especially since we would be providing as I understand it 'overflow' housing for Birmingham, and there are other councils that can take their fair share. Also if this is to help the off load for Birmingham, what about the locals already wanting houses, it will price them out.	OAHN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. Board Report will address some of these issues.

# North Warwickshire Draft Local Plan Representations

REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP33	Mrs Y Line	Object			Drainage	Ansley Common proposals	Already at the bottom of Ansley Common (Coleshill Road up to Plough Hill Junction) we have problems with localised flooding, the drains along Ansley Common road flood quite quickly, and the manholes that I share with my neighbour property but under the jurisdiction of the Council have in the last year been unblocked twice. These are old drains, I feel that before any building takes place that the drainage issue should be addressed for the whole area in consideration, not parts and definitely not after any building, because money invariably runs out, and who would foot the cost if the builders have no money left. More tarmac and concrete adds to the flooding problems, and already the fields around us help soak away some of the flooding but that's still not adequate.	Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. The IDP for the Plan provides detail on infrastructure needs and delivery. Further work on the IDP is in progress and will be addressed in the Board Report.
DLP33	Mrs Y Line	Object			Infrastructure	Ansley Common proposals	Before any building work takes place, there needs to be a good provision of doctors surgeries. I have heard rumours of a super surgery being built on the old school grounds of School Hill, fantastic if it comes off and can serve the needs of the locals. But it has to be in place BEFORE building of new homes takes place. My local surgery at Chancery Lane has 5,500 patients under the care of 2 GPs, already we struggle to get an appointment on the day you need one. More homes adds to the pressure put on the existing surgeries. The local schools cannot cope with the amount of new families, Nursery Hill could possibly be extended, but they already have trouble parking, in what is an already which is a very dangerous situation, Nathaniel Newton, has horrendous parking long Victoria Road, Michael Drayton School doesn't fair much better as does Galley Common infant school.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. All development cannot be prevented before infrastructure is delivered. Initial Development completion/construction may be enabling delivery of infrastructure through on-site provision or financial contribution. Phased development delivery will enable the infrastructure delivery to address both current and future development infrastructure needs and impacts. No change proposed.
DLP33	Mrs Y Line	Object			Infrastructure	Ansley Common proposals	Continued from above: All have very dangerous roads to the schools, more traffic will compound the problem, they are all waiting an accident to happen. If the dangers can be addressed, and it wouldn't solve walking the children to school, as most parent need to go straight to work and haven't the convenience of staying at home as in the good old days The traffic can get very busy along the main road of Ansley Common and Coleshill Road, just adding more traffic, compounds an already gridlocked Nuneaton. There is no direct access to the fields behind where I live (embankment side) creating access again will clog up and make a busy road even busier, adding to the pollution.	As above
DLP33	Mrs Y Line	Local Area			Local Area		The area I live in is known as being semi rural, this is a village location, and we have an unique community because of it, because the main bulk of the houses are just either side of Ansley Common, we can interact with our neighbours, by walking to school, visiting the allotments and going to the local village shop. The amount of houses being proposed will turn the area into an estate, rather than a village which will destroy the community that we are, it will change completely. A few houses dotted here and there, to help with housing, can be incorporated but a whole estate will sadly destroy the community we have.	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP33	Mrs Y Line				Wildlife		The area behind my house facing Moor Woods, all the way behind us are hedgerows which encourages wildlife, a small thing to those in the habit of making money and profit, when I asked about the birds nesting in Moor Wood, I was told they can move on to Hartshill Wood, my goodness I was surprised and shocked. Now whether this was a tongue in cheek comment, or not, it was disturbing non the less. The area behind the allotments have their own wildlife, we should be protecting their environment, because they may not be 'protected species' each play their role in the circle of life. More houses lead to more pollution, again though a whole estate is adding to that, cutting down trees and hedges are taking away our lungs of the area.	Noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust.
DLP33	Mrs Y Line				Wildlife		Continued from above: On the proposed plans, it looks as if it will take away the old disused train track route, (no tracks just a footpath) which has become a vital walking path, for those who like to walk the dogs, feel closer to nature, I've seen cyclists use the route, and it's even mentioned in North Warwickshire walking leaflets. Again wildlife abounds along this embankment.	As above
DLP33	Mrs Y Line				Conclusion	Ansley Common proposals	To conclude, I'm not against housing, it's needed, but I feel everything infrastructure wise needs to be in place, we are one of the 'poorer' communities in North Warwickshire, and we seem to be at the bottom of the list to get the needed infrastructure. It would be nice if housing were spread equally around, especially the more expensive areas, it would be fair to everyone, and that the surrounding councils such as Solihull take their fair share for the Birmingham offload. Please, please, think very carefully when reviewing these proposals, please don't destroy our village by making it into an estate, and destroying the local wildlife and woods along the way. Please find some compromise in keeping with the area and keep the essence of our village that is Ansley Common.	Issues noted.
DLP34	Colin Wilkinson RSPB					Ansley Common proposals	Change requested: No land at Ansley Common identified by Warwickshire Local Wildlife Sites Panel as a potential LWS should be allocated for housing development, unless and until the Warwickshire Local Wildlife Sites Panel (or Council) staff have been able to carry out full ecological surveys of that potential interest. If those surveys demonstrate any parts of the site meet criteria for LWS designation, those areas should not be allocated for development. They should be classified as full Local Wildlife Sites, be shown as such on the Proposals Map, and thereby fall under the protection of the draft Local Plan policies.	Noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP35	James Fox HS2 Ltd			LP27			Thank you for consulting HS2 Ltd on the above matter we have the following comments and observations to make. It is noted that Policy LP27 'Railway Lines' deals with the issue of High Speed Rail and that the line of the proposed HS2 Phase One safeguarded route through the Borough is shown on the Proposals Map. The policy and paragraph 12.15 also refer to the Phase Two line of route and how the formal announcement of the route was expected in November 2016. As you will be aware on 15th November 2016 the government formally announced the preferred route for Phase 2b. The announcement supersedes all of the maps previously produced in 2013. As you will also be aware The Secretary of State for Transport simultaneously issued Safeguarding Directions for the Phase 2b route.	Issues noted. HS2 safeguarding areas and appropriate Reasoned Justification Text noting the requirements of the Safeguarding Directions will be included in Plan and Proposals Map.
DLP35	James Fox HS2 Ltd			LP27			In line with the guidance for LPAs on Local Plans in preparing any Development Plan Document, the area safeguarded by the Safeguarding Directions should be taken into account and where a Safeguarded Direction is taken into account in a Local Plan, it should be represented on the Policies Map (in accordance with Regulation 9 of the Town and Country Planning (Local Planning) (England) Regulations 2012 (as amended)). Adding information about the extent of the safeguarded area on the Policies Map is helpful for those considering development in the area. However, it is important to note that the requirements of the Safeguarding Directions apply, in the circumstances described above, regardless of whether the safeguarded area is identified on the Policies Map. Local Plans should state that the Safeguarding Directions have	As above
DLP35	James Fox HS2 Ltd			LP28			Continued from above: been made by the Secretary of State for Transport. They are not proposals of the LPA and the route in question will not be determined through the development plan process. The route will be considered in Parliament under hybrid Bill procedures, which will provide appropriate opportunities for petitions to be made to Parliament by those directly affected by the scheme.	As above
DLP36	Roger Cartwright			LP39		Health, schools, general infrastructure		Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. No change proposed.
DLP36	Roger Cartwright					Highways	Roads are totally inadequate to meet the needs of current housing levels, let alone increased traffic generated by new development. Cars park half on/half off roads which were never designed to take the density of traffic so traffic jams are experienced most of the day. Noticeable increase in HGV's going to Ridge Lane which adds to the traffic congestion.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP36	Roger Cartwright					Allotments	Allotments have been incorporated into the plan to deliver 230 houses. To put an access through St Johns Close would be a non-starter as existing traffic can't cope. The housing proposals are a contradiction of the North Warwickshire Allotment Federation.	Concerns Noted. A Concept Master Plan, required by the Proposal will address some of the issues raised. Allotments and recreational areas will be retained or replaced by development, not lost. Further infrastructure will be delivered through financial contributions and local authority investment to address any issues arising, where necessary and appropriate.
DLP36	Roger Cartwright			LP40			Not available for comment on the night of display in the school - 5/12/2016	Noted.
DLP37	No name given	Object		LP1-40		Water Orton proposals	Constant destruction of local communities making way for immigrants to have local housing. This policy is not supporting local British people. Water Orton is already been destroyed by HS2 and should be exempt from any development due to the intrusive nature of HS2. Councils will not listen to locals views that's why people don't fill these forms in. Central government is a dictatorship.	Housing need established through Objectively Assessed Housing Needs Assessment (OAHN) and Strategic Housing Market Area study for Coventry and Warwickshire. All areas are affected by housing need and growth. Duty to Co-operate requires the Borough to work positively with adjoining authorities to consider and help address any shortfall they cannot accommodate. Impact reflects Boroughs situation lying within two Housing Market Areas (Coventry's and Birmingham's). The local housing requirement is still a priority to address. No change proposed.
DLP38	Bev Woollaston Nether Whitacre PC	Object					Nether Whitacre Parish Council (NWPC) has serious concerns that the rural character of the Borough will be significantly affected if the Borough has to accommodate the proposed number of houses outlined in the Draft Local Plan. It is also our view that significant improvements to infrastructure could also impinge on the appearance of the Borough.	Noted. Housing need established through OAHN and Strategic Housing Market Area study for Coventry and Warwickshire. Duty to Co-operate requires the Borough to work positively with adjoining authorities to consider and help address any shortfall they cannot accommodate. Impact reflects Boroughs situation lying within two Housing Market Areas (Coventry's and Birmingham's). Infrastructure is a key issue that is being addressed through the IDP. Board Report addresses some of these issues. No change proposed.
DLP38	Bev Woollaston Nether Whitacre PC	Support		LP2			Category 4 Other Settlements with a development Boundary - We are pleased that Whitacre Heath is included in Category 4 Category 5 - Outside of the above settlements - We support parts A and B	Support Noted
DLP38	Bev Woollaston Nether Whitacre PC	Support		LP3			NWPC supports the Community Right To Build option contained within part 4 of the policy and that such houses would be locally affordable and in perpetuity. We support part 5b and c. We strongly believe that the 30% figure should be adhered to.	Support Noted
DLP38	Bev Woollaston Nether Whitacre PC	Object		LP6			The provision of infrastructure is important but should not result in the loss of the rural character of the Borough.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Other Plan policies address rural character and control over development. Current National Green Belt constraints development across Borough, hence focus on the area outside . Board Report addresses some of these issues. No change proposed.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP38	Bev Woollaston Nether Whitacre PC	Object		LP7			We agree that there should be a more efficient use of land but strongly believe that this must not compromise the quality of the environment. The floorspace of housing schemes should not be increased if the number of dwellings is lowered through negotiation.	Noted. Development Management policies address design issues at planning application stage.
DLP38	Bev Woollaston Nether Whitacre PC	Object		LP9			In our view it is essential that applications for housing development should be supported by a viability appraisal but the appraisal should be verified independently.	Where there is disagreement between the amount of provision and the amount being proposed a viability assessment is requested and the District Valuer is asked to provide independent advice,
DLP38	Bev Woollaston Nether Whitacre PC	Support		LP18			Fully support this policy.	Support Noted
DLP38	Bev Woollaston Nether Whitacre PC	Object		LP19			We would like to add the SSSI in Birmingham Road to the list and to have the Colin Teall Wood designated also.	Amendment request noted
DLP38	Bev Woollaston Nether Whitacre PC	Object		LP20			This policy should be called Open Spaces and Green Spaces to reflect the fact that not all spaces designated are green.	Amendment request noted
DLP38	Bev Woollaston Nether Whitacre PC	Support		LP32			NWPC supports this policy.	Support Noted
DLP38	Bev Woollaston Nether Whitacre PC	Support		LP35			We support the requirement for SUDS schemes to be incorporated into development. They should be fully enhanced to attract wildlife.	Support Noted
DLP38	Bev Woollaston Nether Whitacre PC	Object		LP36			Appendix X is not included in the Draft Local Plan. We are strongly of the view that the required provision of 2 car spaces per dwelling is totally inadequate for 3-5 bed dwellings. The car parking standards must be revised.	Further work on car parking standards is being investigated.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP38	Bev Woollaston Nether Whitacre PC	Object		LP40			We oppose both policies. We strongly disagree that Power Station B site should be allocated for employment land. It is Green Belt land and although the quality of the land is not attractive its designation helps to check the unrestricted sprawl of Hams Hall. We are also of the view that to use the site for employment would exacerbate the existing traffic problems in the area and resulting in that traffic deflecting away from the area and through our parish.	Power Station B now has planning permission for employment use.
DLP38	Nether Whitacre PC	Object					Nether Whitacre Parish Council (NWPC) has serious concerns that the rural character of the Borough will be significantly affected if the Borough has to accommodate the proposed number of houses outlined in the Draft Local Plan. It is also our view that significant improvements to infrastructure could also impinge on the appearance of the Borough.	Noted. Housing need established through OAHN and Strategic Housing Market Area study for Coventry and Warwickshire. Duty to Co-operate requires the Borough to work positively with adjoining authorities to consider and help address any shortfall they cannot accommodate. Impact reflects Boroughs situation lying within two Housing Market Areas (Coventry's and Birmingham's). Infrastructure is a key issue that is being addressed through the IDP. Board Report addresses some of these issues. No change proposed.
DLP38	Nether Whitacre PC	Support		LP2			Category 4 Other Settlements with a development Boundary - We are pleased that Whitacre Heath is included in Category 4 Category 5 - Outside of the above settlements - We support parts A and B	Support noted.
DLP38	Nether Whitacre PC	Support		LP3			NWPC supports the Community Right To Build option contained within part 4 of the policy and that such houses would be locally affordable and in perpetuity. We support part 5b and c. We strongly believe that the 30% figure should be adhered to.	Support noted.
DLP38	Nether Whitacre PC	Comment		LP6			The provision of infrastructure is important but should not result in the loss of the rural character of the Borough.	Noted
DLP38	Nether Whitacre PC	Comment		LP7			We agree that there should be a more efficient use of land but strongly believe that this must not compromise the quality of the environment. The floorspace of housing schemes should not be increased if the number of dwellings is lowered through negotiation.	Noted. Development Management policies address design issues at planning application stage.
DLP38	Nether Whitacre PC			LP9			In our view it is essential that applications for housing development should be supported by a viability appraisal but the appraisal should be verified independently.	Noted. Policy provides flexibility to address viability on a site by site basis subject to appropriate appraisal. Assessment only necessary if development proposal/application seeks to provide less than Policy requirement/target.
DLP38	Nether Whitacre PC			LP18			Fully support this policy.	Support Noted.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP38	Nether Whitacre PC			LP19			We would like to add the SSSI in Birmingham Road to the list and to have the Collin Teall Wood designated also.	Noted. LNR's are publicly owned and managed sites only. All district and county councils have powers to acquire, declare and manage LNRs. Parish and town councils can also declare LNRs but they must have the powers to do so delegated to them by the principal local authority. To qualify for LNR status, a site must be of importance for wildlife, geology, education or public enjoyment. Some are also nationally important Sites of Special Scientific Interest. LNRs must be controlled by the local authority through ownership, lease or agreement with the owner. The main aim must be to care for the natural features which make the site special. Private sites can be classed as Nature Reserves if ownership/control transferred. No change proposed.
DLP38	Nether Whitacre PC			LP20			This policy should be called Open Spaces and Green Spaces to reflect the fact that not all spaces designated are green.	Noted. Simply a general catch all term, not necessarily specifying wholly and solely "green" spaces. Nevertheless, most sites shown on Maps are green in terms of tree'd areas, gardens, grassed areas or verges etc. No change proposed.
DLP38	Nether Whitacre PC			LP32			NWPC supports this policy.	Support Noted.
DLP38	Nether Whitacre PC			LP35			We support the requirement for SUDS schemes to be incorporated into development. They should be fully enhanced to attract wildlife.	Support Noted.
DLP38	Nether Whitacre PC			LP36			Appendix X is not included in the Draft Local Plan. We are strongly of the view that the required provision of 2 car spaces per dwelling is totally inadequate for 3-5 bed dwellings. The car parking standards must be revised.	Noted. Further work underway. Current standards applied as a minimum, but Policy is applied flexibly to reflect lack of public transport services and greater car ownership impact to avoid on-street parking issues.
DLP38	Nether Whitacre PC			LP40			We oppose both policies. We strongly disagree that Power Station B site should be allocated for employment land. It is Green Belt land and although the quality of the land is not attractive its designation helps to check the unrestricted sprawl of Hams Hall. We are also of the view that to use the site for employment would exacerbate the existing traffic problems in the area and resulting in that traffic deflecting away from the area and through our parish.	Noted. Power station B site has received planning consent and confirmation of release from Green Belt by SoS. Proposal will be deleted from plan to reflect current situation.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP39	Lee Brierley	Object				Grendon, Polesworth and Dordon proposals.	Opposed to the sheer scale of development that is being proposed. I cannot see how in the excess of 6000 new homes is proportionate in relationship to the requirements of the Villages. It will also dispense with the Village life that we are a custom, which will result in them becoming Towns. I believe this proposal to be a commercial decision as opposed to a genuine decision in the interest of the local community and therefore cannot see any sense in it!	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Housing need established through Objectively Assessed Housing Needs Assessment (OAHN) and Strategic Housing Market Area study for Coventry and Warwickshire. All areas are affected by housing need and growth.
DLP39	Lee Brierley	Object				Grendon, Polesworth and Dordon proposals.		Continued from above: Duty to Co-operate requires the Borough to work positively with adjoining authorities to consider and help address any shortfall they cannot accommodate. Impact reflects Boroughs situation lying within two Housing Market Areas (Coventry's and Birmingham's).
DLP39	Lee Brierley	Object			Infrastructure		The local infrastructure cannot cope. Traffic is already backing up weekdays outside our home in both directions on Watling Street. The private access slip road outside is 30mph. However vehicles including commercial vehicles are now travelling at speed and are now using it as a Rat Run to try and jump ahead of the traffic queues. I fear for my children's and my elderly neighbours safety! Not only is the road network failing, The Doctors, Dentists and Schools are struggling to cope. I agree with my MP Craig Tracey's view that now we have triggered Article 50 to leave Europe we should wait and see how Brexit affects the housing needs before making any further decisions in respect of provision. I respectfully ask you to seriously re think these proposals with your conscious and look at them through the eyes of the community as opposed to Commercial Opportunity for those who prosper in the eyes	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. OAHN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. No change proposed.
DLP39	Lee Brierley	Object			Infrastructure		Continued from above: of Commercial Gain. The proceeds often get re distributed or invested elsewhere and not within the local community. Therefore the community loses on all fronts. I know I am only one voice but one I feel should be heard.	As above
DLP39	Lee Brierley	Object					On another note the Area's proposed for the building of the new dwellings are rich in wildlife. I have personally witnessed many species of Bird including Green and Spotted Woodpeckers, Owls, Thrush, and all members of the Tit family. There are also Crested Newts frequenting areas of wetland. To remove their habitat for mine and future generations to enjoy their splendour is a crime in itself.	

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DLP40	Peter Elliman	Object	LP1-40			Water Orton School Site	<p>I do not see how it can be appropriate to develop housing on a site that due to its proximity to HS2 is seemingly not deemed suitable to be used as a school. School usage only occurs for a limited number of hours a week whereas residential usage will be continuous 7 days a week so housing (and in particular the children in families living in the housing) built on this site will be impacted more by HS2 than school usage would be. In the event this view is disregarded, then any housing development on the site should be confined to the current building footprint as shown by green dotted line on the draft plan and should not include the open playing field areas which should be retained as open space. The current site has a road frontage adjoining 57 Attleboro Lane and this road frontage should not be used as a vehicular access to any development on the school site as the number of vehicles using any new road will</p>	<p>Noted. Existing housing already exists in close proximity to HS2 route. New development will need to take HS2 into account. New occupiers/purchasers will be aware of presence of HS2. Impact of new housing will be significantly less than HS2. School will have generated significant traffic movements comparable to housing development. No change proposed.</p>
DLP40	Peter Elliman	Object	LP1-40			Water Orton School Site	<p>Continued from above: radically alter the nature of Attleboro Lane from the quiet cul de sac it is now to a much busier roadway. Attleboro Lane will be hugely impacted by HS2 and whilst that is outside the control of the Council, the Council has the ability not to add further misery and disruption to local residents by not allocating the school site as a residential development site.</p>	<p>as above</p>
DLP41	Mancetter PC	Comment /Support					<p>Mancetter Parish Council (MPC) welcomes the progress that is being made on the new Local Plan (LP) by North Warwickshire Borough Council (NWBC). The relationship between the LP and the emerging Mancetter Neighbourhood Plan (MNP), is very important and it is requested that NWBC considers the comments set out below not only in relation to the LP. The overall approach to new development in the Atherstone with Mancetter sub area is supported, especially the recognition that the capacity for new development of any sort in the Parish of Mancetter is limited. In addition, the strategic emphases on sustainability, quality of life and the quality of new development etc., as reflected in the Strategic Objectives and overall policies, which reflect and complement the MNP, is supported. However, there are two elements of the LP where the PC has concerns and request that early consideration is given to amendments such that the relationship with the MPN is more explicitly recognised.</p>	<p>Noted relationship between Local Plan and emerging neighbourhood plan. Issues noted.</p>
DLP41	Mancetter PC	Comment /Support			Settlement Hierarchy		<p>The first concern relates to Ridge Lane. NWBC has supported the definition of a settlement boundary for Ridge Lane in the emerging MNP and the identification of a potential housing site for up to 15 dwellings. It is requested, therefore that Ridge Lane is redefined as a Category 4 Settlement and that is included as such in Local Plan Policy LP2, in Policy LP 39 (Housing Allocations) with an allocation of 15 dwellings and that the site is detailed in Section 15 (Category 4 Settlements), with a specific SAP Site Proposal (RL1). As stated in the MNP, Ridge lane is considered to be sustainable location for appropriate small scale development. Although there is no desire or justification to extend the built-up area into open countryside, it is considered that the definition of a settlement boundary would recognise the built form of the village and help to direct development opportunities within the existing built up area.</p>	<p>Noted relationship between Local Plan and emerging neighbourhood plan. Issues noted. Ridge Lane to be considered for inclusion as Category 4 Settlement.</p>

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DLP41	Mancetter PC	Comment / Support			Settlement Hierarchy		Continued from above: The provision of small scale market housing, with a focus on smaller units (including bungalows) suitable for young families or older people, could add further to local housing choice. This approach reflects, the existing Core Strategy (Policy NW1) by enabling a small-scale housing development to help regenerate and support the rural economy and it complements the approach in the emerging Local Plan where it is stated (para 2.20) that the needs of villages and hamlets should be catered for "...in a sensitive and innovative way".  The second concern is over the treatment of land to the south east of Mancetter, where there is currently pressure for an unsuitable and inappropriately sited chicken rearing unit. It is acknowledged and welcome, that the current dwelling requirement can be met without the allocation of sites around Mancetter village, most of which are unsuitable because of heritage and landscape constraints. However, as outlined in Community proposal SB CP1, it is recognised that the only location with the potential for longer term development, possible beyond the period for the emerging Local Plan (2031) is the land that is subject to the current planning application/appeal for the large-scale chicken rearing unit. MPC requests, therefore, that the emerging local Plan refers to the need to protect this area from inappropriate development that could prejudice a future long term consideration for new housing. However, for the	As above
DLP41	Mancetter PC							Noted relationship between Local Plan and emerging neighbourhood plan. Issues noted. Sufficient land currently allocated to address housing and employment needs. No change proposed.
DLP41	Mancetter PC							As above
DLP42	John Fox						I would like to comment on planning policy in the locality. It seems you are determined to surround the village of Baddesley Ensor with numerous ugly industrial sites it is almost impossible to enter or leave the village without passing some sort of industrial development. The smell from the site at the top of Merevale Lane is some times overpowering. The Jaguar Land Rover site is proving to be a problem as was indicated at it's inception with large car carriers coming up from the A5 and slowing down traffic flow. The Birch Coppice Industrial Estate is growing at an enormous rate thereby causing nuisance and a very unpleasant environment not only to the people who live near it - who incidentally have had massive industrial units built extremely close to their homes which interferes massively spoiling their lives, and hems	Concerns noted. Housing need established through Objectively Assessed Housing Needs Assessment (OAHN) and Strategic Housing Market Area study for Coventry and Warwickshire. Employment land needs assessed through Employment Land Review/Housing and Economic Development Needs Assessment. All areas are affected by housing and employment need and growth. Duty to Co-operate requires the Borough to work positively with adjoining authorities to consider and help address any shortfall in housing or employment land they cannot accommodate. Impact reflects Boroughs situation lying within two Housing Market Areas (Coventry's and Birmingham's). Site at Baddesley had benefit of extant planning consent, difficult to therefore oppose. Plan's Development Management Policies aim to address and mitigate impacts of development where possible, necessary and appropriate.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP42	John Fox					Continued from above: them into an industrial nightmare when before they had relatively open views. Also the vista from Hilltop Baddesley and surrounding areas has been badly blighted by the over building of this industrial estate not to mention the noise and light pollution coming from it. You have managed to turn what was a relatively pleasant area into an eyesore and a future industrial slum with an abundance of juggernaut lorries causing disruption on the A5. And furthermore you are not finished yet with the building of another estate next door causing more traffic problems due to the entrance traffic lights only being metres from the main entrance lights and more unsightly units – a very knowledgeable decision or what? I think not.	as above	
DLP42	John Fox					All this to employ a very few people, as it has been proved that for all the disruption no one gains just loses, as the environment is affected traffic is affected the general health and well being of the area decreases with industrial use. It would appear that to gain a qualification in planning these days one has to be unimaginative and completely ignorant of the quality of life of local citizens and the surrounding area. From what I can discern you still have not finished blighting the area with unwanted developments and are to continue chucking up eyesores willy nilly on green field sites without a care for the wishes of the local inhabitants. The Birch Coppice development was a grossly bad decision which has caused the locality to become an industrial slum because you pandered to the wishes of	Housing need established through Objectively Assessed Housing Needs Assessment (OAHN) and Strategic Housing Market Area study for Coventry and Warwickshire. Employment land needs assessed through Employment Land Review/Housing and Economic Development Needs Assessment. All areas are affected by housing and employment need and growth. Duty to Co-operate requires the Borough to work positively with adjoining authorities to consider and help address any shortfall in housing or employment land they cannot accommodate. Impact reflects Boroughs situation lying within two Housing Market Areas (Coventry's and Birmingham's). Borough cannot simply ignore National Planning Policy Guidance as sites can come forward through the Planning Appeal process, through requirement to have an ongoing 5 year supply of housing	
DLP42	John Fox					Continued from above: ignorant developers. It would be in my opinion a good thing to have the Planning Department Personnel all fired and a more caring and knowledgeable team taken on it's place.	Continued from above: sites/consents, irrespective of local sensitivities, of which the Planning Department are more than aware.	
DLP43	Michael Charles Featherstone-Dike Maxstoke Estate	Object		LP27		Object to the safeguarding of the Hampton to Whitacre Line. My client owns a substantial landholding on both sides of the proposed safe guarded area. Safeguarding would severely detriment the operations on the estate. The track was removed in 1951 and the route has been incorporated into the natural landscape. The width of the track would not be of sufficient capacity for modern rail requirements and the work needed to bring it up to standard would be significant and affect large amounts of residential property as to be unviable - therefore my client wishes to object in the strongest possible terms.	Concerns noted. Proposal is simply to safeguard current former route to enable opportunity for re-use in future if required. Common planning practice nationally on former rail routes. Potential of significant growth to the south (outside of Borough) supports future proofing potential for economic growth opportunities, or infrastructure opportunities. No change proposed.	

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP44	Stuart Day	Object		LP1-40	General Infrastructure		I feel that the local plan in its current form will only benefit housing developers. In no way does the local plan reassure residents like me that we will still have the access to services that we currently have. Figures are vague and I worry that once you begin building on green fields it simply won't stop. There is not adequate provision for highways (bridge over railway by Aldi warehouse for example), health care (doctors surgeries), schools, police and other emergency services. The number of dwellings that the Borough are happily promoting will change the face of Atherstone forever. No longer a small market town fit for purpose and meeting local need but a large town struggling to meet the needs of a rapidly increasing population. My overall concern is that the local plan focuses too much on the need for housing and not the infrastructure required to support and sustain such a drastic rise in population. It is	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. The IDP addresses infrastructure needs and delivery priorities and approaches. Development will have to address infrastructure impacts through appropriate, necessary on-site delivery or financial contributions through S106 obligations. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Board Report will address some of these issues. No change proposed.
DLP44	Stuart Day	Object		LP1-40	General Infrastructure		Continued from above: like the housing companies have written the plan with no foresight in to the impact the dwellings will have, apart from lining their own pockets of course. Atherstone is a town built on heritage, close knit communities and a pride in our proximity to the green fields of North Warwickshire. Soon Atherstone will be another over populated, under resourced housing developers dream. The owners of these housing companies will be literally licking their lips at the prospect of building in the green fields of Atherstone. They know that once a council gives in the land will continue to be made available. The local plan, gives me no confidence that anyone in the Borough council is putting current, tax paying residents views first. Don't sell out so cheaply. Surely a local plan would be better outlining how the Borough plan to tackle the issues already facing residents let alone inviting over 9000	As above
DLP44	Stuart Day	Object		LP1-40	General Infrastructure		Continued from above: additional people in the area? Keeping the fields green, ensuring local infrastructure is in place for current residents and reconsidering the expansion in population would be a much better local plan than the one currently in place that will only fund a housing developers CEO's second holiday home, that will ironically be somewhere nice and rural with a steady population and a great infrastructure. Just a thought.	As above
DLP44	Stuart Day	Object		LP39	Housing		Concerns about the huge development either side of Holly lane and the football club development. Agree with developing the brownfield sites that have been an eye sore for some time. Why such large numbers? Why green fields? Why Atherstone? Merevale estate has lots of land that's not on a flood plain!	Atherstone with Mancetter is a market town in the settlement hierarchy. So naturally more development should be targeted to this area as it has a wide range of services and facilities. Brownfields sites development is key but cannot take all of the housing that is required.
DLP44	Stuart Day	Object		LP40	Employment		Don't need to live in Atherstone to work in Atherstone. There should be no link made between housing numbers and development of employment opportunities. Jobs in the area are good but please redevelop brownfield sites.	The link between housing provision and employment land is made through the NPPF. There is insufficient brownfield sites to deliver the amount of housing required.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP45	Admanda Casey	Object		LP1-40			I cannot say whether or not I support it as many of the issues are not clear to me. These are very complex issues and the amount of information is very large with significant implications for the area.	Noted. We will endeavour to try and explain the documents in more detail for the next version of the Plan.
DLP45	Admanda Casey	Object			Core Strategy		The Core Strategy, adopted in 2014, identified that Old & New Arley (Category 3B), would require 90 new homes (page 26: 7.16). A number of houses have been built in the villages in the past few years so what is the current shortfall from this number i.e. how many new homes still need to be delivered to meet this number?	No more housing is being advocated through the current Draft Local Plan. There has been 837 dwellings built since 2014 and 1973 amount have planning permission. (31/03/17)
DLP46	Stephen Cole	Object			Infrastructure		I'm sorry but I don't agree with the number of houses to be built, yes houses are needed but the numbers being talked of is ridiculous. Atherstone has a one street town centre and can not cope with a population increase of over 25%. I work shifts when I'm off I struggle to park as it is, even the council has commandeered parking spaces during the week in a 'public' car park. We now have no police station, ambulance station at Dordon closed, have to wait weeks for a doctors appointment, there is talk of closing the A&E in Nuneaton, just how are we expected to cope! A new school was built and now we are told it's too small(wheres the planning!);I work in Tamworth and have the pleasure of traveling the A5 at six o clock in a evening the roads are chock a block as it is. We also have the issue of the bridge leading to TNT and Aldi only a matter of time before someone is seriously injured	OAHN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. No change proposed.
DLP46	Stephen Cole	Object			Infrastructure		Continued from above: which will be expected to take more traffic. if we have the increase in population what amenities are we going to give them? swimming pool will be too small, cinema closed years ago, council trying their best to close the football club all we have is pubs! It seems the councils are not taking the present population into account at all. I know the labour council members voted against the plans, I myself have never voted labour in my life by god if this all goes through I shall be!	As above
DLP47	Mike Pitts	Object			Infrastructure		Having consulted the proposed plan for the Grendon and Polesworth area, I am concerned that the additional traffic that will be created by the development will cause substantial additional load on roads leading towards the A5 junctions at Spon Lane and Long St, Grendon. The A5 is already at peak load in the morning and evening these additional developments will only make things considerably worse. In addition to the above in your environmental plan there should be a proposal to open Polesworth Railway station. This could reduce the traffic coming onto the A5. In the local free paper reference is made to the fact that when building the 6500 houses local services "May" be improved. We are already desperate for medical facilities in this part of the county with the nearest hospital catering for paediatric trauma is in Coventry. Please can you take the above into consideration when finalising your plans	Concerns noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Difficult to increase use and services under current privatised rail system. Fragmentation of service and infrastructure responsibilities mean ability to increase services is out of control of Local Authority. We can encourage and support but not insist, direct or require station services to be provided/improved. Board Report addresses some of these issues. No change proposed.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP48	M J Sherwood	Object		LP1 - 40		Ansley Common	Cannot support these allocations owing to the lack of information about the infrastructure.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. No change proposed.
DLP48	M J Sherwood	Object		LP39			Cannot support this proposal without major road improvement a the main road cannot take any more vehicles without a bypass. Too much pollution through the village.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. No change proposed.
DLP48	M J Sherwood	Object		LP40			No industry in the local area to employ new residents. Retail section in our local towns is in decline - mostly part time employment. No future for mortgage payers.	Disagree. Plan addresses employment need and growth through allocation of employment sites. Local Plan is also delivering more than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, agreed through MOU. Retail in decline nationally due to impact of online shopping. No change proposed.
DLP48	M J Sherwood	Object			IDP	Hartshill/Ansley Common Proposals	No plans for the proposed infrastructure in Ansley Common, Chapel End or Hartshill. Local roads are congested with heavy lorries, vans and cars block the roads especially at school times. Air is polluted more than ever before. Huge to see the countryside vanish without careful consideration.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. No change proposed.
DLP49	Dennis O'Sullivan	Object				Ansley Common	Far too much development in the area already. Traffic congestion destroying quality of life, detriment to health and safety. Planned housing would destroy some of the loveliest country spots in North Warwickshire along with play areas and allotments enjoyed by many. Would be a crime to use good agricultural land and be a sad loss of woodland (Maor Wood).	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. No change proposed.
DLP49	Dennis O'Sullivan	Object		LP1-40			The plan makes much of the borough's unique rural character seeking to protect it from the expansion of surrounding Cities/Towns who are controlled by Councils who I feel are indifferent to the protection of England's rural landscape - yet NWBC seem quite prepared to accept government pressure to add huge numbers of new housing. I have to wonder if there is any wish on the council's part to resist this. Once greenbelt land is lost it is unlikely to be reclaimed. Population growth may stabilise and even reduce over the next few decades.	Housing need established through Objectively Assessed Housing Needs Assessment (OAHN) and Strategic Housing Market Area study for Coventry and Warwickshire. Employment land needs assessed through Employment Land Review/Housing and Economic Development Needs Assessment. All areas are affected by housing and employment need and growth. Duty to Co-operate requires the Borough to work positively with adjoining authorities to consider and help address any shortfall in housing or employment land they cannot accommodate. Few sites in Green Belt affected. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt.

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DLP49	Dennis O'Sullivan	Object		LP39		Ansley Common	Sites to the north and south of existing dwellings in Ansley Common are attractive spots. Provide physical and spiritual benefits to local residents, most of whom can look out daily on them and access them for recreation. To smother them with houses would be awful. Sites towards the edges of towns should be preserved not just for existing residents but for future generations to enjoy without having to travel further afield. Why is the area Reserve 15.6 Hectares listed as greenfield and not greenbelt? If this affords it less protection then I strongly object.	A Concept Master Plan, required by the Proposal will address some of the issues raised. Opportunity to retain and manage Local Wildlife sites and woodland will be part of Master Plan considerations. Safeguarded land required for future potential and flexibility to address housing need/pressure.
DLP50	Lettie Moore Fisher German	Object		LP27			Looking at the Safeguarding of Rail Routes, the route of the former Whitacre Line between Hampton in Arden to Whitacre. I wish to object to the proposal of a possible recreational cycle route, as the dismantled railway is not in the ownership of the local authority and therefore the control to determine this is not within the local authority's power. The dismantled railway is in the ownership of K Edward Wingfield Digby and forms part of the Wingfield Digby Estate. Any recreational cycle route would need to be formed through an agreement, which the estate would not be under any obligation to agree to.	Concerns noted. Proposal is simply to safeguard current former route to enable opportunity for re-use in future if required. Common planning practice nationally on former rail routes. Potential of significant growth to the south (outside of Borough) supports future proofing potential for economic growth opportunities, or infrastructure opportunities. Use as recreational route (Sustrans type cycle way) would be beneficial to local rural businesses, pubs, food outlets, farm shops and leisure businesses. Permissive agreements with landowners would be necessary in such circumstance. No change proposed.
DLP51	Anthony Ross Theatres Trust	Support / Comment		LP1-40			With regards to our remit related to theatres and cultural buildings, the policies in Chapter 11 generally reflect guidance in the NPPF. While we generally support the intent of Chapter 11 and policies LP22 and LP 23, we feel they could be written in a more consistent manner, as each policy and the supporting text refer to slightly different facilities. For clarity, and so that guidelines are clear and consistent, the accompanying text and the Glossary should contain a clear explanation for the term 'community facilities'. We recommend this succinct all inclusive description which would obviate the need to provide examples: community facilities provide for the health and wellbeing, safety, social, educational, spiritual, recreational, leisure and cultural needs of the community.	Comments noted. Glossary update considered.
DLP52	David Wilson	Object		LP39		Ansley Common (Access)	Plan shows access to the allotments from St Johns Road leading to Nursery Road and then Coleshill Road - streets become very busy especially at school times and the other end of the site next to the flats and Fitness Centre is even more congested.	Noted. Access point of site yet to be confirmed/agreed.
DLP52	David Wilson	Object				Building Restriction	Allotments owned by NWBC and if they are built on then the Council has to pay the Treasury the development value but this may have eroded over time.	Concerns Noted. A Concept Master Plan, required by the Proposal will address some of the issues raised. Allotments and recreational areas will be retained or replaced by development, not lost.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP52	David Wilson	Object				Allotment Land	The Council has an obligation to provide allotments and if a new site was found there would be considerable expenses. This would be a waste of money as the allotment site could simply be left as it is. If the council evicts the plot holders they would probably object and seek legal advice from the National Association of Allotments and Leisure Gardeners.	Concerns Noted. A Concept Master Plan, required by the Proposal will address some of the issues raised. Allotments and recreational areas will be retained or replaced by development, not lost. Further infrastructure will be delivered through financial contributions and local authority investment to address any issues arising, where necessary and appropriate.
DLP52	David Wilson	Object				Amenity Value	Ansley Common does not have many organisations providing local facilities but the allotments are one that does - runs a shop, organises an annual show and bonfire event. If allotments move to new site, older members may not move due to transport issues. The Council claims to be an allotment friendly organisation yet is prepared to destroy these allotments.	Concern noted. Allotments and recreational areas will be retained or replaced by development, not lost. See response above.
DLP52	David Wilson	Object				Alternative	Build new housing behind Brett's Hall Estate. Sports ground could be moved to the west - there would be at least 10 hectares available for building. Access would be from the main road - I assume a couple of houses would need to be demolished to get access to the building site - as far as I see it this is the only way to get access on to the building land.	Noted. Access point of site yet to be confirmed/agreed.
DLP52	David Wilson	Object				Reserve Site	Building here would directly affect my view across the valley. Moor Wood would be destroyed. Appreciate some issue cannot be taken into account but I hope the Councillors will take the needs of the residents into account. I do not believe the demand for housing in the area is such that the land described as "reserved" would need to be built on.	No automatic right to retain view. Housing need established through Objectively Assessed Housing Needs Assessment (OAHN) and Strategic Housing Market Area study for Coventry and Warwickshire. Impact reflects Boroughs situation lying within two Housing Market Areas (Coventry's and Birmingham's). Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP53	Philip G Sharpe Inland Waterways Association	Object	Paras. 15.18 & 15.19 and box at 15.20	LP39			Land to north-west of Atherstone off Whittington Lane, Land to the north-west of Atherstone. This allocation should be deleted from the plan. This is a greenfield site in open countryside extending for over half a mile along both sides of the Coventry Canal. The Coventry Canal is nationally valued for its historic structures, as a green corridor for wildlife, and for its amenity and recreational uses. It attracts tens of thousands of visits each year from local people and holidaymakers from home and abroad and is a major component of Staffordshire's tourism industry. The canal towpath is open to the public and provides an accessible footpath and cycle route as part of a long distance network of interconnected waterways now extensively used for leisure boating. This section of the canal enjoys a pleasant rural environment that enhances its attractiveness for recreational use. It includes Lock 8 and Lock 9 of the	Concerns noted. A Concept Master Plan, required by the Proposal will address some of the issues raised. Opportunity for use of Canal corridor as Green Infrastructure route noted. Further discussions underway. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Further work is underway on Historic Environment and will help inform Plan.
DLP53	Philip G Sharpe Inland Waterways Association	Object	Paras. 15.18 & 15.19 and box at 15.20	LP40			Continued from above: Atherstone lock flight and Whittington Road Bridge 46, each of which is a Grade II Listed Building. The longer level pound between Lock 9 and Lock 10, which is just beyond the site boundary, is a popular daytime and overnight mooring for its attractive and tranquil countryside setting. Any built development in the countryside adjacent to the canal system damages the rural setting of the canals that contributes to their heritage interest, wildlife, amenity value and recreational use. The rural environment of the canals plays a vital role in attracting and sustaining the recreational and tourism use of the whole canal system which helps fund its maintenance and contributes to the local visitor economy.	As above
DLP53	Philip G Sharpe Inland Waterways Association	Object					The income from boating and angling activities helps support local businesses and provides a major part of the funding necessary for the Canal & River Trust to maintain the canals for public use and enjoyment. However, intrusive developments alongside the canals and loss of attractive countryside views diminish their amenity value, tourism potential and economic benefits. As well as damaging the heritage, amenity, recreational use, tourism and economy of the canal, IWA considers that this site would also be scenically intrusive, create urban sprawl, involve unsustainable loss of agricultural land, and discourage recycling of more sustainable brownfield sites within the conurbation. The site is not well situated in relation to Atherstone and would require major investment in new road infrastructure to connect it with the town centre and would also require one or more new bridges over the canal which could be visually intrusive and damaging to the setting of the Listed locks and bridge.	Concerns noted. A Concept Master Plan, required by the Proposal will address some of the issues raised. Opportunity for use of Canal corridor as Green Infrastructure route noted. Further discussions underway. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Where available and deliverable brownfield sites will contribute. But there are insufficient brown field sites within the Borough to deliver the housing need, resulting in the necessity to allocate green field, countryside sites.

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DLP53	Philip G Sharpe Inland Waterways Association	Object					IWA considers that the overall housing allocation for the Borough is excessive, that it should not be expected to cater for Birmingham overspill to the extent suggested, and that a less damaging and more accessible and sustainable location for the balance of housing provision required should be considered. Removal of this site would still leave allocated sites more than sufficient to meet the minimum housing requirement of 5280. However, if this site goes ahead then IWA considers that there should be a broad buffer zone along both sides of the canal without built development forming a continuous corridor of open amenity land to help preserve and enhance the canal environment. This corridor could encompass Public Open Space, parkland, woodland, wildflower meadows, sports fields, children's play areas and informal recreation space.	Concerns noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. OAHN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. OAHN based on evidence including 2015 SHMA that Warwick DC Inspector recently accepts and considers to be based on reasonable and soundly based assumptions. Coventry shortfall addressed through Memorandum of understanding between sub-regional group of local authorities. Birmingham shortfall evidenced through Strategic Housing Market Assessment and Local plan examination. MOU with Birmingham to address an element of this shortfall agreed through Duty to Co-operate.
								A Concept Master Plan, required by the Proposal will address some of the issues raised. Opportunity for use of Canal corridor as Green Infrastructure/recreation route noted.
DLP53	Philip G Sharpe Inland Waterways Association	Support		LP1-40 (except LP39)	LP40		These allocations seem logical and avoid the canal side sites at Holly Lane proposed in the Preferred Options and Draft Pre-Submission Site Allocations which IWA had objected to.	Support noted
DLP54	Mr E Shore	Support					I have read the plan and think it is a good plan and I object to nothing. Building is happening in other parts of Britain. I have lived in Atherstone 10 years and it has been going downhill, so the building of houses and estates will make it a nice town again.	Support noted
DLP55	Marcus Keys	Support		LP1-40			Generally support housing and economic growth. Job creation needs to focus on skilled employment as well as logistics. Only concern with housing growth in Atherstone is access on to the A5 and increased traffic/pedestrian access over rail and canal bridges especially at Holly Lane.	Support noted
DLP55	Marcus Keys	Support		LP39			See comments above. Ensure 40% affordable housing on greenfield is enforced.	Support noted
DLP55	Marcus Keys						Increased pressure on A5 is a concern.	Noted

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP56	Jean McDonald	Object		LP1-40			It would be a good idea to have the document proof-read before final publication to prevent howlers such as "sort" rather than "sought". In general I would describe it as aspirational and there is too much encouragement and not enough requirement. Whilst I find it hard to disagree with the aspirations I am not confident that NWBC will enforce the conditions that are associated with development. My experience is that, too often, conditions are made at the planning stage and these are then ignored or removed at a later stage. There is not enough requirement. For example, where space land is removed from the green belt and equivalent area should be added, and should be given additional protection such as registration as village green so that access will be retained. There is not enough emphasis on including sustainable standards such as the use of renewable energy and development of carbon neutral buildings.	Concern over grammar and spelling noted. Time and resources are limited. Final documents will be spell checked and proof-read. Development will have to address infrastructure impacts through appropriate, necessary on-site delivery or financial contributions through S106 obligations. The IDP addresses infrastructure needs and delivery priorities and approaches. Renewable and Low Carbon Energy Resource Assessment and Feasibility Study prepared by CAMCO suggests that 7.5% - 10% renewable energy could be derived locally. Forms part of evidence base and informed Core Strategy. Toolkit available online for developers to use to address issue. No change proposed.
DLP56	Jean McDonald	Object		LP39			In principle I agree that housing should be along the A5 corridor to enable adequate transport links, outside the green belt. Although this will require significant investment in improving the A5 route. Where rights of way are removed they must be replaced by something as good or preferably better. Open spaces should be designated as greens or common land so that the public's right of access to both are protected. Housing should be built in areas where there is employment and commuting will be minimised. Housing developments must also incorporate appropriate infrastructure such as shops, community resources (playgrounds, community halls) and doctors surgeries so that communities develop, rather than simply dormitory areas. Action should be taken to prevent affordable housing being provided for people who do not need it before there is enough for local people who do need it, and being sold off at a profit and being removed from the affordable market. And affordable should mean affordable by people on below NW average incomes.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. PROW's will be retained as appropriate. Board Report addresses some of these issues. No change proposed.
DLP56	Jean McDonald	Object		LP40			I believe that the council should aim to bring employment to the area and that this should not be limited to jobs that are easy to automate such as warehousing as these will not be sustainable in the long (or possibly medium) term. Jobs which are easy to automate will be automated in the future and if this is all that is available then communities will be hollowed out again as they have been in the past, for example with the decline in mining and manufacturing jobs.	Plan allocations enable a range of opportunities to come forward that will potentially satisfy both local and sub-regional needs, at MIRA, Hams Hall and Birch Coppice. Employment Land Review evidence includes assessments of market trends. MIRA focus is on high tech, professional employment opportunities, manufacturing and services.

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DLP56	Jean McDonald	Object		General			A yes/no structure inevitably means that I have to reply no as I cannot agree anything in it's entirety. The whole consultation is very unwieldy and complex and I will be amazed if you get much in the way of response from ordinary members of the public. Inevitably responses will be more likely to come from those who have an interest in development, particularly larger companies who employ their own staff to deal with planning issues. You should therefore find some way to take this into account. Nowhere on this response form does it give me the opportunity to identify what sort of interest I have in the future of the communities of North Warwickshire.	Concern noted. Form provides some structure and guidance only for responses. Full letter submissions accepted as are e-mails. Over 2200 responses received.
DLP57	Stephen Payne	Object			Drainage/ flooding		The higher ground above Anasley Common, namely Brett's Hall wood and the surrounding lands, become saturated during heavy rains and melting snows. The drains quickly become full and cannot cope, this then overflows onto the main road and flows down Anasley Common like a 'river'. I believe the area 19.7ha and area 1.3ha are natural soak ways and concreting/paving these areas will intensify the problem. Adding further drain works to an already inappropriate drainage system will only intensify the problem.	Concerns noted. Proposals will be required to address flooding issues to ensure current run-off is not increased and flood storage and preventative measures will be an integral part of larger proposals. A Concept Master Plan, required by the Proposal will address some of the issues raised.
DLP57	Stephen Payne	Object			Roads		The roads into Nuneaton are inadequate usually resulting in large queues into town at peak times. The addition of hundreds more new homes in Anasley Common and Hartshill will only create more congestion into Nuneaton town centre. The increase in the volume of traffic will increase levels of air pollution and have a detrimental effect on the community and Wildlife.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. No change proposed.
DLP57	Stephen Payne	Object			Road Safety		The proposed exit road for the development 1.3ha is a safety issue. Inevitably there will be parking issues for existing residents and the planning office appears to have a total disregard for the existing community when decisions are being made.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. New developments must provide sufficient parking to address the residents/housing needs. No change proposed.
DLP57	Stephen Payne	Object			Housing		The types of housing that are being proposed for area 1.3ha, 2 storey, 3 storey and 4 storey accommodation, are not in keeping with existing housing.	Development Management policies address design issues at planning application stage. Plan seeks a broad range of housing types, tenures and sizes to address needs.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP57	Stephen Payne	Object			Schools		I believe both schools in the immediate area are oversubscribed. Therefore further development of existing schools, and, or new schools would be required. Not to mention funding for new teachers etc. safety issue already exists at Nursey Hill primary school, where parents are parking vehicles along the main road causing congestion. An expansion or increase of schools locally would lead to more traffic congestion and parking issues. Children and parents may be in danger.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP, including education provision and needs. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and local authority investment to address any issues arising, where necessary and appropriate. Board Report addresses some of these issues. No change proposed.
DLP57	Stephen Payne	Object			Health		Appointment times will be longer with increased housing. Are new medical centres/ doctor's surgeries going to be built?	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.
DLP57	Stephen Payne	Object			Wildlife		Woodland will be destroyed. There are many good walks and rights of way in the area, these are well used by rambblers, dog owners and locals. The wildlife itself which is many and various will be devastated such as Buzzards, Owls, Foxes, Woodpeckers, Hedgehogs, and Bats.	Concerns noted. A Concept Master Plan, required by the Proposal will address some of the issues raised. Further discussions underway. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust.
DLP57	Stephen Payne	Object			Community		Ansley common is rural, we prefer this way to live, rather than an urban environment/housing estate. The change to Ansley common will be disastrous. We have not found a single person, who is in favour of this development. Most are horrified at the thought of living in a large sprawling estate. This development will affect hundreds of existing residents for the worse.	Concerns noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. A Concept Master Plan, required by the Proposal will address some of the issues raised.
DLP57	Stephen Payne	Object			View		Loss of a view from public viewpoints would have a wider impact on a neighbourhood, and such matters ought to be considered.	In general terms loss of views not a planning consideration unless affecting Conservation areas/Listed Buildings and their settings. Nevertheless, where a proposal is required to have a Concept Plan/Master Plan, this may be able to address some of the issues raised. Parish Council or similar need to identify locally important/sensitive vistas and viewpoints at Concept plan consultation stage.
DLP57	Stephen Payne	Support			Other sites	Robey's Lane site	We feel that the housing development at Robeys lane Tamworth ref 66.1ha is a much more suitable site for expansion, due to its layout, and the fact that a new school is proposed, this development could easily be expanded to take more housing.	Support noted.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP57	Stephen Payne	Object			Historic Assessment		An Historic Environment Assessment was published in 2014, where land to the north of 145 Anasley Common was NOT recommended for development. Has this been ignored?	Concern Noted. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Further work is underway on Historic Environment and will help inform Plan. Proposal will need to address and accommodate historic/archaeological issues in developing the site.
DLP57	Stephen Payne	Object			Summary	Anasley Common proposals	Safety and parking does not show the developers in a good light. I hope that all due diligence will be applied to the developers plans, by councillors and council employees. There are only downsides to this development for existing residents, there are NO benefits. Air Pollution will increase, traffic safety will also become an issue. Building works will be an ongoing nightmare, with earthmovers, diggers and lorries going in and out daily, considering the amount of proposed new housing stock, Anasley Common will become a building site!!! The National Planning Policy Framework encourages councils to favour schemes that have been designed in collaboration with communities, perhaps the council could comment on why residents were not communicated with more effectively, early in the process. Existing residents could then be proactive rather than reactive, which as you understand, is creating a lot of friction. Considering the government is creating new Towns and villages with new infrastructure, why is this not put forward by yourselves as a better solution? The ratio of new housing stock, against existing stock is unprecedented.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. Lead in time for establishing a "new settlement" would be too long to address current Development needs. Costs are also likely to be similar or greater than current approach/strategy. No change proposed. Plan consultation advertised in a number of ways through North Talk delivered to all Borough properties, on-line consultation and direct letter or e-mail to over 2000+ individual consultees, agencies and contacts. Also advertised in Local press and consultation period extended over 12 weeks with numerous public drop in sessions including evenings and weekends.
DLP57	Stephen Payne	Object			Summary	Anasley Common proposals	Continued from above: Anasley Common, does not have the infrastructure to cope with this number of houses. To play back onto existing services will be disastrous. The councillors should totally oppose the housing development, at Anasley Common West, for the Local Community whom they represent. I feel that little thought has been given to these plans, and that they are developer driven, and are patently against the best interests of the existing community. I feel that a visit to the site in question would be most appropriate, for those making the decision to destroy it.	as above
DLP58	Terry & Lesley Weeks	Object			Drainage/flooding		The National Planning Policy Framework encourages councils to favour schemes that have been designed in collaboration with communities, perhaps the council could comment on why residents were not communicated with more effectively, early in the process.	Concerns noted. Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. Developments will be required to address their sewerage infrastructure needs. Further work on the IDP is in progress and will be addressed in the Board Report.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP58	Terry & Lesley Weeks	Object			Roads		Existing residents could then be proactive rather than reactive, which as you understand, is creating a lot of friction. Considering the government is creating new Towns and villages with new infrastructure, why is this not put forward by yourselves as a better solution? The ratio of new housing stock, against existing stock is unprecedented. Anasley Common, does not have the infrastructure to cope with this number of houses. To piggyback onto existing services will be disastrous. The councillors should totally oppose the housing development, at Anasley Common West, for the Local Community whom they represent. I feel that little thought has been given to these plans, and that they are developer driven, and are patently against the best interests of the existing community. I feel that a visit to the site in question would be most appropriate, for those making the decision to destroy it.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.
DLP58	Terry & Lesley Weeks	Object			Road Safety		Concerns raised with planning application PAP/2016/0199 - shows a disregard for the existing community, by glossing over problems.	Noted. Planning application granted consent prior to Local Plan publication and Local Plan Strategic Transport assessment. Highway Authority response to planning applications focus on site, not wider strategic implications. If no objection received Local Authority will struggle to refuse on highway/access grounds.
DLP58	Terry & Lesley Weeks	Object			Housing		The proposed types of housing for area 1.3ha, which are 2 storey, 3 storey and 4 storey cannot be considered harmonious in any way with existing housing stock. This is an attempt to maximise profits from a finite area, and the so called affordable housing allocation will trap many residents into unsaleable properties.	Development Management policies address design issues at planning application stage. Plan seeks a broad range of housing types, tenures and sizes to address needs.
DLP58	Terry & Lesley Weeks	Object			Schools		Both schools in the immediate area are oversubscribed at the moment. Considerable development of existing schools, and, or new schools would be required. Not to mention funding for new teachers etc. A safety issue already exists at Nursery Hill primary school, where vehicle parking of parents along the main road causes many problems already. An expansion of this school would lead to an increase in this problem. Similar problems occur at Hartshill School. Having to locate your children further afield will aggravate parents and increase traffic congestion.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.
DLP58	Terry & Lesley Weeks	Object			Doctors		At the moment, it takes at least a week for an appointment, at Springhill medical centre. This will get worse as hundreds more people register. Are new medical centres/ doctor's surgeries to be built? Rumours of proposed closures at George Elliot hospital does not bode well for an increased population.	Infrastructure is a key issue that will be addressed. Development will need to contribute towards GP Health needs. IDP will be addressed in Board Report. Further infrastructure will be delivered through financial contributions and work is ongoing with health services, infrastructure providers to inform IDP and site proposal requirements. Board Report will address some of these issues. No change proposed.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP58	Terry & Lesley Weeks	Object			Wildlife		The area to be destroyed is one of the most beautiful areas in Warwickshire, when it's gone it's gone for ever. The extent of the woodlands, is not shown accurately in the printed maps showing the development. There are many good walks and rights of way in the area, these are well used by Ramblers, dog owners and locals out for a walk. The wildlife itself which is many and various will be devastated. We have witnessed Buzzards, Owls, Foxes, Woodpeckers, Hedgehogs, and finally Bats. Irrespective of what others may think, we personally believe that it would be criminal to destroy such an area. The railway embankment has a well-trodden path down its length, which is kept open by the locals. Do we locals have any rights to this pathway, as we have kept it open for a minimum of 20 years that we know of?	Concerns Noted. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. PROW's will be maintained. No automatic rights of access to use of private land. A Concept Master Plan, required by the Proposal will address some of the issues raised.
DLP58	Terry & Lesley Weeks	Object			Community		Ansley Common has a way of life which is different to large housing estates, we like being rural, out in the sticks if you like. We chose this area to live, rather than an urban environment. The change to Ansley common will be significant, and disastrous. We have not found a single resident, who is in favour of this development. Most are horrified at the thought of living in a large sprawling estate. This development will affect hundreds of existing residents for the worse for years to come.	Concerns Noted. A Concept Master Plan, required by the Proposal will address some of the issues raised. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These areas considered to be sustainable locations with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate.
DLP58	Terry & Lesley Weeks	Object			View		Although the Government has Caveats which prevent you objecting to the loss of view, and to any depreciation of your house value, and many other points which reduce the quality of your life. Loss of a view from public viewpoints would also have a wider impact on a neighbourhood, and such matters ought to be considered where they are raised, as the community loses a very significant amenity.	In general terms loss of views not a planning consideration unless affecting Conservation areas/Listed Buildings and their settings. Nevertheless, where a proposal is required to have a Concept Plan/Master Plan, this may be able to address some of the issues raised. Parish Council or similar need to identify locally important/sensitive vistas and viewpoints at Concept plan consultation stage.
DLP58	Terry & Lesley Weeks	Support			Development		We feel that the housing development at Robeys Lane Tarnworth ref 66.1ha is a much more suitable site for expansion, due to its layout, and the fact that a new school is proposed, this development could easily be expanded to take more housing.	Support noted.
DLP58	Terry & Lesley Weeks	Object			Historic Assessment		An Historic Environment Assessment was published in 2014, where land to the north of 145 Ansley Common was NOT recommended for development. Has this been ignored?	Concern Noted. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Further work is underway on Historic Environment and will help inform Plan. Proposal will need to address and accommodate historic/archaeological issues in developing the site.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP58	Terry & Lesley Weeks	Object			Summary		<p>The glossing over, of safety and parking as described above does not show the developers in a good light. It goes without saying that the developers care nothing for the existing community, and will only offer crumbs when forced to do so. There are only downsides to this development for existing residents, there are NO benefits. Air Pollution will increase, leading to a greater chance of various ailments, traffic safety will also become an issue. Building works will be an ongoing nightmare, with earthmovers, diggers and lorries going in and out daily, considering the amount of proposed new housing stock, Anasley Common will become a building site!!!!</p> <p>The National Planning Policy Framework encourages councils to favour schemes that have been designed in collaboration with communities, perhaps the council could comment on why residents were not communicated with more effectively, early in the process. Existing residents could then be proactive rather than reactive, which as you understand, is creating a lot of friction. Considering the government is creating new Towns and villages with new</p>	<p>Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. Lead in time for establishing a "new settlement" would be too long to address current Development needs. Costs are also likely to be similar or greater than current approach/strategy. No change proposed. Plan consultation advertised in a number of ways through North Talk delivered to all Borough properties, on-line consultation and direct letter or e-mail to over 2000+ individual consultees, agencies and contacts. Also advertised in Local press and consultation period extended over 12 weeks with numerous public drop in sessions including evenings and weekends.</p>
DLP58	Terry & Lesley Weeks	Object			Summary		<p>Continued from above: infrastructure, why is this not put forward by yourselves as a better solution? The ratio of new housing stock, against existing stock is unprecedented. Anasley Common, does not have the infrastructure to cope with this number of houses. To piggyback onto existing services will be disastrous. We believe that this area should be promoted as an area of outstanding beauty for the community to use and appreciate. We believe that a nature school may be opened in camp hill, in which case this area would be a wonderful resource for such a school. The councillors should totally oppose the housing development, at Anasley common West, for the Local Community whom they represent. We feel that little thought has been given to these plans, and that they are developer driven, and are patently against the best interests of the existing community. Also, what pressure are you putting on the government concerning the existing 650,000 homes kept empty by developers/speculators/councils. The resolution of this scandalous situation, would provide all needed housing. And why are you not pushing for more affordable</p>	<p>as above</p>
DLP58	Terry & Lesley Weeks	Object			Summary		<p>Continued from above: council houses, instead of developers profiteering from the plight of the poorer sections of the community. Any Councillor or interested party, would be made most welcome at our house. We feel that a visit to the site in question would be most appropriate, for those making the decision to destroy it.</p>	
DLP59	Claire Marvin	Object		LP1-40			<p>I acknowledge that there must be planning for the future. I find this question very hard to answer because there are so many 'ifs' and 'buts' therefore I have been forced to say 'no' I am not prepared to wade through LP1 - LP40. I am interested in my LOCAL environment and how development is going to affect myself and fellow residents in Hartshill.</p>	<p>Issue Noted.</p>

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP59	Claire Marvin	Object		LP39	Hartshill		The village cannot possibly support such a huge development.	Concerns Noted. A Concept Master Plan, required by the Proposal will address some of the issues raised. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Infrastructure is a key issue that is being addressed through the IDP. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate.
DLP59	Claire Marvin	Object			Traffic		It is essential that current parking/dropping off issues surrounding the schools in the area is dealt with. Even NOW it is impossible to drive along Church Road past Michael Drayton School and Hartshill School when pupils, staff and parents are arriving and leaving the area. This has GOT TO be addressed for the future. How will increased traffic at the canal bridge affect its integrity?	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. Siting new developments close to existing schools will enable and encourage walking and cycling to school to address congestion issues. Local plan will, nevertheless, find it difficult to change social attitudes and resistance to change. No change proposed.
DLP59	Claire Marvin	Object			Sewer/ Drainage		This is my overwhelming concern since MY PROPERTY have been flooded INTERNALLY with sewage on FOUR occasions between 2009 and 2015. Having had much contact with STW it is obvious (and they have admitted this) that the present ageing sewer pipe that is laid down the middle of Castle Rd is UNABLE TO COPE with the PRESENT drainage needs of the residents so WHAT IS GOING TO HAPPEN when 400+ new homes are built in the area? Where is their sewage going to go? Any additional strain on the drainage system, in Hartshill will result in further contamination of gardens. There HAVE TO BE assurances from STW and planners that drainage from the area has been considered and planned for. Would a member of the Council or an employee of STW want their home flooded with sewage on a regular basis? These conditions, alongside poor maintenance of the main sewer (it is often partially blocked with tree roots so I am told by employees of STW and Amey) mean the drains can't cope and my property floods. What is going to happen when the same drains have to cope with the run off and sewerage from an additional 400+ home?	Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. The IDP for the Plan provides detail on infrastructure needs and delivery. Developments will be required to address their sewerage infrastructure needs. Further work on the IDP is in progress and will be addressed in the Board Report.
DLP59	Claire Marvin	Object		LP40			It is inevitable that the A5 is going to end up as one very long distribution corridor. At least it will create a few jobs.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP60	Sara Parker Acutec	Object				Development at Packington Lane	Packington Lane is the only vehicle access for Woodlands School, St Edwards School and Coleshill Leisure Centre. Woodlands School and Coleshill Leisure do not have sufficient parking, causing the Lane to be used as an 'overflow' car park for Woodlands Staff and Leisure Centre users. The road is reduced to virtually single lane by this parking on school days, and there is no capacity for any additional traffic. Packington Lane is used by Coleshill School pedestrian students. The parking and volume of traffic presents hazard for the pedestrians at present, and additional traffic would increase this hazard.	Concerns noted. Safeguarded land not allocated for housing at this time. Infrastructure and highway access needs and improvements will need to be addressed in future Plan if required.
DLP61	Judy Barren	Object			Scale	Ansley Common proposals	Having considered the proposals and whilst acknowledging the need for housing I feel that the scale of the proposals are too large.	Concerns Noted. A Concept Master Plan, required by the Proposal will address some of the issues raised. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. OAHN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need.
DLP61	Judy Barren	Object			Doctors / Dentists		Chancery Lane with a patient base of 5500, where it is virtually impossible to get an appointment on the same day. Additional homes will greatly increase the pressure on the surgery. I, like my neighbours have heard the rumour of a surgery on School Hill where the old school was. If an additional surgery is planned it needs to be build and running before any housing development starts. Adequate provision of doctors is vital. Likewise with dentists.	Infrastructure is a key issue that will be addressed. Development will need to contribute towards GP Health needs. IDP will be addressed in Board Report. Further infrastructure will be delivered through financial contributions and work is ongoing with health services, infrastructure providers to inform IDP and site proposal requirements. Board Report will address some of these issues. No change proposed.
DLP61	Judy Barren	Object			Schools		I imagine most of the new homes will be targeted at families as such the current local schools cannot cope with the amount of new children. How will catchment areas be affected? I assume that the new developments will come within Nathaniel Newton, Michael Drayton and Hartshill High School catchment area. Parking around all schools is horrendous and very dangerous, additional families will make this much worse. Not only is it an awful problem for parents taking and picking up children but also for anyone in the area as the congestion is horrific. With most families working there is no way to avoid congestion as the school run is followed by a commute to work. Galley Common is another local school but outside the current catchment area. The school which if extended would provide additional places but not resolve parking issues as this is another area of severe congestion. More traffic will add to an already very busy main road in Ansley Common and up into Chapel End which at Times is gridlocked as is Nuneaton itself. The additional traffic either on the move or idling will create more pollution and have an adverse effect on all in the community.	Infrastructure is a key issue that will be addressed. Development will need to contribute towards Education needs. IDP will be addressed in Board Report. Further infrastructure will be delivered through financial contributions and work is ongoing with education services, infrastructure providers to inform IDP and site proposal requirements. Board Report will address some of these issues. Siting new developments close to existing schools will enable and encourage walking and cycling to school to address congestion issues. Local plan will, nevertheless, find it difficult to change social attitudes and resistance to change. No change proposed.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP61	Judy Barren	Object			Drainage		There are always drainage problems in Ansley Common. The shared manhole here has had to be unblocked twice in the last year. There needs to be a thorough review of the drainage system for the whole area under consideration before any plans are approved and not left until after building has taken place. The current drains are all old. If this issue is not addressed up front I am concerned that there will be no money left and it will be too late and we will have to live with the consequences. Additional building will mean more hard surfaces such as tarmac, paths, patios etc which mean that excess water will have no where to soak away and increase the level of flooding. Even though I have fields around me these are not adequate to avoid flooding. Further along the main road there is regular localised flooding around Coleshill Road/Plough Hill Road.	Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. The IDP for the Plan provides detail on infrastructure needs and delivery. Developments will be required to address their surface water infrastructure needs. Further work on the IDP is in progress and will be addressed in the Board Report.
DLP61	Judy Barren	Object			Environment / Wildlife		The disused rail track is regularly used by walkers, horses and cyclists and is vital for those who wish to be amongst nature as there is a wide variety of wildlife living on the embankment. It is also included in the North Works rambling/walking leaflets. Moor Wood - variety of birds nest and other wildlife inhabit. I was as disgusted as my neighbour when told at a meeting that wildlife could move to Harts Hill Wood and I hope it was a flippant comment, ill considered non the less particularly to those that value our wildlife and the essential and positive impact they have on our environment. Perhaps profit comes before nature for some. The hedgerows encourage wildlife and the removal/destruction of these together with trees and fields will adversely affect the eco structure and lead to more pollution in a world that is striving to be carbon neutral.	Concerns Noted. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. PROW's will be maintained. No automatic rights of access to use of private land. A Concept Master Plan, required by the Proposal will address some of the issues raised.
DLP61	Judy Barren	Object			Community		The community is semi rural. Currently residents interact with each other in a variety of ways such as in the allotments, village shop etc. As houses are predominantly located either side of the main road thus facilitate the community spirit. The proposal will turn the village into a large sprawling estate that will unavoidably destroy our community. Houses on such a vast scale will be impossible to integrate into a cohesive village community	Concerns Noted. A Concept Master Plan, required by the Proposal will address some of the issues raised. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These areas considered to be sustainable locations with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate.
DLP61	Judy Barren	Object			Roads/ Access		There have been rumours of an access to the proposed estate achieved by the demolition of my neighbours and potentially my house which has caused considerable worry. The roads are very busy with a lot of heavy vehicles such as quarry and logistics vehicles the addition of construction traffic in the quantity that will be needed for the extended period of building will put an enormous strain on the road systems around the village and local areas and it is vital that a review of, and changes to the roads to facilitate construction is undertaken before any construction starts.	Noted. Point of access to sites yet to be determined. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP61	Judy Barren	Object			General		I am concerned that the area is being used to achieve government targets. That other areas such as Solihull are not building to the level required and so we are expected to take up the slack and be the Birmingham overspill, much as Stoneysdelph was 30 odd years ago. How does this support the need for housing for local people I am not NIMBY ist. I do recognise the need for housing but a proposal that is fair, proportionate and sympathetic to our community is essential. Small development that is capable of being integrated into the community and supported by the infrastructure is desirable. This area in North Works is known as one of the poorer areas and is bottom of the list when it comes to funding. I feel development needs to be spread around and the more affluent areas take there share. I would ask that you carefully consider the proposals and please please don't destroy our village, community, environment and wildlife and I sincerely hope that a compromise can be found.	Housing need established through Objectively Assessed Housing Needs Assessment (DAH) and Strategic Housing Market Area study for Coventry and Warwickshire. All areas are affected by housing need and growth. Duty to Co-operate requires the Borough to work positively with adjoining authorities to consider and help address any shortfall they cannot accommodate. Impact reflects Boroughs situation lying within two Housing Market Areas (Coventry's and Birmingham's). The local housing requirement is still a priority to address. No change proposed.
DLP62	Jonathon Fenner	Object				Development at Packington Lane	I would like to voice my concern about the huge number of negative effects building housing on the above land might have: Currently traffic is gridlocked for large parts of the day. Any future development will make this worse. The gridlock is so bad I have seen cars mount and drive along the pavement to avoid the congestion. <b>Safety</b> - the amount of traffic is already a huge safety concern. With very bad driving, cars parked everywhere it is only a matter of time before there is a serious accident. Future developments will only increase the risk <b>Parking</b> - there is insufficient parking at the moment with the 3 large schools and Leisure Centre. The schools have been expanded and a leisure centre built in recent years but there has been no attention to parking. As a result people park very poorly. Quite frequently it is impossible to access my drive. Future developments will only make this worse	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. Board Report addresses some of these issues.
DLP62	Jonathon Fenner	Object				Development at Packington Lane	Insufficient local services - at the moment it is very difficult to get a doctors and dentists appointment. The development will only make matters worse. Local schools are over subscribed.	
DLP63	G Alliss	Object			Health		Protecting natural beauty - the land proposed is one of the most beautiful views in Coleshill. Development would ruin this for ever	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. No change proposed.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP63	Gary & Karen Alliss	Object			Wildlife	Coleshill safeguarded land	Overall development of this green belt land would have a huge number of adverse effects on wildlife, natural beauty, infrastructure, local services, traffic and the quality of life people enjoy in this town	Noted. No housing allocation included on south or eastern side of Coleshill, only land safeguarding for future. Impact on natural environment by applications or proposals will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust.
DLP63	Gary & Karen Alliss	Object					We believe this proposed site to be totally inappropriate for expansion of Coleshill due to the reasons above and the fact that the infrastructure of the town is simply inadequate to accommodate more people in more housing with more cars. The schools are full, we have no police station, the fire station is open part time and the roads are too narrow, with far too little parking. It is our understanding that funding is available to develop new towns and it would seem more sensible to find a site for a whole new town in North Warwickshire.	Noted. No housing allocation included on south or eastern side of Coleshill, only land safeguarding for future. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.
DLP63	Gary & Karen Alliss	Object		Roads			Packington Lane has dreadful traffic problems at school times already without any additional housing adding to the cars in what is little more than a country lane. The lane has two schools plus pedestrian access to Coleshill Comprehensive, Woodlands special needs and St Edward's Catholic primary. Neither school has sufficient on site parking for teachers and support staff, this is especially so for the Woodlands school. The varied needs of the students who attend this school require a vast array of support staff and every day as many as 50 cars are parked on Packington lane totally blocking one side of the road for many 100s of yards. The relatively new sports centre also lacks sufficient parking spaces and oft times many cars are parked along Packington lane. Sometimes these visitors to the sports centre park on the grass verge opposite the paved side of the road, the resulting congestion leaves so little space that large lorries can barely squeeze between the cars without knocking into wing mirrors	Noted. No housing allocation included on south or eastern side of Coleshill, only land safeguarding for future. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.
DLP64	Andrew McEvoy	Object			Roads		Increase in road traffic - current infrastructure will not support it and as this only has to change when the next road infrastructure strategy takes place between 2020/2025, this is too long to wait as the Dordon Island is already critical, and the new lights at core24 already even without the warehouse yet being built is causing tail backs between the Dordon and Spon Lane Island.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.
DLP64	Andrew McEvoy	Comment		LP1-40			Unknown	No comment needed

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP64	Andrew McEvoy	Object		LP39			Dordon, as a lot of the houses will be in a place where the wildlife is predominant.	Noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust.
DLP64	Andrew McEvoy	Object		LP40			Birch Coppice - the site is fine, however the road network around this need looking as especially as this expands, as a new warehouse core 24 has just had a set of traffic lights in except this has caused more traffic delays rather than solving any issues. This is already causing tail backs at certain times of the day and the warehouse has not even been built yet!!!!!! A separate freight or road network need to be created so the impact on the A5 for other users are not impacted.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. No change proposed.
DLP64	Andrew McEvoy	Object			IDP		There is not enough detail regarding the timing of building the new schools, and how the road network can cope with the amount of cars that will be going on to the creaking network we already have. The high school will not be able to cope with the extra personal and this has not even been addressed	Concerns noted. Infrastructure is a key issue that will be addressed. Development will need to contribute towards Education needs. IDP will be addressed in Board Report. Further infrastructure will be delivered through financial contributions and work is ongoing with education services, infrastructure providers to inform IDP and site proposal requirements. Board Report will address some of these issues.
DLP65	A Milton	Object			Losses		Housing values would fall, due to lack of amenities, noise, air pollution, lack of access and traffic congestion, such as people trying to get into Nuneaton. Every road from the west and north side is congested especially at peak times, but getting more frequent (Tuttle Hill, Greenmoor Road, Heath End Road, Queens Road). Houses being built will mean gridlock and congestion. Not enough school places. Loss of football pitches, play areas, allotments (when the government is telling us to grow our own produce). Loss of farmland, country footpaths, wildlife, rare plants, green belt, country views noise and pollution. Loss of quality of life	Noted. House values not a material planning consideration. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. No change proposed.
DLP65	A Milton	Object			Disturbance		More traffic with hold ups, noise, traffic calming humps, chicanes etc. Road works for years, building site noise, construction vehicles	Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. No change proposed.
DLP65	A Milton	Object			Infrastructure		No provision for extra school places, no extra GP Surgeries, nurses etc. No extra fire or ambulance to cover new housing. Rural roads are not fit to take more cars and especially commercial vehicles. More flooding. More land being taken by HS2 and no benefit for the people of Warwickshire.	Issues noted

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP65	A Milton	Object			Flooding		Junction at Plough Hill Road, Bridge at Mancetter Road, and Coleshill Road already flood. Stream at the bottom of Chapel End. Narrow roads in Chapel End and houses next to pavements so these areas have no run off and increase flooding. Insurance claims made for flooding and sewerage damage - even with extra drainage the water table at this point is at its lowest and can only rise. With the loss of farmland, football fields and allotments this will increase flooding.	Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. The IDP for the Plan provides detail on infrastructure needs and delivery. Developments will be required to address their surface water infrastructure needs. Further work on the IDP is in progress and will be addressed in the Board Report. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. No change proposed.
DLP65	A Milton				Planning		Planning has not taken into account either sites for houses that have been built. Not enough has been done to acquire brownfield sites. Areas not taken into account - development at Daw Mill, Proposed Gypsy Site at Hartshill/Oldbury and retail sites all add to traffic problems. Plans for Nuneaton at Galley Common, when North Warwickshire is just opposite side of the road. Overspill from Coventry when future development is planned at Ryton and Brandon. Arley Sports Centre is under threat taking amenities away from people with no provision to replace them. Areas should not be swamped with large building areas. No joined up pattern to these plans in and around North Warwickshire. Do the people responsible for these plans, including Councillors live in these places?	OAHN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release such as at Daw Mill. Similarly many brownfield sites are in such locations. Where available and deliverable brownfield sites will contribute but there are insufficient to address the level of housing and employment need. No change proposed.
DLP65	A Milton				Losses		Housing values would fall, due to lack of amenities, noise, air pollution, lack of access and traffic congestion, such as people trying to get into Nuneaton. Every road from the west and north side is congested especially at peak times, but getting more frequent (Tuttle Hill, Greenmoor Road, Heath End Road, Queens Road). Houses being built will mean gridlock and congestion. Not enough school places. Loss of football pitches, play areas, allotments (when the government is telling us to grow our own produce). Loss of farmland, country footpaths, wildlife, rare plants, green belt, country views noise and pollution. Loss of quality of life	Noted. House values not a material planning consideration. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. No change proposed.
DLP65	A Milton				Disturbance		More traffic with hold ups, noise, traffic calming humps, chicanes etc. Road works for years, building site noise, construction vehicles	Issues noted

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP65	A Milton				Infrastructure		No provision for extra school places, no extra GP Surgeries, nurses etc. No extra fire or ambulance to cover new housing. Rural roads are not fit to take more cars and especially commercial vehicles. More flooding. More land being taken by H2 and no benefit for the people of Warwickshire.	Concerns noted. Infrastructure is a key issue that will be addressed. Development will need to contribute towards Health, Education needs. IDP will be addressed in Board Report. Further infrastructure will be delivered through financial contributions and work is ongoing with health and education services, infrastructure providers to inform IDP and site proposal requirements. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.
DLP65	A Milton				Flooding		Junction at Plough Hill Road, Bridge at Mancetter Road, and Coleshill Road already flood. Stream at the bottom of Chapel End. Narrow roads in Chapel End and houses next to pavements so these areas have no run off and increase flooding. Insurance claims made for flooding and sewerage damage - even with extra drainage the water table at this point is at its lowest and can only rise. With the loss of farmland, football fields and allotments this will increase flooding.	Issues noted
DLP65	A Milton				Planning		Planning has not taken into account either sites for houses that have been built. Not enough has been done to acquire brownfield sites. Areas not taken into account - development at Daw Mill, Proposed Gypsy Site at Hartshill/Oldbury and retail sites all add to traffic problems. Plans for Nuneaton at Galley Common, when North Warwickshire is just opposite side of the road. Overspill from Coventry when future development is planned at Ryton and Brandon. Arley Sports Centre is under threat taking amenities away from people with no provision to replace them. Areas should not be swamped with large building areas. No joined up pattern to these plans in and around North Warwickshire. Do the people responsible for these plans, including Councillors live in these places?	Issues noted
DLP66	W D Greig	Support		LP39/40			I am on the NWBC Steering Group	Noted
DLP67	Michael Bird Ramblers Association - Warwickshire Area	Object					Local Plans are integral and a necessary part of the planning process. We do have serious objections to one of your allocations	Concern noted

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP67	Michael Bird Ramblers Association - Warwickshire Area	Object		LP39		Hartshill and Anasley Common West	The Ramblers, Warwickshire Area, are strongly opposed on both footprint and environmental considerations to the inclusion of the Hartshill & Anasley Common-West, site in the Local Plan housing allocation proposals. Three parcels of green-field land make up this Site of 26.5 ha (plus a "Reserve" of another 15.6ha). While there are no public rights of way within the smallest (1.8ha) parcel of land at the eastern end of the site, the two larger remaining parcels, plus the Reserve, would between them affect ten public footpaths, amounting in length to some 2½ miles. These are, in the main, attractive rural footpaths and are well used, particularly as they provide important connecting routes through to Hartshill Hayes Country Park. Indeed, Warwickshire County Council's Centenary Way follows one of these paths through the Reserve site. These paths would all be at risk from being subsumed into suburban development, and no amount of mitigation could compensate for the loss of the rural nature of this valuable network of public footpaths. Even should these footpaths be retained, in their new urban setting they would have lost all	Concerns noted. OAHN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. PROW's will be maintained. No automatic rights of access to use of private land. A Concept Master Plan, required by the Proposal will address some of the issues raised.
DLP67	Michael Bird Ramblers Association - Warwickshire Area	Object		LP39		Hartshill and Anasley Common West	Continued from above: of their current rural charm and scenic value - a miserable prospect for anyone who knows and values this attractive area. On environmental grounds too, the thought that the beautiful and mature wooded area of Moor Wood at the northern end of the site could have been designated for housing development beggars belief! It is publicly accessible green spaces like this that the Borough needs. Is the Borough really this desperate for development land? For the sake of this attractive rural area and the recreational facilities that its 2½ miles of public footpaths provide, we would ask that the entire Hartshill & Anasley Common-West, site be removed from the housing allocation proposals. The ten public footpaths that would be affected by development on this site are: AE169, AE170, AE171, AE172 (the Centenary Way), AE173, AE174, AE191, AE 192, AE195 & AE196. There are also many other sites in the Plan allocated either for housing or employment development that would impact on at least one public right of way (PROW). However, providing that Warwickshire Ramblers are consulted by NWBC at the planning	as above
DLP67	Michael Bird Ramblers Association - Warwickshire Area	Object		LP39		Hartshill and Anasley Common West	Continued from above: application stage (which - it has to be said - is currently a bit of a hit or miss practice with your Council) then, provided that these PROWs are to be routed along open green corridors through the development, and not enclosed between tall and close fencing, we are prepared to consider these other developments on their merits at the application stage... But the Hartshill & Anasley Common-West site really is a step too far and should be withdrawn now!	as above

# North Warwickshire Draft Local Plan Representations

REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP68	Mike Parker	Object			Health		My surgery is Chancery lane, currently with a patient base of 5500, where it is virtually impossible to get an appointment on the same day. Additional homes will greatly increase the pressure on the surgery.	Infrastructure is a key issue that will be addressed. Development will need to contribute towards GP Health needs. IDP will be addressed in Board Report. Further infrastructure will be delivered through financial contributions and work is ongoing with health services, infrastructure providers to inform IDP and site proposal requirements. Board Report will address some of these issues. No change proposed.
DLP68	Mike Parker	Object			School		I, like my neighbours have heard the rumour of a surgery on School Hill where the old school was. If an additional surgery is planned it needs to be built and running before any housing development starts. Adequate provision of doctors is vital. Likewise dentist	Infrastructure is a key issue that will be addressed. Development will need to contribute towards Education needs. IDP will be addressed in Board Report. Further infrastructure will be delivered through financial contributions and work is ongoing with education services, infrastructure providers to inform IDP and site proposal requirements. Board Report will address some of these issues. Siting new developments close to existing schools will enable and encourage walking and cycling to school to address congestion issues. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.
DLP68	Mike Parker	Object			Drainage		There are always drainage problems in Ansley Common, the drains flood quickly and the main road runs like a river. The shared manhole here has had to be unblocked twice in the last year. There needs to be a thorough review of the drainage system for the whole area under consideration before any plans are approved and not left until after building has taken place. The current drains are all old. If this issue is not addressed up front I am concerned that there will be no money left and it will be too late and we will have to live with the consequences. Additional building will mean more hard surfaces such as tarmac, paths, patios etc which mean that excess water will have no where to soak away and increase the level of flooding. Even though I have fields around me. These are not adequate to avoid flooding. Further along the main road there is regular localised flooding around Coteshill Road/Plough Hill road.	Issues noted (See DLP61 & 65)

# North Warwickshire Draft Local Plan Representations

REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP68	Mike Parker	Object			Rural Environment		<p>The disused rail track runs behind my house. This is regularly used by dog walkers/walkers in general, horses and cyclists and is vital for those who wish to be amongst nature as there is a wide variety of wildlife living on the embankment. It is also included in the North Warks rambling/walking leaflets. I also face onto Moor Wood where a variety of birds nest and other wildlife inhabit. I was as disgusted as my neighbour when told at a meeting that wildlife could move to Hartshill wood and I hope it was a flippant comment, ill considered non the less particularly to those that value our wildlife and the essential and positive impact they have on our environment. Perhaps profit comes before nature for some. The hedgerows behind me encourage wildlife and the removal/destruction of these together with trees and fields will adversely affect the eco structure and lead to more pollution in a world that is striving to be carbon neutral.</p>	<p>Concerns Noted. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. PROW's will be maintained. No automatic rights of access to use of private land. A Concept Master Plan, required by the Proposal will address some of the issues raised.</p>
DLP68	Mike Parker	Object			Local Community		<p>As I previously mentioned I have lived in the village for 18 years. The community is semi rural. Currently residents interact with each other in a variety of ways such as in the allotments, village shop etc. As houses are predominantly located either side of the main road thus facilitate the community spirit. The proposal will turn the village into a large sprawling estate that will unavoidably destroy our community. Houses on such a vast scale will be impossible to integrate into a cohesive village community</p>	<p>Issues noted (See DLP61)</p>
DLP68	Mike Parker	Object			Roads		<p>I live in an area where there have been rumours of an access to the proposed estate achieved by the demolition of my neighbours and potentially my house which has caused considerable worry. The roads are very busy with a lot of heavy vehicles such as quarry and logistics vehicles the addition of construction traffic in the quantity that will be needed for the extended period of building will put an enormous strain on the road systems around the village and local areas and it is vital that a review of, and changes to the roads to facilitate construction is undertaken before any construction starts</p>	<p>Issues noted (See DLP61)</p>
DLP68	Mike Parker	Object			General / Conclusion		<p>I am concerned that the area is being used to achieve government targets. That other areas such as Solihull are not building to the level required and so we are expected to take up the slack and be the Birmingham overspill, much as Stoneysdelph was 30 odd years ago. How does this support the need for housing for local people? In conclusion - I am not NIMBY ist. I do recognise the need for housing but a proposal that is fair, proportionate and sympathetic to our community is essential. Small development that is capable of being integrated into the community and supported by the infrastructure is desirable. This area if North Warks is known as one of the poorer areas and is bottom if the list when it comes to funding. I feel development needs to be spread around and the more affluent areas take there share. I would ask that you carefully consider the proposals and please please don't destroy our village, community, environment and wildlife and I sincerely hope that a compromise can be found.</p>	<p>Issues noted (See DLP61)</p>

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP69	Hanson UK	Support	15.55				Hanson UK supports the allocation of 30.6 Ha of land for housing development at Land Off Church Road, Hartshill	Support Noted
DLP69	Hanson UK	Support		LP39			Hanson UK own the freehold surface and minerals interest of land shown edged blue on enclosed plan B55/C.LSP. The area of land shown edged blue on the enclosed plan forms part of the proposed housing land allocation SAP H53 (Site HAR 3 ) in the proposed New Draft Local Plan. The area of land owned by Hanson UK is available for development to deliver the proposed housing allocation HAR 3.	Support Noted
DLP70	Tony Tomkinson	Object					I am sending this email to register my objections to the number of new houses that are proposed to be built. I understand that you have an obligation to build a number of houses however I think it is disgusting that we have to take some of Birmingham and Coventry allocation of houses. As far as my family and I are concerned is we don't have the infrastructure in place to cope with this amount of new builds. If this goes ahead I will never vote Conservative in the local elections ever again.	Concerns Noted. Housing need established through Objectively Assessed Housing Needs Assessment (OAHN) and Strategic Housing Market Area study for Coventry and Warwickshire. Duty to Co-operate requires the Borough to work positively with adjoining authorities to consider and help address any shortfall they cannot accommodate. Impact reflects Boroughs situation lying within two Housing Market Areas (Coventry's and Birmingham's). Infrastructure is a key issue that is being addressed through the IDP. Board Report addresses some of these issues. No change proposed.
DLP71	Susan Adcock	Object		LP1-40 LP39		Hartshill and Anasley Common	The plan includes a large number of houses to be built in Anasley Common. This could cause potential flooding in the area, as when there is heavy rain the drains are already unable to cope and excess water drains down to Chapel End causing localised flooding. The road system is already stretched, especially around Plough Hill Road junction and through Hartshill for traffic going to the A5. The alternative route to the A5 is also over a single lane bridge, through narrow country lanes. The building of any new road out onto Anasley Common/Coleshill Road would involve the purchase of existing homes and only feed into the already overburdened aforementioned routes.	Issues noted.. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. Alternative site areas referred to lies within the Green Belt. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. No change proposed.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP71	Susan Adcock	Object		LP1-40 LP39		Hartshill and Anasley Common	Continued from above: There is a limited bus service, which is expensive to use so this would not provide a reasonable alternative to owning a car. Jobs are limited in the area therefore commuting to work would be necessary. There are already 78 homes due to be built in Anasley Common and around 400 in Hartshill, which will feed onto an already dangerous and overused road system. NHS services would be overstretched, especially with the George Eliot Hospital under threat of limiting its services, whilst Nuneaton has already had a very large new housing estate built on the A5 corridor. Another heavily used road. Schools would also have to be enlarged to accommodate extra children. One of the proposed sites also includes the recreation ground and well used allotments. To build on these would deprive the local people of much enjoyment and exercise and create needless distress, particularly amongst the more vulnerable in the society who gain much pleasure and enjoyment from both facilities. I noticed on the plan that very few homes were planned for Coleshill.	as above
DLP71	Susan Adcock	Object		LP1-40 LP39		Hartshill and Anasley Common	Would it not be better to place some here, or near to, as there is a good existing infrastructure of schools, shops and transport links. These include a convenient rail service to Birmingham, a regular and frequent bus service and a road network linking to major motorways. Country lanes would be under less pressure from increased traffic and commuters more able to access work without using a car.*	as above
DLP71	Susan Adcock	Object		LP40		Polesworth/Dorndon	The mentioned site takes in playing fields	Noted. Site referred to includes allotments not playing fields. Proposal is to relocate to north of A5, rear of former ambulance station, in a more accessible location to current settlement.
DLP72	Trustees of CJ Hall (deceased)	Object				Hurley (SIA 20)	Confirmation that site is available and would not harm the greenbelt	Site referred to lies within the Green Belt. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. No change proposed.
DLP73	Peter Styles	Object		LP21	Neighbourhood Centre		One of the proposed sites also includes the recreation ground and well used allotments. To build on these would deprive the local people of much enjoyment and exercise and create needless distress, particularly amongst the more vulnerable in the society who gain much pleasure and enjoyment from both facilities.	Noted. Policy addresses retention and protection of existing services in Service settlements, to avoid further loss. Does not prevent redevelopment as long as either replacement services are provided or justification for loss and evidence of service/facility, and there is no longer a need or alternative provision is available elsewhere. No change proposed.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP74	Terra Strategic	Object		LP39		Land off Orton Road, Warton	I noticed on the plan that very few homes were planned for Coleshill. Would it not be better to place some here, or near to, as there is a good existing infrastructure of schools, shops and transport links. These include a convenient rail service to Birmingham, a regular and frequent bus service and a road network linking to major motorways. Country lanes would be under less pressure from increased traffic and commuters more able to access work without using a car.	Noted. Board Report addresses new site issues and responses.
DLP75	Maximus Group Ltd	Support/ Comment	9.4				The significant change that will be brought about by the construction of HS2 and associated development is acknowledged in the consultation document. At Paragraph 9.4, the Local Plan highlights that the development of UK Central and the HS2 Interchange Station will change the local market and will provide opportunities to diversify the local economy for different types of employment growth. It goes on to stress that the Borough Council is keen to exploit these opportunities	Issues noted
DLP75	Maximus Group Ltd	Object/ Comment	12.16				We wholeheartedly support this objective, but consider that the Local Plan as currently drafted fails to adequately respond to the opportunities presented by HS2 and the ambitions for UK Central. The Local Plan does not include any land use policies or allocations aimed at supporting the growth around the Birmingham Interchange Station. On the contrary, the Local Plan specifically states at Para 12.16 that "pressure for development around the new HS2 railway station at the NEC will be resisted". We believe that the Council's aim to maximise opportunities presented by HS2 is in direct conflict with the Local Plan's approach to resisting any development around this main railway hub. Once constructed, UK Central and the HS2 Interchange Station will be a highly sustainable location providing high quality employment and housing and excellent public transport accessibility. Our client's land at Quartz Point is located immediately adjacent to UK Central and the HS2 Interchange Station and provides an excellent opportunity to	Support for objective noted. However, site referred to lies within the Green Belt. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. No change proposed.
DLP75	Maximus Group Ltd	Object/ Comment	12.16				Continued from above: make the best of the opportunities presented by HS2. We consider that the Quartz Point site should be removed from the Green Belt and allocated in the Local Plan for employment uses as further outlined below and in the Supporting Statement	As above

# North Warwickshire Draft Local Plan Representations

REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP75	Maximus Group Ltd	Object/ Comment		LP2			Overall, we agree with the settlement hierarchy set out at Policy LP2 of the consultation document. Policy LP2 seeks to focus development in the market towns of the Borough (Category 1), but also acknowledges that settlements adjoining the outer boundary of the Borough can provide a sustainable option for growth (Category 2). That said, we consider that in identifying Category 2 settlements the Local Plan has ignored the plans for UK Central and the proposed HS2 Birmingham Interchange Station located just across the boundary in the Metropolitan Borough of Solihull. Immediately adjacent land within North Warwickshire could be integrated into the wider proposals for this area, but the Local Plan does not consider any changes to Green Belt boundaries in this location or make any allocations adjacent to this growth focus of regional (if not national) importance. Quartz Point is a partially developed site, which is already located at the edge of the built-up area of Birmingham and is clearly separated from the more rural areas of	Noted. Site referred to lies within the Green Belt. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. No change proposed.
DLP75	Maximus Group Ltd	Object/ Comment		LP2			Continued from above: North Warwickshire by major road infrastructure. We consider that the site could form part of the wider sustainable growth proposals for UK Central as it presents a logical extension to Solihull's Arden Cross proposals.	as above
DLP75	Maximus Group Ltd	Object		LP6			As set out at Policy LP6, the Local Plan seeks to provide for 90 hectares of employment land over the plan period (2011-2031). This will address local employment land requirements and also provide some assistance to Tamworth Borough Council in meeting its employment land needs. However, as highlighted at Para 7.48, the North Warwickshire Local Plan does not make provision to meet wider than local needs, which the Council considers do not necessarily need to be met within North Warwickshire. As highlighted by the consultation document, recent sub-regional employment land studies have highlighted a severe shortage of land to meet strategic employment land requirements. The Coventry and Warwickshire Employment Land Use Study (August 2015) concluded that in order to build on the very positive growth of key sectors in recent years and achieve ambitious plans for the area, currently proposed sites needed to be delivered and future sites identified. The West Midlands Strategic Employment Sites Study	Noted. Site referred to lies within the Green Belt. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP75	Maximus Group Ltd	Object		LP6			Continued from above: (September 2015) identifies the M42 belt as one of the areas of highest demand. It notes at Paragraph 4.87 that "this area is experiencing strong levels of demand from both distribution specialists and a resurgent manufacturing sector". These sub-regional employment land studies clearly highlight a need to identify additional strategic sites to meet the growth aspirations of the area. We recognise that North Warwickshire has taken steps to address the urgent need for strategic employment sites by allocating land at Hams Hall and Birch Coppice. Planning permission was also recently granted on appeal for a significant employment proposal to the east of Junction 10 of the M42. However, we consider that whilst these sites will provide some additional employment land supply, the case for identifying further sites remains strong. The recently published Land Commission Report highlights the need for a step change in the delivery of employment sites. The report stresses that ensuring a good supply of employment premises, in the right place, at the right price, at the right time and to the right specification, is essential to the	as above
DLP75	Maximus Group Ltd	Object		LP6			Continued from above: growth of businesses in the West Midlands. It continues to note that "the shortfall of land for employment space is at least as pressing as the shortage of land for new homes, and possibly more so". In light of this sub-regional evidence base, we consider that the North W Warwickshire Local Plan does not do enough to respond to the urgent sub-regional need for employment land. The Quartz Point site, which is already an established office location presents an excellent opportunity to deliver additional employment growth within North Warwickshire, particularly given its location immediately adjacent to the planned HS2 Birmingham Interchange Station and UK Central proposals. This site should therefore be allocated to assist sub regional needs for employment land.	as above
DLP75	Maximus Group Ltd	Object		LP40			As set out in our response above, it is considered that the overall employment land requirement should be increased and additional employment sites identified to address a shortage in employment land supply in the wider area and assist in the delivery of sub regional growth objectives. Land at Quartz Point provides a suitable and sustainable development option and a great opportunity for investment in the Borough which could support the wider ambitions for UK Central and the HS2 Birmingham Interchange Station site. The site is located in the Green Belt, but given the fact that it comprises of partially developed land and is bounded by major roads that sever the site from the wider countryside to the east, we consider that this particular parcel of land makes a very limited contribution towards the purposes of including land within the Green Belt. Accompanying these representations is a Site Specific Supporting Statement that assesses the development opportunity provided by Quartz	Issues noted. Disagree. Plan focus is on North Warwickshire needs and requirements. Plan allocations enable a range of opportunities to come forward that will potentially satisfy both local and sub-regional needs. Very Special circumstances not considered established to warrant Green Belt release. Sufficient sites currently allocated to deliver employment needs. No change proposed.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP75	Maximus Group Ltd	Object		LP40			Continued from above: Point. It demonstrates that the site provides an opportunity for sustainable development immediately adjacent to the HS2 interchange site, has no land ownership or technical constraints that cannot be addressed, and performs very poorly in Green Belt terms. It is concluded that the site offers a sustainable location for new employment and it should therefore be removed from the Green Belt and included in the North Warwickshire Local Plan Review as an additional employment allocation at Policy LP40.	as above
DLP75	Maximus Group Ltd	Object		SA			As outlined in these representations we consider that the Quartz Point site provides a suitable and sustainable option for employment growth. It should therefore be considered through the Sustainability Appraisal. We consider that an assessment of the site against the SA Objectives would show that the site scores highly and has clear advantages given its partially developed nature, previous uses and containment by major roads. Particularly, we consider that it would score highly with regard to landscape (SA Objective 7), biodiversity (SA Objective 9), making efficient use of land (SA Objective 10), pollution (SA Objective 11) and in the longer term sustainable transport (SA Objective 15)	Disagree. Plan allocations enable a range of opportunities to come forward that will potentially satisfy both local and sub-regional needs. Very Special circumstances not considered established to warrant Green Belt release. Sufficient sites currently allocated to deliver employment needs including to address element of Birmingham housing shortfall. No change proposed.
DLP76	R Torrkildsen Historic England	Support			Spatial Vision		HE welcome the proposed vision to drive the plans positive strategy for the conservation and enjoyment of the historic environment	Support noted
DLP76	R Torrkildsen Historic England	Support			Strategic Objectives		HE welcome the Objective 5 to drive the plans positive strategy for the conservation and enjoyment of the historic environment including assets most at risk through neglect	Support noted
DLP76	R Torrkildsen Historic England	Comment			LP39	Britannia Mill	Historic England suggests that the residential capacity for the conversion is expressed as an approximate figure as the form of any future development will need to be informed by a robust heritage assessment (informed by legislation, national policy and guidance), and a conservation management plan, the requirement for which should be expressed in the Plan itself.	Issue noted. Planning consent has now been granted for conversion and partial redevelopment of site.
DLP76	R Torrkildsen Historic England	Object			LP39	ATH20	For soundness any required mitigation and opportunities for enhancement should be reflected in the Plan's policy.	Issue noted. Policy/Proposal text and Reasoned Justification will be clarified. A Concept Plan/Master Plan is required for the site which will help address this issue. Further work is underway on Historic Environment and will help inform Plan.
DLP76	R Torrkildsen Historic England				LP39	Blytheways	The Plan makes no reference to how development should respond to the affected heritage assets to ensure the allocations might accord with the expectations of national policy for the historic environment	Concerns noted. Further work is underway on Historic Environment and will help inform Plan. Planning application currently submitted on site.

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP76	R Torkildsen Historic England				LP39	Land to the east of Pol/Dor	<p>Historic England recommends that statutory provisions and national policy are addressed and that appropriate evidence is gathered and applied in order to make the plan sound.</p> <p>Historic England recommends reference to : The Historic Environment and Site Allocations in Local Plans, Historic England Advice Note 3 (October 2015). <a href="https://historicengland.org.uk/images-books/publications/historic-environment-and-site-allocations-in-local-plans/">https://historicengland.org.uk/images-books/publications/historic-environment-and-site-allocations-in-local-plans/</a> and Historic Environment Good Practice Advice in Planning Note 3 The Setting of Heritage Assets (March 2015) <a href="https://historicengland.org.uk/images-books/publications/gpa3-setting-of-heritage-assets/">https://historicengland.org.uk/images-books/publications/gpa3-setting-of-heritage-assets/</a></p>	<p>Concerns noted. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Further work is underway on Historic Environment regarding setting assessments and will help inform Plan.</p>
DLP76	R Torkildsen Historic England				LP39	Former Learning Centre, POL	<p>Due to the considerable sensitivity of this site we would suggest that the key design principles are more explicit, responding to the recommendations in the Historic Environment Assessment (Oxford Archaeology August 2014).</p> <p>Text which may be considered might include: <b>Any future development should complement the setting of St Edith's church, and former Abbey and the character and appearance of the Polesworth Conservations Area retaining key views and the old school buildings.</b></p> <p>Such a response would be consistent with NPPF paragraph 129 and PPG Paragraph: 010 ID: 12-010-20140306010 "Where sites are proposed for allocation, sufficient detail should be given to provide clarity to developers, local communities and other interests about the nature and scale of development (addressing the 'what, where, when and how' questions)".</p>	<p>Concerns noted. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Further work is underway on Historic Environment regarding setting assessments and will help inform Plan. Policy/Proposal text and Reasoned Justification will be clarified.</p>
DLP76	R Torkildsen Historic England				LP39	Church Farm, Baddesley, HAR3, Newton Regis	<p>To inform the principle, and without prejudice the appropriate design response, Historic England recommends that statutory provisions and national policy are addressed and that appropriate evidence is gathered and applied. Historic England recommends reference to : The Historic Environment and Site Allocations in Local Plans, Historic England Advice Note 3 (October 2015). <a href="https://historicengland.org.uk/images-books/publications/historic-environment-and-site-allocations-in-local-plans/">https://historicengland.org.uk/images-books/publications/historic-environment-and-site-allocations-in-local-plans/</a> and Historic Environment Good Practice Advice in Planning Note 3 The Setting of Heritage Assets (March 2015) <a href="https://historicengland.org.uk/images-books/publications/gpa3-setting-of-heritage-assets/">https://historicengland.org.uk/images-books/publications/gpa3-setting-of-heritage-assets/</a> Historic England recommends reference to : The Historic Environment and Site Allocations in Local Plans, Historic England Advice Note 3 (October 2015).</p>	<p>Concerns noted. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Further work is underway on Historic Environment regarding setting assessments and will help inform Plan.</p>

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DLP76	R Torkildsen Historic England				LP39	Church Farm, Baddesley, HAR3, Newton Regis	Continued from above: <a href="https://historicengland.org.uk/images-books/publications/historic-environment-and-site-allocations-in-local-plans/and-historic-environment-good-practice-advice-in-planning-note-3-the-setting-of-heritage-assets">https://historicengland.org.uk/images-books/publications/historic-environment-and-site-allocations-in-local-plans/and-historic-environment-good-practice-advice-in-planning-note-3-the-setting-of-heritage-assets</a> (March 2015)	as above
DLP76	R Torkildsen Historic England				LP39	Kingsbury Hall	<a href="https://historicengland.org.uk/images-books/publications/gpa3-setting-of-heritage-assets/">https://historicengland.org.uk/images-books/publications/gpa3-setting-of-heritage-assets/</a>	Concerns noted. A number of constraints impact the sites deliverability. Following further discussion with Historic England it is clear that there is insufficient evidence to allocate further land for development to assist the Hall being completed and thus taken off the Buildings at Risk register. Site is proposed to be dropped from Plan allocation. Board report addresses this issue.
DLP76	R Torkildsen Historic England				LP40	Coleshill	The Grade II Listed St John the Baptist and Cross are within approximately 200 metres of this site. The Local Authority will need to consider and demonstrate the potential impact of this sizeable allocation on the setting of these designated heritage assets and whether any mitigation or design parameters are necessary.	Concerns noted. Planning consent has now been granted for redevelopment of site and release from Green Belt.
DLP76	R Torkildsen Historic England				LP40	Land south of A5 Dordon	Due to the proximity of the Dordon Hall Grade II Listed complex great care will be required to ensure any adverse impact on its setting is addressed ensuring its significance and future viability is not unduly compromised. This should be reflected in the Plan.	Concerns noted. A Concept Plan/Master Plan is required for the site which will help address this issue. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Further work is underway on Historic Environment regarding setting assessments and will help inform Plan. Policy/Proposal text and Reasoned Justification will be clarified to reflect concern/issue.
DLP76	R Torkildsen Historic England				LP40	Land at Mira	This allocation off the Roman Road will need to ensure potential archaeology of importance is investigated prior to development in accordance with national planning policy expectations. As the Caldecote estate and Grade II* St Chads Church is approximately half a mile from the site the wider landscape impact will need to be considered and development moderated accordingly.	Concerns noted. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Further work is underway on Historic Environment regarding setting assessments and will help inform Plan.
DLP76	R Torkildsen Historic England				LP13		Potential new text. If the building is a designated or a non-designated heritage asset, that may or may not be formally recognised formally as a locally important building, its historic and architectural significance should be conserved in accordance with Heritage Policy LP15.	Issue noted. Policy/Proposal text and Reasoned Justification will be clarified. Further work and discussion is underway on Historic Environment regarding setting assessments and will help inform Plan.
DLP76	R Torkildsen Historic England				LP15		Conserving the Historic Environment - suggest rewording "Great weight will be given to the conservation of the Borough's designated heritage assets. Any harm to the significance of a designated or non-designated heritage asset must be justified and will be weighed against the public benefits of the proposal. Where a proposal affects the significance of a heritage asset...."	Issue noted. Policy/Proposal text and Reasoned Justification will be clarified. Further work and discussion is underway on Historic Environment regarding setting assessments and will help inform Plan.

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DLP77	Kurt & Lynda Lovach						<p>We oppose the large number of extra houses being imposed on us by neighbouring authorities. We have redistribution from Greater Birmingham, other parts of Warwickshire, Coventry, not to mention Tamworth. This has enormously increased the building we would expect to see in North Warwickshire and we are being asked to accept a disproportionate amount in this area of the county. Further south the county is largely protected by Green Belt status, which puts extra pressure on our open spaces and agricultural land. We are situated close to Tamworth, who have built on every bit of their available land. So where will they build in the future? There are already plans for phases 1 &amp; 2 of Alvecote Place to be built in the meaningful gap between Tamworth and Polesworth. We understood that this area was protected under the Core Strategy. We read recently in one of your documents, a reference to development of Alvecote Place along Robeys Lane, subject to vehicular access being only through the development on the former Amington golf course.</p>	<p>Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. Site at Robey's Lane does seek access through Golf Course site, which will be maintained, but pressure to access direct to B5000 currently reflected in current application submitted in Meaningful Gap adjoining site. No change proposed.</p>
DLP77	Kurt & Lynda Lovach						<p>Continued from above: Is this still a condition of the development? Yes, phase 1 is on the east side of Robeys Lane so access is across Robeys Lane. Somehow the developers expect all the traffic, both construction and residents, to travel south to the B5000. We know that traffic heading north will consistently seek to make its way northwards via Alvecote and Shuttington, as it does already. We have documented evidence of a considerable amount of construction traffic accessing Amington Golf course development, taking a short cut through Shuttington despite a 7.5 tonne weight limit.</p>	<p>as above</p>
DLP77	Kurt & Lynda Lovach		Point 1.4				<p>Point 1.4 says "improvements to infrastructure will be fundamental to achieving our ambitions for shaping the borough to 2031 ... where necessary to be delivered in advance of development." We do not see any proposals which will help protect the rural communities in the north of the borough from these developments. Shuttington and Alvecote Parish Council recently contacted Warwickshire Highways to request a meeting to discuss possible solutions to the traffic problems we are experiencing and were told "We no longer offer this service". This does not exactly fill us with confidence for the future road infrastructure.</p>	<p>Issue noted. Unclear as to which document Point 1.4 is taken from, as not in para 1.4 in New draft Local Plan. Nevertheless, Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues, needs and impact of development in the Borough. Board Report addresses some of these issues. Management of traffic flows and network is a responsibility of Warwickshire County Highway Authority.</p>

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REF	NAME/ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	PROPOSED RESPONSE
DLP77	Kurt & Lynda Lovach		5.8				Para 5.80 of the Draft Site Allocations Plan refers to an allocation of 10 houses for Shuttington. We agree that this figure is in proportion with the size of our village and the "limited services" available. In particular the local bus service is no longer convenient much of the time as much of the service takes the long route to Tamworth, taking one hour. This is no way to encourage people to use the bus; buses passing our house are often empty of passengers. We are slightly concerned that in addition to the site adjacent to Manor Farm buildings, you refer to "an alternative option central to the village which would require demolition of an existing dwelling to enable access." We understand this to refer to number 23 Main Road, and the field to its rear, i.e. SHUT2. 23 Main Road is a 300 year old property which should be listed as part of it has an A frame and it is one of the few remaining older properties in the village. Demolition of this property would be a loss to the village heritage and would bring more traffic into the village on the part of Main Road which is experiencing severe	The current consultation is on the Draft New Local Plan 2016, not the Draft Site Allocations Plan 2014. Shuttington proposed to accommodate approx 24 units on extended site south of village hall. No other sites currently allocated although alternatives have been considered as noted. Properties of local historic interest can be identified on a "Local List" through neighbourhood plan process or similar and addressed by Policy LP15. No change proposed
DLP77	Kurt & Lynda Lovach		5.8				Continued from above: congestion at present. Any building on this side of the village would exacerbate the problems we are already experiencing with sewage capacity.	as above
DLP77	Kurt & Lynda Lovach				SA		North Warwickshire's Draft Local Plan Sustainability Appraisal Report Table 5.12 "Shuttington Preferred and Not Preferred Residential Sites" presents a confusing assessment of the preferred and not preferred sites within the parish. There is no key and we would appreciate an explanation for the reader of the significance of + - 0 ? - 0? and the shading pale green, dark green, yellow, orange, red and pale lilac? However, we do agree with the designations of preferred and not-preferred sites.	Noted. SA Responses are addressed in Table and Appendix for Board Report. A Sustainability User Guide is provided to help and explanation of detailed Appraisal methodology included in Main SA Report in Chapter 2, page 13. No change proposed.
DLP77	Kurt & Lynda Lovach				IDP		We find it very confusing that Appendix D of the Draft Infrastructure Delivery Plan quotes a figure of 24 houses for Shuttington. Where did this come from? We consider that figure to be unsustainable for this village and its limited amenities.	Noted. Figure relates to level of housing expected on allocated site at gross 30 dwellings per hectare. Standard housing density applied to allocations in Plan. No change proposed.
DLP77	Kurt & Lynda Lovach			LP2			We totally support the role of the Local Plan policy LP2 which aims to focus development within the market towns "to facilitate walking, cycling and the use of public transport.	Support noted
DLP77	Kurt & Lynda Lovach						Finally, we find the whole consultation process very confusing with a plethora of different documents, with similar titles and many seeming to contradict each other. It would be good practice and help members of the public if a recognised and easily understandable document referencing/numbering system was in force. Confusion is compounded when a click on the website link to "Online Response Form" brings up a form headed November 2016 with only bullet point responses.	Concerns noted. Form provides some structure and guidance only for responses. Full letter submissions accepted as are e-mails. Future Plan referencing will be addressed.

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP78	Christopher Brown	Object					I feel the developments proposed are too large for the borough to cope with within existing towns and villages. I feel a better plan would be to look to the creation of a new town that could have facilities purpose built to meet its needs. After reading through the documents available I feel that while small scale development within North Warwickshire should be encouraged, the large scale plan should not be and does not benefit the local area. Most people who move into the areas proposed will be commuter works due to the rural nature of the area and limited bus and rail services that this affords us. This is also assuming that there is local employment opportunities available for such an influx of people.	A new settlement has been considered in the Growth Options April 2016. There are no sites large enough been put forward and delivery will be towards the end of the Plan period.
DLP78	Christopher Brown	Object		LP2			I feel that development should not take place on such a large scale within existing towns and villages. I think a better plan would be to look at the possibility of a new town with North Warwickshire that could be designed and built from new that would allow for future expansion if need within the borough.	Objection noted.
DLP78	Christopher Brown	Object		LP6			LP6, the amount of development is too high for the area to cope with. I also feel that we should not be building a large amount of homes to also satisfy surrounding councils allocation as with the area being rural there is not enough employment and public transport available. At present a great many people within Atherstone, Polesworth and Dordon are not able to use public transport to get to there place of work due to the lack of it, or it would not arrive in time for there working day.	Objection noted.
DLP78	Christopher Brown	Object		LP36			L36. Developers should not be able to depending upon public car parking to cater for the needs of new developments as with this the existing public car parks will not be able to provide for the number of people that wish to use them.	This is being investigated further
DLP78	Christopher Brown	Object		LP39		ATH20, Land to north-west of Atherstone off Whittington Lane Land to east of Polesworth & Dordon	These developments are too large for existing infrastructure (from roads to schools and GPs) to cope with without major investment to the local area. I also feel that they will remove the feel of our market towns. There is all ready a vast amount of 'villagers' that are not just a continuation of one another. Cradon, Dordon, Baddesley, Dordon, Polesworth.	Infrastructure is a key issue. The IDP is a key part of the information to seek contributions to infrastructure as a result of development.
DLP78	Christopher Brown	Support		LP40	Employment		I agree that additional employment is required in the area to try and offset the current employment trend of the vast amount of employers within the area being warehouse operations. If technology/research parks could be promoted this will provide better opportunities for employment within different skill fields and may also allow areas to become more affluent as the skill base of the areas increase.	Support noted
DLP78	Christopher Brown	Object		IDP			I do not believe that enough consideration has been given to the current strategic infrastructure proposed. While I agree that improvements to the Dordon A5 roundabout are of critical importance and that further development should not continue until this is addressed, I also feel that it does not go far enough. With the proposed number of houses within both North Warwickshire and under Nuneaton and Bedworth Council (circular 5000 if all approved) I feel that the A5 will not be able to cope with this amount of traffic as a main through road. At present it is possible to queue from Atherstone to Dordon on the A5 with the level of traffic already present. I think that serious consideration needs to be given to making the A5 a dual carriageway for the majority of its length as a critical risk to the local plan. I also feel that Holly Lane bridge needs to be a critical risk to the developments proposed within Atherstone. With TNT and Aldi present and the Aldi head office expanding the bridge struggles under the HGV traffic especially when two meet head on. There is also no public foot path across the bridge. These issues need to be addressed. The traffic modelling that has been proposed as necessary should be made a critical risk as this need to be looked into before developments are given permission as stated above the A5 which as yourselves state is one to the main roads within North Warwickshire will more than likely not cope with a large increase in traffic that the new developments will bring. Atherstone primary schools are already or near capacity and with the increase in homes this should be up graded to a critical issue and also if a primary school is to be built it should be built to open in line when the new developments are finishing the first stage of their building progress, and not at the final stage once the bulk of houses are occupied and there are no school places available. Queen Elizabeth secondary school will also face further interruptions as this will also need expanding to cope with addition pupils. Additional health care facilities from GPs to A and E should be made a critical issue as the existing services are stretched to near full capacity.	Infrastructure is a key issue. The IDP is a key part of the information to seek contributions to infrastructure as a result of development.
DLP78	Christopher Brown	Object		IDP			ContinuedThe George Eliot no longer supplies a compressive A and E department with major injuries require patients to be moved to Walsgrave hospital. AS Walsgrave also covers Polesworth and Dordon along with Nuneaton I feel that both of these will not cope with the number of patients that they have the potential to see.	As above

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REF	NAME	Support/ Object	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP79	Susan Spencer						<p>I am an allotment holder - plot 6 - on the plots that are adjacent to Coleshill Memorial Park. I have had my allotment since July 2015. The plot was covered with brambles and I had help from the local council to clear most of it. I have invested a lot of time and effort (with help from my family) in bringing the plot to the stage where half the plot will be propagated this coming year (Coming First in the Coleshill Most Developed plot 2016). I have also had other plots close by that have been taken over by new or existing allotmenters and can see the development of what was a derelict area coming to life. The Shed Project has also made a huge impact with the Church also now becoming involved. With all this new interest in making good this Allotment it is heart breaking but understandable to find that the land will be built on. I understand that the "Stonebridge" Allotment has now been added to the Local Neighbourhood/Development Plan 2015 to 2030 and identified for 30 Homes --Appendices COL12 - page 900. I would like assurance that those of us who rent plots at this site would be found alternative allotment plots within Coleshill and have help to move to such plots when this land is developed. Having attended a consultation drop in meeting at Coleshill Town Hall it was suggested that the allotment plots could move to the land that is purchased for the new extension of the Cemetery (section 2.5ha). I cannot find any information confirming that this land has yet been purchased so I am therefore seeking reassurance for those who are Allotmenters at Stonebridge Allotment (adjacent to the Memorial Park) that we will be found alternative land in Coleshill when the building on this land goes ahead.</p> <p>I assume that the council understands the safeguards and alternatives laid out in the following government document  <a href="https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/276081/Allotment_disposal_guidance_-_Safeguards_and_alternatives.pdf">https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/276081/Allotment_disposal_guidance_-_Safeguards_and_alternatives.pdf</a> and could also be in touch with the National Society of Allotment and Leisure Gardeners (NSALG) as the national representative body for the allotment movement in the U.K.  <a href="https://www.nsalg.org.uk/about-us/our-history/">https://www.nsalg.org.uk/about-us/our-history/</a> for further information if needed.</p>	Information noted
DLP80	Ian Walls	Object	7.24, 7.25				<p>The wording of Paragraph 7.24 refers to specific advice given in the NPPF (Paragraph 89) which indicates that, in policy terms, gives 6 instances where the construction of new buildings in the Green Belt is acceptable and thus appropriate. The inclusion of this advice in a supporting text to a Policy (LP3), rather than within the policy itself, indicates that it has been subject to some political influence in order to ensure that such sites never come forward for development. It seems to be the case that the Borough Council has sought to choose the policies it likes and discard those that it does not. The situation is such that parts of the Borough are covered by the Green Belt designation and so the provisions of the NPPF (Paragraphs 79-92) should be given significant weight. The geography of the Borough is acknowledged in Paragraph 7.25 with reference to the presence of previously developed land in the countryside. The approach adopted by the local Plan is that such sites should not be redeveloped for 3 reasons. In response, the objector considers that the Borough Council should look for solutions rather than problems (as advised by Paragraph 187 of the NPPF) in addressing such sites rather than just precluding them. As such, consideration should be given to the following: 1. Making the sites sustainable by encouraging a mix of land uses subject to their size and the scale of development proposed. A good example of this would be homeworking. 2. Adopting a strategy in the rural area where sites close to a group of villages or single village could help to enhance or maintain their facilities and community. 3. Allocating the sites for development in preference to greenfield land.</p> <p>Within the countryside of the District there will be existing brownfield sites which, through redevelopment, could offer significant benefits. In accordance with the NPPF these could be economic, social and environmental. A good example of this is the former Whitacre Garden Centre, Tamworth Road, Neather Whitacre. In 2012, planning permission (LPA Ref: P/2012/0348) was given to redevelop the site for residential purposes. This involved demolishing the existing buildings and erecting 25 dwellings in their place. In this case, the Borough Council took a pragmatic approach in that, in land use terms, housing was seen as being more sympathetic to the rural area than a commercial activity. In terms of the Green Belt, the removal of the large structures and replacing them with something much smaller and more domestic in scale was seen as improving the openness of the national designation.</p>	Noted
DLP80	Ian Walls	Object		LP2				Noted. NPPF provides guidance and national policy approach for brownfield site redevelopment in Green Belt.

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DLP80	Ian Waits	Object		LP3			The wording of the policy should be changed to include the advice in the NPPF. The omission of the 6th bullet point of Paragraph 89 is totally unacceptable. This states that "limited infilling or the partial or complete redevelopment of previously developed sites (brownfield land), whether redundant or in continuing use (excluding temporary buildings), which would not have a greater impact on the openness of the Green Belt and the purpose of including land within it than the existing development." The inclusion of this advice into Policy LP3 can be justified on the basis that redevelopment should: (a) have no greater impact than the existing development on the openness of the Green Belt and the purposes of including land in it, and where possible have less; (b) contribute to the achievement of the objectives for the use of land in Green Belts; (c) not exceed the height of the existing buildings, and (d) not occupy a larger area of the site than the existing buildings (unless this would achieve a reduction in height which would benefit visual amenity). In applying the above consideration would be given to: -1 The site as a whole; 2. The aggregate ground floor area of the existing buildings (the "footprint"), excluding temporary buildings, open spaces with direct external access between wings of a building, and areas of handstanding. 3 The character and dispersal of the proposed redevelopment; 4 The location and extent of existing buildings; and 5 Visual amenity, with reference to siting, materials and design	Policy LP3 is to supplement the NPPF not to duplicate it. No change is proposed.
DLP80	Ian Waits	Object		LP6			The Borough Council's approach to its 5 year housing supply was recently tested at appeal by the Muller Property Group at a Public Inquiry (APP/R3705W/16/31349572). The Appellant contended that the Borough Council's prediction is based upon the delivery of a number of housing sites that are not achievable given the advice in the NPPF. It was concluded that this resulted in Paragraph 49 of the NPPF being engaged. The PINS Inspector issued his decision on the 6th January 2017. The appeal was allowed. The assessment indicates that the Inspector was not convinced by the Borough Council's evidence, in terms of certain housing sites coming forward, and felt that the supply was 3.5 years and not 9.4 years as suggested by the Borough Council). The Inspector also noted that the Borough Council did not make provision for windfall sites in its 5 year housing land supply calculation.	Noted - no change
DLP80	Ian Waits	Object		LP8			The windfall of 60 dwellings per annum is low. The supporting text (Paragraph 8.8) accepts that it is a conservative figure.	It is a conservative figure but this allows greater flexibility with the housing figures and ensures there is not an over reliance on windfalls. No change
DLP80	Ian Waits	Object		LP39			It is acknowledged that the Local Plan puts forward a variety of sites to be developed. This includes their size and the level of housing they can provide. It is considered that much more emphasis should be given to allocating small sites for housing development in all the settlement categories. This includes Category 5 where serious consideration should be given to what positive benefits a scheme could offer thus outweighing the adverse impacts/harm e.g. noisy bad neighbour activities. Such sites are more likely to come forward quicker thus making a more valuable contribution to the delivery of housing in the Borough.	Disagree. Plan
DLP81	Atherstone Civic Society	Comment		Strategic Objective 6			Keen to see improvement in design. Drawing technicians should not be used rather than qualified architects. Allow more innovative design such as at the Stirling Prize-winning Astley Castle. Developers must be persuaded to spend more on design particularly in relation to Listed Buildings and in Conservation Areas.	We can only encourage who draws plans to accompany a planning application. It is not something we can directly affect through a Local Plan. Good design is referred to throughout the Plan.
DLP81	Atherstone Civic Society	Comment		Strategic Objective 7			Suggest to add "and protecting them from development" to 2; add "Ensuring that all new development is well-designed and well integrated with its setting" to 4 and add "Ensuring that new development does not impact adversely upon the natural or historic environment, but respects and enhances its setting."	Concerns noted. Further text clarification will be considered.
DLP81	Atherstone Civic Society	Comment		Sustainable Development			Need to spell out the most important considerations to read, "without delay, unless material considerations indicate otherwise, or if they concern Grade I, Grade II or Grade II* Listed Buildings, to impact upon Conservation Areas or archaeological sites."	Concerns noted. Further text clarification will be considered.
DLP81	Atherstone Civic Society	Support		LP1			We support this policy. Looking to add Grades I, II or II* Listed Buildings, Conservation Areas and archaeological sites as specific material. Add "Pre-application consultation with the local community by developers will be required in larger schemes".	Support noted.
DLP81	Atherstone Civic Society	Support		LP2			Support in principle	Support noted
DLP81	Atherstone Civic Society	Support		LP3			Support in principle	Support noted
DLP81	Atherstone Civic Society	Support		LP4			Support in principle	Support noted
DLP81	Atherstone Civic Society	Support		LP5			Strongly support	Support noted

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DLP81	Atherstone Civic Society	Object		LP7	Housing mix		Additional executive housing required for Atherstone to service new commercial developments and reduce commuting. Too many small dwellings with poor amenity. Need better quality housing and sixth form at QE Academy to attract long term settlers.	Noted. Policy seeks broad range of housing type, tenure, size and design sought to address all of Borough's needs. SHMA highlights housing needs of Borough. Establishment of sixth form would be encouraged but delivery subject to Academy control.
DLP81	Atherstone Civic Society	Object		LP7	Density		To achieve a more balanced community, it is desirable to attract residents in the higher wage brackets. May be advisable to provide some 'executive' houses on larger plots. To allow for such houses, the density rule is space for reasonably-sized gardens. These benefit the ecosystem by attracting and sustaining wildlife. Development should only be considered after a full Development Brief for the whole site has been drawn up by the Council.	Noted. Policy addresses the issue. Higher density will be expected in town centres. Reasonable mix expected elsewhere to address needs and efficient use of land.
DLP81	Atherstone Civic Society	Object		LP7	Infrastructure		We support these policies to make it easier for young people to get on the housing 'ladder' or rent good quality accommodation at a reasonable cost.	Development Briefs and/or Concept Plans and Master Plans are required for larger site proposals. Unnecessary detail for small sites.
DLP81	Atherstone Civic Society	Support/Comment			Affordable Housing		Support this policy but would like to see a mixture of market and affordable houses on the same development to prevent the development of 'sink estates' as has happened in parts of the Borough in the past.	Support noted.
DLP81	Atherstone Civic Society	Support		LP9			Suggest that nomadic people be asked to pay in advance when they arrive on site for the costs of clearing rubbish from the site when they leave. If they take their rubbish away the cost can be refunded.	Support noted. Policy seeks broad range of housing type, tenure, size and design, both affordable and open market sought to address all of Borough's needs.
DLP81	Atherstone Civic Society	Object		LP10	Gypsy and Travellers' Sites.		Support in principle	Noted. Local plan does not address charging and management of Gypsy and Travellers sites, just addresses site needs and location.
DLP81	Atherstone Civic Society	Support		LP11				Support noted
DLP81	Atherstone Civic Society	Object		LP12	Employment Areas.		Pleased to see that B8 use will not be permitted on some industrial estates. Feel policy could go further. B8 use is blighting local communities with lorries parked indiscriminately. Believe that space for parking should be found on the 'just-in-time' warehouse sites themselves, instead of in lay-bys and minor roads surrounding the site. Parking on local roads should not be permitted.	Concerns noted. Issue under consideration. On-site parking provision can be sought but only for needs of each individual industrial/warehouse application/site. Need is for wider lorry parking need and Local Plan not able to deliver management and charging for such proposals, which are key to encouraging their use.
DLP81	Atherstone Civic Society	Object		LP13	Rural Employment		Rural employment through diversification and conversion of historic buildings for industrial use has already destroyed the amenity of historic sites in the Borough. Re-use of existing rural Buildings Policy criteria suggests that, if there is no viable re-use of a listed building, it can be demolished. It needs to be re-worDED to make it clear that this is not the case.	Concerns noted. National planning policy encourages rural employment through farm diversification for economic growth benefits. Impact on historic environment and assets will be addressed by Development Management Policy LP15 as advised by Historic England and the Warwickshire Historic Environment Record, which is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Policy seeks and refers to re-use and adaptation only, not demolition. Plan should be read as a whole.
DLP81	Atherstone Civic Society	Support		LP14	B New Landscape Features		Support a stronger policy on these types of development. In the past the Council has allowed too many so-called 'fishing pools' which in some cases are nothing more than opportunities for landowners to sell 'lipping rights.	Support noted
DLP81	Atherstone Civic Society	Object	10.9		Conservation Area assessments		Feel very strongly that Conservation Area status for the canal corridor is long overdue.	Issue noted.
DLP81	Atherstone Civic Society	Object	10.10.				North Warwickshire lags behind its neighbours in recording landscape features such as earthworks and ridge and-furrow field systems. The Draft Plan needs to take far more account of these less dramatic landscape features which are diminishing rapidly.	Issue noted. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Local Plan is further work is underway on Historic Environment and will help inform Plan. Local Plan is not appropriate vehicle or document to address historic landscape assessment, which is undertaken by the County Council's Environment team and part of evidence base to inform Plan.
DLP81	Atherstone Civic Society	Object	10.11				Noted. Council does not use the powers available to it to achieve the repair of the Buildings at Risk on Historic England's list.	Issue noted. Local Plan is not appropriate vehicle or document to address historic buildings at risk requirements and regulations beyond highlighting the issue. Where individual building issues are highlighted Council will address issue as required by regulation.
DLP81	Atherstone Civic Society	Object	10.12				Council must insist that all proposals are drawn up by properly qualified Conservation Architects. Grants for historic building refurbishment should be claimed back where property was not occupied appears to be required by grant conditions.	Issue is a matter for application validation process, not Local Plan. Unaware of grant conditions applying to non or under occupation, only to resale following refurbishment.
DLP81	Atherstone Civic Society	Support		LP15			Strongly support. Concerned over difficulty of enforcing it. Urge the Council to give more priority to the historic environment, which could be a source of economic development.	Support and issues noted.
DLP81	Atherstone Civic Society	Object			Understanding the Historic Environment		No evidence of any updating of Conservation Area Appraisals since Conservation Officer left.	Issue noted. Plan addresses impact of development proposals on historic environment, not the vehicle for Conservation assessments, Action plans or Historic Improvement Plans.
DLP81	Atherstone Civic Society	Object			Traffic and the Historic Environment		Towns are becoming cluttered with signage and street furniture. Seek removal or reduction of signage into our towns to make them more attractive and to remove a confusion of signs. Loss of appropriate street paving to tarmac in Atherstone a concern	Issues noted. Plan addresses impact of development proposals on historic environment, not the vehicle for Conservation Area assessments, Action plans or Historic Improvement Plans. Text can encourage approach as best practice.

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DLP81	Atherstone Civic Society	Object		LP16			Policy is strong enough. SSSIs, RINCs and RIGSSs should be protected and no development should be permitted which affects them. In our view bio-diversity offsetting has a very limited role in preventing bio-diversity loss and cannot ever hope to replace an ancient woodland.	Concern noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust.
DLP81	Atherstone Civic Society	Support		LP17	Green Infrastructure Tame Valley Including Kingsbury Water Park		We support the policy but fear that it may be merely an aspiration.	Support noted
DLP81	Atherstone Civic Society	Support		LP18			Support this policy	Support noted
DLP81	Atherstone Civic Society	Object		LP19		New LNR	Propose a linear footpath along the river bank, connecting through to Gypsy Lane and along the west bank of the Inragge Brook towards the town.	Noted. LNRs are publicly owned and managed sites only. District, Parish and town councils can declare LNRs but they must have the powers to do so delegated to them by the principal local authority. To qualify for LNR status, a site must be of importance for wildlife, geology, education or public enjoyment. LNRs must be controlled by the local authority through ownership, lease or agreement with the owner. Private sites can be classed as Nature Reserves if ownership/control transferred. No change proposed.
DLP81	Atherstone Civic Society	Support		LP20			Support this policy.	Support noted
DLP81	Atherstone Civic Society	Support		LP21			We support this policy	Support noted
DLP81	Atherstone Civic Society	Support		LP22			We support this policy	Support noted
DLP81	Atherstone Civic Society	Support		LP23			We support this policy	Support noted
DLP81	Atherstone Civic Society	Object		LP24		New cycle route	Mention should be made of the long-proposed footpath/cycleway along the south bank of the River Anker from the Witherley footbridge to Ratcliffe Road, then along the river bank through the Royal Meadow Playing field to Sheepy Road, then Gypsy Lane and left along the west bank of the Inragge Brook to the entrance bridge to the town under the by-pass. This would provide a recreational route and also a mainly off-road link to the railway station and the town centre.	Noted. No route currently identified and proposed but work underway on identifying opportunities. Site proposed involves private land. No access agreed. Potential opportunity for Neighbourhood Plan approach.
DLP81	Atherstone Civic Society	Object		LP25			Council should pro-actively seek the restoration of the Camp Hill Chords. Also railway footbridge (Atherstone) must be restored.	Issues noted. Infrastructure is a key issue that is being addressed through the IDP. Difficult to increase use and services under current privatised rail system. Fragmentation of service and infrastructure responsibilities mean ability to increase services is out of control of Local Authority. We can encourage and support but not insist, direct or require station services to be provided/Improved.
DLP81	Atherstone Civic Society	Object		LP26	Rail footbridge		Following on from above, amend bullet point 1 to read: 'A new footbridge will be provided at Atherstone Railway Station and improved car parking facilities on both sides of the track will be explored.	Issue noted. Text amendment to "seek replacement footbridge at Atherstone" as rail service and infrastructure responsibilities out of control of Local Authority.
DLP81	Atherstone Civic Society	Support		LP27			Support Safeguarded Route RRL. There is an error on line 4 which should read '...if this is not possible then as a recreational cycle route.'	Support noted. Corrected text to be added.
DLP81	Atherstone Civic Society	Comment		LP28	Strategic Road Improvements		Urgent consideration is required on the future of the A5, congestion, delays and impact of HS2	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Ongoing discussions with Highways England, County Highway Authority, A5 Partnership, DoT, LEP's and Developers to address road infrastructure needs and issues.
DLP81	Atherstone Civic Society	Support		LP29	Walking and Cycling		Strongly support this policy (see comments at LP24 above). The Borough is very short of safe cycle routes. Cycle lanes on the A5 are too dangerous. Footpaths and road verges should be adapted to take cyclists and pedestrians.	Support noted.
DLP81	Atherstone Civic Society	Object	13.4				Please add in the Borough Council's Draft Conservation Area Appraisal of March 2006.	Issue noted.
DLP81	Atherstone Civic Society	Support		LP31	Development Considerations Built Form		We support this policy	Support noted
DLP81	Atherstone Civic Society	Support		LP32			Stress strongly how important it is for schemes to be designed by qualified architects. Support Specific Development Types criteria, especially where backland development is concerned and Alterations, Extensions and Replacements, especially the replacement of historic rural buildings.	Support noted

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DLP81	Atherstone Civic Society	Support		LP33	Shop Fronts, Signage and External Installations		Support this policy	Support noted
DLP81	Atherstone Civic Society	Object		LP34	New Agricultural, Forestry and Equestrian Buildings		Concerned that, with forms of business other than farming now becoming very lucrative, farmers are erecting agricultural buildings with no intention of using them in the long term. Instead they are converting them to industrial use. The Council needs to introduce a new policy to prevent this from happening.	Concerns noted. NPPF Guidance and Permitted Development rights enable and control erection of many agricultural buildings with limited local authority input or control.
DLP81	Atherstone Civic Society	Support		LP35			We support this policy	Support noted
DLP81	Atherstone Civic Society	Support/ Comment		LP36	Parking		Support the proposal to include car parking in new development. Avoid permission without parking, even in town centres and designate spaces for car parking only. Need also for just in time parking at logistics/B8 estates and development.	Support and Concerns noted. Parking is an issue that the Plan is addressing through flexible parking standards, with no maximum to ensure adequate provision.
DLP81	Atherstone Civic Society	Object		LP37	Renewable energy and Energy Efficiency		The roofs of new barns and industrial buildings should be fitted with solar panels. Where there is no adverse impact on the landscape or townscape, new dwellings should also be fitted with solar panels	Cannot require solar panels in all cases, particularly structures allowed under permitted development rights. Policy will encourage and seek opportunities to address renewable energy target but cannot insist/specify method and equipment to deliver this.
DLP81	Atherstone Civic Society	Support		LP38			We support this policy	Support noted
DLP81	Atherstone Civic Society	Object				Atherstone and Mancetter.	Believe that there is no proven local need for 1282 extra houses here. Likely to form a 'dormitory' population, commuting to the conurbations for employment. Loss of agricultural land. Of little benefit to the local community or economy as will shop elsewhere. Would favour a Government policy to ensure that land sold for development is not merely land-banked. Also planning permission should have a cut-off date of three years, after which it lapses. Furthermore, it should not be possible to begin development simply by minimal works such as digging a trench. The Council should have powers to withdraw the planning permission if this happens.	Concerns noted. Local Authority and Local Plan cannot set National Government Policy regulations. Housing need established through Objectively Assessed Housing Needs Assessment (OAHN) and Strategic Housing Market Area study for Coventry and Warwickshire. OAHN based on evidence including 2015 SHMA that Warwick DC Inspector recently accepts and considers to be based on reasonable and soundly based assumptions. Duty to Co-operate requires the Borough to work positively with adjoining authorities to consider and help address any shortfall they cannot accommodate. Impact reflects Boroughs situation lying within two Housing Market Areas (Coventry's and Birmingham's).
DLP81	Atherstone Civic Society	Object		LP40	Employment Allocations		Council should now introduce a policy to control further B8 use	Issue noted. In absence of sufficient evidence to justify restriction cannot apply a "blanket ban" approach to B8 uses across Borough, particularly in view of demand and need for logistics use. Can restrain over intensification of use on site proposals, however, and seek/encourage B1/B2 and high tech professional services and manufacturing uses on appropriate sites. Policy for MIRA site seeks this approach.
DLP81	Atherstone Civic Society	Object		LP39		Atherstone football ground	New site for ground needs to be found if site to be developed.	Issue noted.
DLP81	Atherstone Civic Society	Support		LP39		Land at Holly Lane/Rowland Way	Support the fallback policy of using the site for B1 and B2 use rather than B8.	Support noted
DLP81	Atherstone Civic Society				Baddesley and Grendon	Land at Church Farm, Baddesley Ensor	Concerned that there has been far too much infill development in Baddesley, which has undermined the dispersed 'healthland' nature of the settlement. Church Farm needs sensitive design approach. As one of the last undeveloped areas of the village we are very concerned about the proposal to add new development to the farm site. Can conversion of existing buildings rather than redevelopment be an option.	Issue noted. Building not listed. Site Proposal encourages conversion if possible, but site will address housing need for village and may not be feasible/viable.
DLP81	Atherstone Civic Society					Herts Hill with Anstley Common	Would expect all proposals for development here to be consistent with the Herts Hill Neighbourhood Plan.	Noted.
DLP82	Canal & River Trust	Comment	10.16				In NW the Trust owns and operates 7km of the Birmingham & Fazeley Canal and 17km of the Coventry Canal. Agree with comments in 10.16 that canals contribute significantly to green infrastructure. However canals are multi-functional providing more than just open space and wildlife habitats.	Noted
DLP82	Canal & River Trust	Comment		LP17			Agree with comments in 10.16 that canals contribute significantly to green infrastructure. New developments in vicinity of canals should aim to avoid adverse impacts on ecological value of canal corridor and consider whether there is scope to contribute to improvements to support the role canals play as a form of green infrastructure.	Noted
DLP82	Canal & River Trust	Comment		LP29			Support the aim of developing a walking and cycling strategy. Such a strategy should consider the role the canal towpath can play in providing a non-traffic environment for walkers and cyclists both for commuting for leisure and recreation.	Noted for incorporation in the walking and cycling strategy.

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DLP82	Canal & River Trust	Comment				Land north-west of Atherstone	Any masterplan of this site should aim to encourage the use of the towpath (approx. 1.1km) without significantly increasing the Trust's maintenance liabilities. There are 3 bridges within the site, one of which is listed. There are two locks within the site both of which are listed. The towpath within the site and up to the town centre will require resurfacing for all year round use. The canal can form an important element of green infrastructure within the site whilst ensuring the character of the canal corridor is appropriately protected. It is important that any development of this site takes full account of the canal, both in terms of potential impacts on its character and also direct impacts on the structural integrity of the canal. Any new building close to the canal edge will need to demonstrate that it will not adversely affect the canal wall.	Ensure policy relating to this site highlights the importance of the canal and the improvements to the towpath in particular.
DLP82	Canal & River Trust	Comment				Britannia Mill		Site now has planning permission and will be deleted from the list of allocations.
DLP83	Hartshill Parish Council	Object		LP39 & 40			Hartshill Parish Council supports the Plan in the terms of it being applied Borough wide, in equal measures to all communities. Hartshill is being subjected to a 40% increase in housing numbers, when the Borough wide increase is 10% per settlement. Add this to the proposed sites in Anstley Common and there will be an intolerable impact on infrastructure. The Parish Council would like to see recognition of this and look forward to outcomes from CIL/S.106 payments. New infrastructure should be in place before any major development commences, and a meaningful gap should be made around Hartshill.	Concerns noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Will endeavour to get any infrastructure and highway improvements at the earliest opportunity. Threshold for delivering contributions and phasing of development will likely be linked to infrastructure needs and delivery. Development will have to address infrastructure needs and impacts through appropriate, necessary on-site delivery or financial contributions through S106 obligations or delivery through service providers. Board Report will address some of these issues.
DLP83	Hartshill Parish Council	Comment		Chapter 5			Would like to see less paved areas on new developments to reduce incidents of flooding.	Issue noted. Proposals will be required to address flooding issues to ensure current run-off is not increased and flood storage and preventative measures will be an integral part of larger proposals.
DLP83	Hartshill Parish Council	Object		Chapter 6			Fly tipping should be made a higher priority as it affects public perception of an area, solar CCTV could be used to catch offenders	Fly tipping not a specific issue for Local plan process.
DLP83	Hartshill Parish Council	Comment		Chapter 12			Encouragement should be given to use of 'above shop' premises for housing, with an ageing population more homes should be encouraged that allow for an extension to be added at a later date.	Issue noted. Policies seek to encourage town centre uses and use of vacant upper floors to provide much needed housing opportunities. See LP22 and 23. Plan should be read as a whole.
DLP83	Hartshill Parish Council	Object	13.8	Chapter 13			The River Anker at Leathermill Lane is always blocked with rubbish, this must contribute to the flooding that occurs regularly at the bridge. The Council should seek to reduce materials causing blockages.	Issue noted. Not a specific issue for the Local plan process and a surface water drainage management matter. Proposals will be required to address flooding issues to ensure current run-off is not increased and flood storage and preventative measures will be an integral part of larger proposals.
DLP83	Hartshill Parish Council	Object	15.54	SAP SITES GRE1 & GRE2			Early consideration of beneficial alter uses of mineral sites should be undertaken as soon as possible.	Issue noted. This is a matter to be addressed in the Minerals Local Plan.
DLP83	Hartshill Parish Council	Object	15.58	SAP H53			Land off Oldbury Road should not be considered as a potential development site, the road structure is too narrow, with too many bends. Land at Moonwood is full of wildlife and development would have an adverse impact.	No site allocation included in Plan off Oldbury Road. No change proposed
DLP83	Hartshill Parish Council	Support		LP1-40			Policies are required to moderate the implementation of the Plan.	Noted
DLP83	Hartshill Parish Council	Object				Hartshill and Anstley Common proposals	The concentration of high numbers for Hartshill, compared to other areas will put an intolerable burden on current infrastructure. Allocations for Anstley Common and Galley Common cannot be taken in isolation of these areas. The impact to reach employment areas on the A5 trunk road is unacceptable without alternative road infrastructure. Hartshill has by far the largest allocation of houses in North Warwickshire. Wish list submitted for S106 from development.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Ongoing discussions with Highways England, County Highway Authority, and Developers to address road infrastructure needs and issues.
DLP83	Hartshill Parish Council	Support/ Comment		LP40/ HARP3, ANS COM 1-2-3	Employment proposals		The siting of employment areas along the A5 have been placed with scant consideration to how the employment area will be accessed from housing at HARP3, ANS COM 1-2-3. All of the traffic generated by these areas will increase capacity in all 3 local schools and GP surgeries, all of which will be using the roads in Hartshill. What consideration has been given to residents of Hartshill who rely on public transport to access the employment area along the A5.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate.
DLP83	Hartshill Parish Council	Comment		IDP/SA			The infrastructure delivery plan should control the rate of development to become acceptable by new construction of new roads, schools, health care facilities and underground services, but will the developers agree to it? The Plan will only be sustainable if the infrastructure delivery plan is enforced.	Issue noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Will endeavour to get any infrastructure and highway improvements and other service facilities at the earliest opportunity. Threshold for delivering contributions and phasing of development will likely be linked to infrastructure needs and delivery.

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP84	National Federation of Gypsy Liaison Groups	Object	LP10				Policy L10 is contradictory; the preamble limits sites to those within "safe walking distance of a settlement" whereas the second criterion limits sites to those within "safe, reasonable walking distance of a public transport service". The criterion is better than the preamble. The final paragraph should refer to all Gypsy sites, not just those in appendix 'E'. Most importantly, the policy should commit the Council to meeting the need for Traveller sites as established in an up-to date assessment as a minimum.	Issue noted. Policy not contradictory but complementary through use of term "also" in preamble. Text clarification required regarding Appendix E and new sites. Currently Borough has a 5 year supply of sites. GTAA (2013) was commissioned jointly with Nuneaton and Bedworth Borough Council and covered the period 2012-2028.
DLP85	St Modwen's	Object	4.2, 15.43		Spatial Vision		Spatial Vision ignores that the character of the Borough is set to change. The emerging Plan identifies and seeks to meet development requirements well in excess of those which North Warwickshire has historically needed to accommodate. The emerging Plan should embrace development along transport corridors. Wording should be amended to read, "The rural character of North Warwickshire will be retained, whilst embracing the opportunities for growth along its strategic transport corridors." On a similar theme, the text at paragraph 15.43 of the emerging Plan is inappropriate. This paragraph should be deleted and replaced with one which takes a positive tone to the role that North Warwickshire can play in helping other local authorities to meet development needs	Noted. Disagree. Borough already approaching development shortfall in a positive and proactive way, including agreements through various MOJ's.
DLP85	St Modwen's	Object		LP1			Wording in the second part of the policy (under "Quality of Development / Place") which requires that, "All development proposals must..." (emphasis added) should be amended. There will be many cases where (for example) issues around the historic environment, or linkages between green spaces and wildlife corridors, are irrelevant, but this policy would require them to be attended to. The wording in this part of the policy should therefore be amended to read, "All development proposals must, where relevant..."	Disagree. Plan should be read as a whole. LP1 provides overall framework policy for rest of Plan. Other Policies provide necessary flexibility. No change proposed.
DLP85	St Modwen's	Object		LP5	Meaningful Gap		To reflect the recent planning permission PAP/2014/0648, which should be excluded from the Meaningful Gap. (Supporting text included, reflecting Inspectors comments etc)	Issue noted. Board Report addresses this issue. Site area to be excluded from Meaningful Gap south of A5.
DLP85	St Modwen's	Object		LP16	Nature Conservation		The wording of draft Policy LP16 is confusing. It appears from the first sentence of the third paragraph that development of any site having any importance at any level for nature conservation would be prevented, unless a form of sequential approach was first followed to consider alternatives. This seems to be at odds with the rest of the policy which, more appropriately, weighs up benefits and impacts, seeks to avoid harm, and requires mitigation. The first sentence of the third paragraph of draft Policy LP16 should be deleted.	Issue noted. Further clarification may be necessary.
DLP86	St Modwen's	Object		LP28	Strategic Road Improvements		Policy should be amended to explain the ways in which the evidence will be used to inform development proposals affecting the A5. As currently drafted the position is vague, provides no certainty for developers, and leaves the position open to wide interpretation. If this policy is to be retained within the Plan, it should be re-written to set out explicitly the criteria relevant to the consideration of proposals affecting the A5.	Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Ongoing discussions with Highways England, County Highway Authority, A5 Partnership, DoT, LEP's and Developers to address road infrastructure needs and issues. Outcomes will be fed into IDP and Proposal text where appropriate to address strategic road improvements required. Board report will address some of these issues.
DLP87	St Modwen's	Object		LP31	Development Considerations		The general thrust of draft Policy LP31 is accepted. However, it is not the case that all of its criteria will be relevant to all development proposals. The second sentence of the policy should be amended to read, "Where relevant, development should..."	Issue noted. Policy does not state "All" Development, simply "Development should" and does not "Require All" considerations to apply to "All Development". Simply seeks development proposed or potential to apply the appropriate conditions. Where the condition is not appropriate or relevant it will not therefore apply. Accepted that not all development is same but practical, pragmatic approach should be taken. Plan should be read as a whole. Other Policies may apply also. Reasoned Justification may be clarified to help. No change proposed.
DLP88	St Modwen's	Object		LP37	Renewable Energy and Efficiency		General thrust of draft Policy LP37 is accepted. However, it should be amended to support low carbon as well as renewable energy sources, which may represent a more appropriate and viable approach in certain circumstances. In the second and third paragraphs of this draft policy the words "or low carbon" should be added after the word "renewable". In the second paragraph, the opening text should be amended to read, "New proposals will be..." to clarify that this requirement will not be applied retrospectively.	Issue noted. Further clarification may be necessary.

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REF	NAME	Support Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP89	St Modwen's	Object	7.48	LP6/LP 40			Reference is made in the emerging Local Plan (paragraph 7.48) to the wider than local need for large employment sites that exists regionally. The Plan does not grapple with this issue, or the extent to which the Borough might contribute to meeting this need. Evidence suggests that there is a need for the Local Plan to identify additional large employment sites. As a matter of fact, the scheme allowed on appeal to the south east of junction 10 now represents a commitment, and this should be recognized in the Local Plan as a formal allocation. The allocations in draft Policy LP40 should be expanded to include the site permitted on appeal to the south east of junction 10, and a descriptive text box added in the section of the plan that follows to describe this, in similar terms to those expressed after paragraph 15.43 for land south west of junction 10, albeit without the reference to this (south east of junction 10) land necessarily being to meet the needs of Tamworth. The third bullet point of draft Policy LP6 should, at the very least, be amended to read, "a minimum of 90 hectares of employment land". More appropriately, this policy should explicitly recognize that it does not plan for wider than local need, and include a time bound commitment to explain how that deficiency will be remedied, quantified, and planned for.	Disagree. Plan focus is on North Warwickshire needs and requirements but takes into account employment needs and growth from wider sub-region through additional employment land allocated to address accommodation of housing for Birmingham shortfall. MIRA site provides opportunity for large employment site. Hains Hat site also approved. Local Plan is delivering more than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, agreed through MOU. No change proposed.
DLP86	Tyler Parkes Partnership	Object		LP39		Land east of Tamworth Road, Kingsbury	Omission of site north of Kingsbury for housing on the grounds of soundness, lack of robust proportionate evidence, and non-compliance with national planning policies. 1. Does not comply with White Paper 'Fixing our Broken Housing Market as Local Authority ducking difficult decisions and not planning for housing needs in their areas. 2. Duty to Cooperate and the Housing Requirement - The absence of agreed up-to-date Memorandum of Understanding between all the local authorities within the HMAs, required under the legal Duty to Cooperate. As distribution of the unmet housing need across the GBHMA is yet to be agreed, irrespective of MOU agreed between NWBC and Birmingham, because other Local Authorities have yet to agree to a HMA wide MOU, and shortfall is currently being recalculated in the light of more up to date information, North Warwickshire Local Plan should acknowledge the work being carried out across the GBHMA, recognise a need to modify the emerging draft plan or carry out an immediate review to address a realistic contribution towards meeting housing needs shortfall across the GBHMA and effectively halt, delay and bin the current Local Plan.	Disagree. The likely timescale for both finalisation of current recalculation of GBHMA shortfall and GBHMA Authority wide agreements on the level and distribution of this shortfall is difficult to predict. This potential delay creates an effectively permanent review, update and potential challenge situation, where Local Plans would never get to a point of adoption or examination. Further delay to delivering Development Plan locally is important. Local Plan is delivering wider than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, agreed through MOU. This reflects a positive and pro-active approach to Duty to Co-operate responsibilities. North Warwickshire is one of few authorities who have made a pro-active and positive approach to all neighbouring authorities in terms of working with them to address their shortfalls in a reasonable, constructive and supportive process through joint working, joint meetings, signing MOU's and early commitment to including agreed levels to help address their shortfalls in the Plan. In addition, sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Site to west is safeguarded for future release only. Site to east also close to HSE Consultation zone for Oil Storage Depot. Board Report addresses some of these issues.
DLP86	Tyler Parkes Partnership	Object		LP6			The failure to include a mechanism in Policy LP6 'Amount of Development' for the contribution towards the Coventry and Warwickshire HMA and GBHMA to potentially be increased to reflect work currently being undertaken.	Issue noted. See response above.
DLP86	Tyler Parkes Partnership	Object		LP6			The use of the word 'aspirational' in Policy LP6 as this effectively means there is no firm commitment in the Local Plan to provide The 3,790 contribution towards the GBHMA shortfall. This uncertainty will not satisfy the Legal Duty to Cooperate requirements or NPPF requirements to meet the full objectively assessed housing need in a HMA, paragraph 17.	Issue noted. Disagree. Plan has made that commitment through the site allocations addressing the full housing need and shortfall identified. Infrastructure needs and requirements will still need to be identified, tested and addressed before delivery. No change proposed.
	Tyler Parkes Partnership	Object					The lack of a policy to trigger an early Local Plan review if/when the spatial strategy fails to deliver the scale of growth required, including the associated infrastructure. In short, the plan needs to identify and allocate more demonstrably 'deliverable' housing sites to be removed from Green Belt with less reliance on very large sites. Very large sites will inevitably be problematic to deliver in the short to medium term with an associated need for significant investment in infrastructure and with growth on a scale which will place undue pressure on existing surrounding communities and their services and facilities. At the very least Green Belt boundaries should be redrawn in order to provide for additional safeguarded sites in the event that the allocations do not deliver as anticipated.	Issue noted. Disagree. Plan has made that commitment through the site allocations addressing the full housing need and shortfall identified. Infrastructure needs and requirements will still need to be identified, tested and addressed before delivery. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall outside of Green Belt. No change proposed.
DLP86	Tyler Parkes Partnership	Object				Evidence Base	Contrary to the national planning policy requirement for policies to be justified based on proportionate evidence, reports prepared theoretically to inform the DLP preparation process, were not available for consideration prior to publication of the Draft Local Plan. The DLP was published in November 2016 but the supporting evidence was unavailable until 3 months later in February 2017. Councillors were required to approve the plan for public consultation without being able to rely on the justification and understand/challenge the basis for the sites proposed for allocation. This is both undemocratic and unsound.	Disagree. Plan consultation period was extended to 12 weeks to address delay in finalising of evidence base and SA. Much of existing evidence base for Core Strategy, Draft Development Management Plan and Site Allocations Plan already related to and reflected sites and Policies in New Draft Local Plan. Evidence base was, in many cases, simply updating current situation and knowledge. Members were aware of this evidence and past policy and site allocations, strategy approaches and growth options to enable decisions to be made.

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP86	Tyler Parkes Partnership	Object			Sustainability Appraisal		Our Client's site has not been considered as a reasonable alternative as required under the terms of the NPPF. Our Client objects to this omission from the Sustainability Appraisal Report (SAR) and requests that the report be amended and updated to include an assessment of land east of Tamworth Road.	Issue noted. Omission from SAR as site was safeguarded for future release. No change proposed.
DLP86	Tyler Parkes Partnership	Object			SHLAA and other Evidence Base documents		Wish to challenge SHLAA Scores. List of reasons provided in support. Request that land east of Tamworth Road be reassessed in the light of the submitted information and the scores attributed to the site in the SHLAA increased accordingly. Series of similar challenges and criticisms of other Evidence Base documents included such as failure to publish Green Belt Review/Study.	Disagree. SHLAA is simply part of evidence base, a technical report, not a consultation document. Objector has opportunity through Local Plan consultation process to present alternative view of this site. Local Authority do not intend to amend, review or change SHLAA simply to suit one site issue. Similar approach is given to criticism and challenge of other Evidence Base documents. Note Green Belt Study has been published contrary to objectors claims. No change proposed
DLP86	Tyler Parkes Partnership	Object			SHLAA and other Evidence Base documents		Our Client objects to: 1) The failure of the Council to publish the supporting evidence documentation until 3 months after publication of the DLP. This calls into question whether allocations and proposals within the DLP have been soundly based on proportionate up-to-date evidence as required under the terms of the NPPF; 2) The 'North Warwickshire Green Belt Study 2016', is still not in the public domain despite being referred to in the DLP; 3) The omission of an assessment of our Client's land within the Sustainability Appraisal Report. This is unsound and does not meet the NPPF requirements for reasonable alternatives to be assessed based on proportionate evidence; 4) The misleading scores attributed to our Client's site in the SHLAA. There is no justification for the lower 'suitability', 'availability' and 'achievability' scores and the SHLAA report does not therefore satisfy the requirement for 'adequate' evidence in this regard; 5) The lack of an assessment of the implications of HS2 which is a significant infrastructure development proposal which will inevitably have significant implications for North Warwickshire, particularly for those areas close to the proposed route; 6) The failure to identify our Client's site as either an allocated housing site or a 'safeguarded' site for potential future development. - given that the scale of potential development on land west of Tamworth Road will be significantly reduced by HS2, it would be logical for a reduced site west of Tamworth Road to be identified in the DLP and our Client's site east of Tamworth Road to be allocated to ensure deliverability.	See responses above. Implications of impact of HS2 yet to be determined and may change through Parliamentary process. No surely can therefore be given to any assessment of impact at this stage.
DLP86	Tyler Parkes Partnership	Object		LP2			Support the classification of Kingsbury as a Category 3 Local Service Centre only if development boundary extended. Seek an amendment to Kingsbury Policies Map to remove land east of Tamworth Rd from the Green Belt and allocate it for residential development.	Noted. Disagree. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Availability of land outside Green Belt limits sites to opportunities where very special circumstance apply to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP86	Tyler Parkes Partnership	Object		LP4	Safeguarded Land for Potential Future Development		Seek an amendment to Kingsbury Policies Map to remove our Client's land from the Green Belt and allocate it for development during the plan period or, if it is proven by new evidence not to be required in the short-term, 'safeguard' for potential future residential development.	Issue noted. See above
DLP86	Tyler Parkes Partnership	Object		LP6	Amount of Development		The contribution towards the HMAs needs to be a minimum rather than an aspirational figure, particularly given there is ongoing work on housing numbers currently being carried out by Coventry and Warwickshire HMA and GBHMA which will potentially increase the overall housing shortfall.	Issue noted. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP86	Tyler Parkes Partnership	Support		LP26	Stations		Support proposal for safeguarding land for a new rail station at Kingsbury.	Support noted.
DLP86	Tyler Parkes Partnership	Object		LP39	Housing Allocations		Challenge the suitability and deliverability of sites allocated in LP39. To help address this issue request that land east of Tamworth Road be included in the list of sites allocated for housing in Policy LP39 and on the Proposals Map.	Noted. Disagree. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Availability of land outside Green Belt limits sites to opportunities where very special circumstance apply to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP86	Tyler Parkes Partnership	Object			Need for early review Policy		Without introduction of a Local Plan review 'trigger' policy the plan will be found unsound and not legally compliant. It is vital that a mechanism is in place to ensure the objectively assessed housing need in the HMAs of North Warwickshire can be fully met over the plan period in accordance with national policy requirements.	Issue noted. Plan period will be extended to ensure 15 yr period from adoption. No further change proposed.
DLP87	Rentplus	Object		LP9	Affordable Housing		Policy should be widened to include a broader range of affordable housing models, including Rentplus. Details of Rentplus model submitted in support. In addition, the definition of Affordable Housing within the Appendix A Glossary needs to be updated to reflect the latest definition within the NPPF. We would like the definition to encompass a wider definition of affordable housing such as rent to buy (in line with the Government's proposals to widen the definition of affordable housing), subject to the outcome of the consultation on the Housing White Paper.	Issue Noted. Aware of White Paper recommendations but outcome not yet finalised and definition of affordable housing in NPPF still to be confirmed/expanded. Will update Glossary/definitions once situation clarified.

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REF	NAME	Support Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP88	West Midlands HARP Planning Consortium	Object		LP2	Settlement Hierarchy		Concerned that this policy fails to provide further guidance on development of rural exception schemes, cross-subsidised by some market housing, as supported by the NPPF paragraph 54 which states that: "local planning authorities should be responsive to local circumstances and plan housing development to reflect local needs, particularly for affordable housing, including through rural exception sites where appropriate. Local planning authorities should in particular consider whether allowing some market housing would facilitate the provision of significant additional affordable housing to meet local needs". Suggest the Council reviews Policy LP2, taking into account the need for affordable housing in rural areas as cross-subsidised by an element of market housing.	Issue noted. Reasoned justification text can be clarified to address concern. However, Policy does not need additional detail as cross subsidy is noted in NPPF and as the open market housing element is only allowed as a direct result of, and an enabling requirement for the Affordable Housing further detail in policy is unnecessary. The reference to 'Affordable Housing' in category 5 of the Policy therefore addresses and covers this issue. No further change proposed.
DLP88	West Midlands HARP Planning Consortium	Object		LP9	Affordable Housing		Policy should include reference to a wider spectrum of affordable housing models, to reflect the recent changes in the NPPF and the general direction of the Housing White Paper. Related to this the definition of Affordable Housing in Appendix A should be updated to reflect the proposed changes to the NPPF.	Issue noted. Reasoned justification text can be clarified and update Glossary/Definitions once situation clarified. No further change proposed.
DLP89	Mr L Green	Object				Dordon and Polesworth proposals	Traffic Congestion, Long street/A5, increased pollution, impact on quality of life and wildlife	Issues noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough.
DLP89	Mr L Green	Object			Alternatives		With scale of development proposed has Council looked at new settlement elsewhere, away from North Warwickshire.	Concern noted. Growth options considered alternative approaches. Lead in time for establishing a "new settlement" would be too long to address current Development needs. No change proposed.
DLP90	Fillingley Parish Council	Object		LP39			Oppose previous allocated site within Development Boundary.	Issue noted. No sites proposed in Fillingley. Development Boundary maintained as current. No change proposed.
DLP90	Fillingley Parish Council	Object			Duty to Co-operate		Parish Council strongly Object to building on green field Green Belt land, and would prefer housing to go on legitimate brown field sites.	Issue noted. No sites proposed in Fillingley
DLP90	Fillingley Parish Council	Object					Concerns regarding the Duty to Co-operate with other Authorities with regard to housing: FPC understand that in this situation housing should be placed near the boundaries to the applicable authority. The Councillors, and Parishioners do not want the integrity of the village to be affected by housing overspill from Coventry, Solihull or Birmingham.	Issue noted. No sites proposed in Fillingley
DLP91	Janelle Griffin	Object			Infrastructure	Atherstone proposals	Character and communities in the area have already been adversely affected by the increase in housing developments and the increased industrialisation of the area. Railway bridge on Old Holly Lane is totally unsuitable for the type of traffic now using it. Object to the Local Plan as it shows even more allocation for industry and huge housing developments. Not the infrastructure in place either for all these extra people, or the extra traffic they will create. Doctors and Schools at capacity. Proposals too large on green field sites, swamping existing communities.	Concerns noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and work is ongoing to inform IDP and site proposal requirements. Board Report will address some of these issues. No change proposed.
DLP91	Janelle Griffin	Object				Football ground	Object to the removal of the Atherstone Football Ground to make way for even more housing as this is a very important focus of our Community and I understand that it was bequeathed by a local businessman for leisure purposes and that there is a Covenant on the land to this effect?	Concerns noted. Site currently owned by Borough Council. Use accommodated rent free, effectively subsidising private club/company. Unaware of any legal covenant. Community benefit limited. Alternative options for club site and replacement of uses are being considered and discussed. No further change proposed.
DLP91	Janelle Griffin	Object			Flooding		Increased flood risk from additional housing development off Old Holly Lane and on the Durno's site.	Concern noted. Proposals will be required to address flooding issues to ensure current runoff is not increased and flood storage and preventative measures will be an integral part of larger proposals.
DLP91	Janelle Griffin	Object			Alternatives		Seek smaller, more fitting housing developments on brownfield sites, not on greenfield sites, protection of our countryside and wildlife, more planning on infrastructure PRIOR to further developments, less co-operation with other Councils on their housing problems.	Concern noted. Infrastructure is a key issue that is being addressed through the IDP. Will endeavour to get any infrastructure at the earliest opportunity. Where available and deliverable brownfield sites will contribute but there are insufficient to address the level of housing and employment need. Duty to Cooperate requirements and pressure from both commercial and residential development needs mean pressure for development cannot be avoided.
DLP91	Janelle Griffin	Object			IDP		The infrastructure should be in place prior to any major developments going ahead. Not enough thought about the improvement to the roads that need to be put in place for all the additional traffic and industries planned. Other than the A5, most of the roads leading out of Atherstone are B roads, or country lanes and not at all suitable for heavy lorries.	Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Will endeavour to get any infrastructure and highway improvements at the earliest opportunity. Ongoing discussions with Highways England, County Highway Authority, A5 Partnership, DoT, LEP's and Developers to address road infrastructure needs and issues.

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REF	NAME	Support Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP92	Jodie Gosling	Object					Sheer number of houses North Warwickshire has committed to is too high and not achievable without significant damage to our localities and communities.	Concern Noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built areas/settlements. Board Report will address some of these issues.
DLP92	Jodie Gosling	Object					There should have been consultation with the Borough residents before the development sites were allocated.	Disagree. Plan consultation advised in a number of ways through North Talk delivered to all Borough properties, on-line consultation and direct letter or e-mail to over 2000+ individual consultees, agencies and contacts. Also advertised in Local press and consultation period extended over 12 weeks with numerous public drop in sessions including evenings and weekends.
DLP92	Jodie Gosling	Object					The building of a new settlement should have been considered seriously as an option	Noted. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Lead in time for establishing a "new settlement" would be too long to address current Development needs. No change proposed.
DLP92	Jodie Gosling	Object					Not sufficient provision with the draft local plan deliverable within the necessary 5 years to satisfy the Land Bank needs for this number of houses. North Warwickshire Council will still be vulnerable to planning appeals. We will not be able to protect residents from a "planning-by-appeal" situation where we cannot strategically control development. Will be susceptible to further increases in housing requirements with ever increasing targets and the Draft Local Plan will not be robust enough to cope with this ever increasing demand.	Disagree. This situation will surely be worsened even further by opposing the proposed new site allocations in the Plan. Sufficient sites currently allocated to deliver QAN and address additional Birmingham shortfall. No change proposed.
DLP92	Jodie Gosling	Object			Ansley Common sites		Ansley Common will lose its individual character and be absorbed into a Hatfield/ Nuneaton sprawl with no real community centre. Community will need a great deal of support to absorb this enormous impact without irreparable damage to their identity.	Issue noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Current development boundary and developed area contiguous with Hatfield. In planning terms the two settlements are reflected as one area of built form.
DLP92	Jodie Gosling	Object		S106 funding			There will not be sufficient 106 money from the developers to support the local communities in terms of their access to healthcare, education, effective travel, community support and the ecology of the locality. Concerns over traffic, parking and flooding on Colestall Road have not been tackled.	Issue noted. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues.
DLP92	Jodie Gosling	Object					Concerned the woodland, allotments, recreation ground and memorial tree will not be included in this development and are still vulnerable to loss. Loss of land and the views from the defused railway at the back of Ansley Common, looking out to Moor Wood	Concern noted. Text clarification and required Master Plan for proposal will help address concerns. Impact on ecology and natural environment will be addressed through compensatory measures such as Biodiversity offsetting contributions. Proposals will include areas of habitat retained and conserved as Local wildlife sites. Loss of views not a material consideration but may be an issue to address through the Master plan for the site.
DLP92	Jodie Gosling	Object					Preservation of the former mineral line sought, one of the few surviving pre-industrial areas of paddock and consideration to the unstable nature of old mining land, specifically in term of gas leaks have been ignored.	Concerns noted. Preservation of line encouraged but not included as integral part of site. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Council are aware of ground condition risk which need to be assessed and addressed by development proposals. Developers will need to produce Ground condition assessments. Measures can be put in place to address any issues arising.
DLP93	Bovis Homes Ltd	Object		LP6		Land to north of Gillway Road, Tamworth	There is significant concern with how the housing requirement identified at Policy LP6 has been calculated, and the allocations proposed to meet this. The consultation document is therefore not clear as to how Tamworth's needs will be met (if any at all). 10% of Birmingham's shortfall to be delivered in NWBC is well evidenced in the GL Hearn Addendum to the 2013 Employment Land Review. No such evidence has been advanced for Tamworth's shortfall. TBC have also objected to Plan, which raises concerns as to whether the draft plan would meet the Duty to Cooperate.	Disagree. The 5280 figure in Table 2 clearly indicates the Tamworth element is included (500 units) in the 540 to address Coventry and Tamworth shortfalls. No specific site set aside to address Tamworth's needs solely. The 10% GBHMA shortfall addressed is inclusive of any additional Tamworth need noted in latest Local Plan (the 825 figure), in that Tamworth is part of the GBHMA and as part of that HMA is covered by and addressed by the 10% NWBC are accepting. The two figures and areas are not 'mutually exclusive; they cover the same HMA area and the same need. To address both shortfalls at the same time misses this point and would result in doubly accommodating any shortfall from the GBHMA/Tamworth area. TBC's objection to Plan relates to impact of proposals at Robey's Lane on infrastructure/road network and how the agreed shortfall will be delivered on sites, not the lack of delivery itself or the amount agreed to be accommodated between NWBC and Lichfield.No change proposed.
DLP93	Bovis Homes Ltd	Object		LP2			Bovis does not support draft Policy LP2 'Settlement Hierarchy', regarding Category 2. It is not clear how it is presumed this relates to the settlements outside of NWBC. The most recent assessment of the Council's settlement hierarchy was the 'Settlement Sustainability Appraisal' published in January 2010. This did not consider settlements outside of NWBC. The proposed settlement hierarchy is therefore not supported by any evidence.	Noted. Disagree. Growth options (June 2016) considered strategies and alternative approaches. See SA Appendix. This led to the strategy approach agreed in the Plan. Work with areas affected by shortfalls, Birmingham, Tamworth and Coventry also informed strategy.

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP93	Bovis Homes Ltd	Object		LP39		Land west of Robey's Lane, adjacent Tamworth	Do not support Policy LP39 'Housing Allocations', in particular the allocation at 'Land west of Robey's Lane, adjacent Tamworth'. Concern with the approach taken to meeting TBC's unmet housing need. No evidence to demonstrate the sustainability of locating development adjacent to a settlement not within NWBC (i.e. Tamworth). Lack of evidence to support the allocation of land west of Robey's Lane and impractical to rely on an adjoining development site for safe access. Site lies within Meaningful Gap. Good quality agricultural land is also noted.	Issue noted. See response above. Board Report may address some of issues raised. Comment on Meaningful Gap wholly incorrect. Area addressed/covered by the Study/Report does include the site, but the area finally accepted as the designation for "The Meaningful Gap" excludes the site.
DLP93	Bovis Homes Ltd	Object			Alternative Sustainable Options	Gilway Lane, Tamworth	Land to the north of Gilway Lane, Tamworth (which is controlled by Bovis) provides a more sustainable option for meeting TBC's shortfall. It is located within the administrative boundaries of both LDC and TBC and has been assessed as part of the LDC SHLAA (2016) as suitable, available and developable for residential development.	Disagree. Incorrect and inappropriate. North Warwickshire have no control, responsibility or authority over sites outside our administrative boundary. Site proposed is a matter for Lichfield DC to consider in discussion with Tamworth BC. No change proposed.
DLP94	Magda Jagielska	Support					In theory the Local Plan works, I like how it underlines rural uniqueness of Borough and importance of countryside in life. However I live in area forgotten by Borough (Anasley Common) where none of the above don't really matter.	Issue noted.
DLP94	Magda Jagielska	Object		LP10	Gypsy and Travellers Site		Don't support LP10 Gypsy and Travellers Site, not fair to site potential but neighbour uses next to your home.	Issue noted. Policy addresses location through assessment criteria. No change proposed.
DLP94	Magda Jagielska	Object				Anasley Common and Hartshill	Size and scale of development. Impact on countryside, local walks, wildlife, quality of life. Schools full, roads congested with busy traffic	Issue noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. A Concept Master Plan, required by the Proposal may address some of the issues raised.
DLP94	Magda Jagielska	Object		LP40		Birch Coppice	Allocation is really big already. Extension will ruin character of local area. A5 is already very busy at some hours	Issue noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.
DLP95	Lorraine Haywood	Object				Anasley Common	I cannot agree to building so many houses spoiling a village community.	Issue noted. A Concept Master Plan, required by the Proposal may address some of the issues raised.
DLP95	Lorraine Haywood	Object					Infrastructure will not cope. We already get floods in heavy rain because the drains and sewers cannot cope. The traffic towards Gailey Common is horrendous. Avoid loss of Allotments and Memorial garden.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. A Concept Master Plan, required by the Proposal may address some of the issues raised. Allotments to be retained or replaced if impacted by any development/access. Board Report addresses some of these issues. No change proposed.
DLP95	Lorraine Haywood	Object			IDP		Please leave well alone	Noted.
DLP96	Rebecca Hook	Object		LP39		2.8 hectares of the former Water Orton school	NW should reject all plans to build within the district. Wish Green Belt to remain unchanged. Village is not big enough to sustain more people. Traffic is too heavy. Congestion at school gates. No secondary school. No major supermarket other a quaint Tesco. Parking is a current issue. Don't agree with plans to reduce Green Belt and develop on these areas.	As a local service centre Water Orton is relatively sustainable with a range of services and facilities. Development being proposed is unique and has come about due to the construction of HS2 and the replacement school.
DLP97	Police Service	Support	page 14	Spatial Vision			Welcomes and support the reference to safe and inclusive communities in the Vision.	Noted
DLP97	Police Service	Comment	page 16	Strategic Objectives ve 5			Although welcome the aim of reducing the perception of crime seeking direct references to Secured by Design. Suggest "Reducing crime, anti-social behaviour and the perception of crime through the application of Secured by Design standards."	Look to include wording. This will be under Objective 6 instead of 5.
DLP97	Police Service	Object	page 17	Strategic Objectives ve 9			Object to lack of recognition of emergency services. Improving the health, education and well-being of the community cannot be achieved if that same community is not safe, secure and does not have access to the emergency services. Insert "safety and security" between "well-being" and "of all sectors". Also insert after life long learning" add "and the emergency services"	Look to include the first change. The 2nd change is not considered necessary in any of the bullets listed as the services and facilities is considered in its widest form.
DLP97	Police Service	Object	page 21	LP1			Object to LP1 for three reasons. 1. It is inconsistent with NPPF (paras 17,68,69, 70, 152, 162, 177, and 186. Request an amendment to include reference to the emergency services infrastructure between "education facilities" and "green infrastructure". 2 Will result in unsustainable development and 3 this means that LP1 is not positively prepared.	Look to make change to policy LP1 as well as the policy justification.
DLP97	Police Service	Support	page 65	LP31 part 17			Welcome and support part 17.	Noted

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP97	Police Service	Support	page 66	LP32			Welcome and support part H of LP32 which requires development to be in line with national Secured by Design Standards (SDS).	Noted
DLP98	Merevale & Blythe Estates	Object		LP27		Whiaacre to Hampton in Arden Rail Route (RR2)	As a landowner of a considerable section of the route strongly disagree with proposal to safeguard. Abandoned in 1980's and is a valuable wildlife corridor. Would be an act of environmental vandalism. Contrary to policies LP16 and LP17. It only exists in part and is incapable of being reinstated in full.	Objections noted
DLP99	Merevale & Blythe Estates	Support		ATH14		Land at Sheepy Road (football ground)	Allocation is supported. Two triangular pieces of land off Rowlands Way should be included. They are owned by Merevale Estate and can be made available.	Support welcomed
DLP98	Merevale & Blythe Estates	Support		BE7		Land at Church Farm, Baddesley	Allocation support. However want policy to make it clear that buildings are beyond re-use and economic restoration. Policy should make it clear need for demolition to maximise number, type and quality of housing.	Support welcomed - evidence would need to be provided to show that this is the case as the buildings form part of the character of the area.
DLP98	Merevale & Blythe Estates	Support				Land to north-west of Atherstone	Supported and confirmed that land is available	Support welcomed
DLP98	Merevale & Blythe Estates	Object		LP39		Land to north-west of Atherstone	Policy should include employment land as part of the new development to provide accessible employment thereby reduce local trip generation and reliance on car. Such an allocation would broaden the range of employment in the town	The commercial centre will allow for the provision of small scale employment provision. However the remainder of the site is required for housing.
DLP99	Tamworth BC	Object	7.36		Housing		As the commitment to deliver 500 dwellings for TBC remains as set out in the MoU it should follow that just with the employment allocation that a site is identified.	No, a site for housing will not be identified as this then becomes a stigma attached to it. Housing in North Works where the need for that housing arose becomes housing that is part of the NW community and should be seen as such. As agreed in the Core Strategy the majority of the Borough (except for Filongley) has a travel to work relationship to Tamworth as well as to the Greater Birmingham area. This is the reason why the Borough falls within two housing market areas. For these reasons no site for housing will be badged as delivering housing for a particular area as all of it is delivering for the needs in two HMAs. Completions will be monitored and this will indicate the delivery of over housing against the minimum and aspirational housing targets.
DLP99	Tamworth BC	Object	7.46		Employment		Although welcomed that the site to west of M42 junction 10 helps with a proportion of the 14 ha that TBC requires to meet its employment needs the 14 ha should be seen as a minimum figure. As H52 will impact on this site. The Draft plan suggests that additional housing and employment needs will be considered within the GB HMA which suggests that individual sites will not be identified that will directly contribute to Tamworth's needs. Would prefer to see a firm commitment once the balance has been agreed with Lichfield and how these will be met.	The main concern is to avoid double counting. TBC would not agree to an updated MoU in September 2016 to satisfy their Local Plan requirements. With the work now at LEP and HMA level overtaking their Local Plan it will be hard to distinguish and not avoid double counting. If this can be achieved then will consider.
DLP99	Tamworth BC	Object	15.43		Employment		It is confusing when a proportion of the 825 required to deal with Tamworth's needs is within the 3790 figure for GB HMA. Do not consider it a sustainable approach and does not confirm to the Duty to Co-operate. Would prefer that this figure is separated out and specific sites are identified	Issue noted but consider that if separated out it could lead to double counting. Difficult to understand why it is seen that it does not conform to DIC. Further discussions required.
DLP99	Tamworth BC	Comment	15.44		Housing		The role NW is providing to assist GB HMA is supported. As its aspiration to assist TBC in meeting its employment and housing needs. This should be captured in a MoU at the appropriate time.	Support noted. Draft MoU is awaiting agreement.
DLP99	Tamworth BC	Object	15.44		Gypsy & Travellers		TBC requests NW to provide 1 pitch as this cannot be provided within the Borough at present.	Evidence would need to be provided to show why this cannot be provided within Tamworth's area. Further discussions are required.
DLP99	Tamworth BC	Object				Land west of Robey's Lane	Strongly object to the housing allocation. Unacceptable reduction in the area within the meaningful gap which has been used to deliver a site on the boundary with Tamworth but maintain a buffer to NW. In effect facilitating development to extend Tamworth into NW where previously a clear separation exists. The scale of development will impact significantly on services and infrastructure in Tamworth. There is no mention of any corresponding contributions to Tamworth to mitigate impact on development. The lack of supporting evidence and justification for the proposed allocation should necessitate its removal from the Plan. Also TBC concerned at the increase in traffic from this and development around Polesworth particularly along B5000, Pennine Way, A5 and M42 junction.	The site allocated for housing has never been within the Meaningful Gap. Discussions are on going with TBC, SCC and WCC to discuss services and facilities. At the Core Strategy examination TBC advocated to the inspector very strongly that development should take place as close to Tamworth as possible so it is difficult to understand this change in position. Wording to be put into the Plan to reflect the ongoing discussions in relation to these allocations. The STA has considered these roads in its assessment.
DLP99	Tamworth BC	Object				Land west of Robey's Lane	Reference to primary access through the former golf course should be removed as this is outside of the scope of the Local Plan to insist a developer of a site in a neighbouring authority facilitate a large scheme outside their development site when no such requirement has been placed on them at any time. Within the development having already commenced at the former golf course concerned at the market ability to deliver this site, the site at Robey's Lane and land at Polesworth and Dordon. Should development at the former golf course slow down as a result TBC may need to find alternative sites in NW or Lichfield as a result.	Proper planning of land means that future proofing the sites for growth should be undertaken wherever possible. It is unfortunate that TBC when seeking a minimum of 500 dwellings to be delivered for their own needs, were previously looking for sites as close to the Borough boundary and in ownership of the golf course had not secured the future possibility of development of land in the adjoining site, even though it is in the adjoining local authority. NWBC did not make a request for such a connection in the first phase of the golf course development but has recently made representations on a further phase seeking this connection.

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP99	Tamworth BC	Object			Infrastructure	Land east of Polesworth & Dordon	The site to east of Polesworth and Dordon will also impact on Tamworth's infrastructure and any issues identified and mitigated against.	Issue noted
DLP99	Tamworth BC	Support			Employment	Land west of M42 Junction 10	Agree the site is seen to serve Tamworth.	Noted
DLP99	Tamworth BC	Comment			Employment	Land to south-east M42 Junction 10	Approach to allocate this site to serve Tamworth's needs should be extended to other employment and housing sites. This site should be seen as contributing to the needs of Tamworth and the plan should make a proportion available to meet Tamworth's needs clear and incorporated into the Plan. These sites should be reflected in a new Memorandum of Understanding.	See response to TBC in relation to para 7.36
DLP99	Tamworth BC	Comment			Infrastructure / Sustainability Appraisal		Infrastructure requirements at Robey's Lane will have greatest impact on Tamworth. Highways is a glaring omission from the IDP. Cumulative impacts of development are unknown so the Sustainability Appraisal cannot be seen to be complete.	Discussions have been taking place with Staffordshire County Council, Tamworth BC and this Council in relation to education, highways and health. Staffordshire County Council (SCC), as highway authority, were approached to be part of the NW Strategic Transport Assessment. Although SCC did not take part in the study the STA has incorporated information on sites in Tamworth. The final STA will inform the final Sustainability Appraisal
DLP100	John Moore	Object			Housing		Cannot accept the increase in housing numbers from those provided in the Core Strategy. Birmingham and Coventry using NW to meet their requirements. If the rural area is developed at the rate that is being considered there will be no more rural area left. Won't be long before NW becomes a dormitory suburb. Swathes of land will shortly disappear with HS2.	Objections noted
DLP100	John Moore	Object				Polesworth & Dordon	Not sufficient thought has gone into other options to build 2000. A5 will not cope. A workable infrastructure plan needs to be drawn up. Surely the first consideration should be a new village where all the necessary infrastructure of doctors, roads and schools can be properly included. Doctors are already at bursting point. Object to change in life that I have enjoyed. I enjoy the countryside and don't want to see it disappear under 9000 new homes.	Objections noted
DLP101	Clis Ann Lewis & Hayden Phillips	Object					We note and support the response by the NW Labour Group.	Objections noted
DLP101	Clis Ann Lewis & Hayden Phillips	Object			Highways		Due to increase in traffic there has been a marked increase in rat running through our wards. The Plan will add further traffic without any proposals to address the issue.	Objections noted
DLP102	Nicola Salathiel	Object				Anley Common and Hartshill	Amount of new development what about new services - doctors, school, road maintenance. Too many houses in an area needs more provision. Spoiling the countryside. More cycle paths and road investment.	Objections noted
DLP103	Clir Brian Henney	Object					Object because it is unclear how the evidenced need in NW increases in the 2015 SHLAA. Unacceptable for the Council to simply say "it has not increased". Number of new homes from Birmingham adds another third to number of homes and it is not reasonable to take this volume. Settlement hierarchy is the wrong allocation method for the number of properties. Not suitable to deal with new figure of 9070. Failed to effectively evaluate other options. No evidence that this number of homes is deliverable. Failed to show a plan for creating communities and simply focusses on the basics. Object to allocating majority of new homes to existing towns and villages. If Plan is not deliverable then cannot have a 5 year housing supply to detriment of Borough as it raises the figure needed and means we will always be further away from achieving it. Made the decisions before the results of the Sustainability Appraisal were known. Failed to show betterment from the developments. Other strategy for delivery should be used - new town or village.	Objections noted
DLP104	Margaret Henley	Object				Polesworth and Dordon proposals	Piecemeal development of the area will bring traffic problems to both villages and increase the pollution to the detriment of the health of residents. Loss of ancient vistas and detrimental affect on the Alvecole woodland and the Priory site.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. No change proposed.
DLP104	Margaret Henley	Object					Development on such a large scale requires infrastructures to be put in place. Will need to be better road/transport links, additional education provision at all levels up to sixth form, health and dental facilities, open spaces and playing fields, shops, car parks and community facilities. Need to be put in place before development is allowed to avoid massive pressure on already overstretched services.	Issue noted. Infrastructure is a key issue that is being addressed through the IDP. Will endeavour to get any infrastructure and highway improvements at the earliest opportunity.

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP104	Margaret Henley	Object					Concerned about impact on woodland between the two villages, the monument to the Chapel at Hoo. Vial that these are protected and conserved as part of rich heritage. The rising lands going out of the village of Polesworth is an ancient landscape and thought must be given to preserving this. Parts of this land gives people living in the area access to green spaces without trespass, any large scale development would remove this ability.	Concern noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. PROW's will be retained as appropriate. Opportunities to walk, cycle and access countryside will be maintained. No current public right exists to use all this area.
DLP104	Margaret Henley	Object			Alternative options		More consideration must be given to the building of a garden villagetown in the area with the accompanying infrastructure in place including roads, access, medical facilities, shops, car parks, schools, public toilets and possibly rail links. Some areas of the green belt should be reconsidered for housing development.	Noted. Growth options considered alternative approaches. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Lead in time for establishing a "new settlement" would be too long to address current Development needs. No change proposed.
DLP104	Margaret Henley	Object					Polesworth and Dordon are completely separate villages and have never been linked in this way before. Any amalgamation of two distinct villages and environments in the proposed plan will have a negative impact on both of them. The scale of development is out of proportion to the size of either of these villages. They have limited stopping, leisure and community facilities which do not compare with the two towns in North Warwickshire	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Prior to the Structure Plan the close relationship between the two settlements in Planning terms was recognised by the Polesworth and Dordon Local Plan Brief in 1984 and Local Plan in 1989. The Plan links the two settlements with a continuous development boundary and notes in para 4.19 that "the built up area of Dordon is an indistinguishable continuation of Polesworth southwards".
DLP104	Margaret Henley	Object					Concerned that the Borough has agreed to take in so many housing allocations from other areas including 4000 from Birmingham. Will be to the detriment of the Borough. No request has been made to Leicestershire. Need for independent scrutiny of both Coventry and Birmingham shortfall.	Noted. OAHN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. OAHN based on evidence including 2015 SHMA that Warwick DC Inspector recently accepts and considers to be based on reasonable and soundly based assumptions. Duty to Cooperate requirements and pressure from both commercial and residential development needs mean pressure for development cannot be avoided. Leicestershire has not indicated any shortfall and there is site capacity within North Warwickshire. Matter of request to help through DIC did not therefore arise.
DLP104	Margaret Henley	Object				Dordon and Polesworth proposals	Proposed development would increase the commuters on the roads and not encourage any integration with the current residents of either village.	Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built areas/settlements. Board Report will address some of these issues.
DLP104	Margaret Henley	Object					Flooding and flood storage is a problem. Present sewerage system cannot cope with the number of houses already in Polesworth and a large development will only exacerbate the situation. Any additions of hard surface which comes from buildings will decrease the lands ability to absorb water.	Concerns noted. Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. Developments will be required to address their sewerage infrastructure needs. Further work on the IDP is in progress and will be addressed in the Board Report.
DLP104	Margaret Henley	Object			Elderly housing		Borough needs to assess the needs of their older populations when making housing plans and ensure these needs are met before plans are put into place.	Issue noted. Plan addresses and encourages needs or elderly to be addressed. SHMA noted issue of elderly housing and aging population.
DLP104	Margaret Henley	Object					Lack of protection which seems to be given to the historic environment in North Warwickshire. Area is rich in medieval landscapes, ancient views and vistas, roman sites, Anglo-Saxon sites, ancient bams, hollow ways, sunken roadways and ridge and furrow field patterns to name but a few. All of these need protecting. A proper survey of all the older buildings (non-listed) needs to be undertaken as a matter of urgency and plans put in place to secure their future. All developments must be subject to detailed assessments of the possible heritage features that are present in the area concerned to ensure that if hitherto unidentified assets exist and there is a need to conserve those assets then planning should be refused.	Concerns noted. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Further work is underway on Historic Environment and will help inform Plan. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. No change proposed. Local plan not appropriate document to address non-listed building surveys or management.
DLP104	Margaret Henley	Object		LP15			Concerned about LP15 where it states that 'where a proposal would result in the partial or total loss of a heritage asset or its setting, the applicant will be required to secure a programme of recording and analysis of that asset and archaeological excavation where relevant and ensure the publication of that record to an appropriate standard.' This is tantamount to giving developers carte blanche to destroy our rich heritage in the Borough. Any proposed development that destroys an asset or its environment should be refused. North Warwickshire is part of the Arden landscape, it is vital we protect the uniqueness of the historical landscape.	Concern noted. Reasoned justification may be able to clarify, but this part of policy only applies where no alternative possible and loss of asset outweighed by benefit of proposed development, which must be evidenced and justified. This may need to be clarified. Further discussions underway with Historic England on details.

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DLP105	Cllr Adam Farrell / North Warwickshire Labour Group	Object					1. It is unclear how the evidenced need in North Warwickshire increased in the 2015 SHLAA. It is not acceptable for the Council to simply say 'it has not increased'. 2. The number of new homes being taken from Birmingham's projected shortfall is significant. It adds another third to the number of homes to be built and it can therefore not be reasonable to accept this volume. 3. Notwithstanding our concern about numbers, we also object to the 'Draft Site Allocations Plan' on the grounds that a settlement hierarchy is the wrong allocation method for this number of properties. 4. The Council has provided no evidence that this number of new homes is deliverable in terms of infrastructure and planning process. 5. If this new plan is not deliverable, it will never achieve a 5-year land supply and therefore only serves to the detriment of our Borough as it pushes up the figure we need to achieve and means we will always be further away from achieving it.	Noted. Disagree. OAHN based on evidence including 2015 SHMA that Warwick DC Inspector recently accepts and considers to be based on reasonable and soundly based assumptions. Further clarity on housing figure breakdown may be provided. No further changes proposed. Noted. OAHN. Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. Duty to Co-operate requires the Borough to work positively with adjoining authorities to consider and help address any shortfall they cannot accommodate. Impact reflects Boroughs situation lying within two Housing Market Areas (Coventry's and Birmingham's). Issue noted. Growth options considered alternative approaches. No change proposed.
DLP105	Cllr Adam Farrell / North Warwickshire Labour Group	Object						Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. No change proposed.
DLP105	Cllr Adam Farrell / North Warwickshire Labour Group	Object						Issue noted. Duty to Cooperate requirements and pressure from both commercial and residential development needs mean pressure for development cannot be avoided. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. Coventry shortfall evidenced through Coventry and Warwickshire Strategic Housing Market Assessment and addressed through Memorandum of Understanding between sub-regional group of local authorities. Birmingham shortfall evidenced through Strategic Housing Market Assessment and Local plan examination. MOU with Birmingham to address an element of this shortfall agreed through Duty to Co-operate. Cannot ignore DTC and if try and refuse to accommodate some shortfall where land is available will result in Local plan process being considered unsound and Planning Appeals difficult to resist.
DLP105	Cllr Adam Farrell / North Warwickshire Labour Group	Object						Issue noted, see response above. Disagree. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP105	Cllr Adam Farrell / North Warwickshire Labour Group	Object						Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Board Report addresses some of these issues. No change proposed.
DLP105	Cllr Adam Farrell / North Warwickshire Labour Group	Object						Concerns noted. See response above. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Lead in time for establishing a 'new settlement' would be too long to address current Development needs. Costs are also likely to be similar or greater than current approach/strategy. No change proposed.
DLP106	Lichfield DC	Support						Support noted. Provision of the additional 6.5 ha in Lichfield is welcomed.
DLP106	Lichfield DC	Comment			Infrastructure			Issue noted. Planning applications are being submitted now and so may pre-empt this joint work. However further discussions are to take place to take this forward.

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REF	NAME	Support/ Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP106	Lichfield DC	Comment			Environment		Number of the allocations border the River Mease catchment area, which is a designated SAC. It will be important to consider the impact of the River Mease in any proposed allocations.	Issue noted and will be considered.
DLP107	Neil Ridling	Object			Housing	Land off Packington Lane	I live in Coleshill. I am very much against any building whatsoever on Green Belt. The plot of land between Packington Lane and Coventry Road is Green Belt. A lot of wildlife. Major problems of traffic in area. 3 schools bring a lot of traffic. Not enough staff parking. Cars park down the Lane and on grass verge due to leisure centre as well. Coleshill is a busy town and cannot see how it can sustain more housing. Allotments site would make a much better option. Building on Packington Lane will extend the boundary of the market town and close the meaningful gap between Coleshill and Solihull.	Land at Packington Lane not being proposed within the Local Plan although being promoted as a housing site by agent / developer.
DLP108	Graham Hargreaves	Object			Housing		More local independent living for the elderly. There is a gap in provision. Many in Fillongley want to down size when they retire but move away from because there is no provision. We were refused planning permission for a property in our grounds to downsize to and now face moving away.	No change to Green Belt boundary around Fillongley. Very special circumstances would need to be proven when site is in the Green Belt. Issue of accommodation for older people noted.
DLP109	Ansley Parish Council	Support			Infrastructure		Broadly supportive of Plan as long as infrastructure is provided and protection given to open spaces that already exist e.g. play area and woodlands.	Support welcomed noting the issue of infrastructure provision.
DLP109	Ansley Parish Council	Object					Do feel that Ansley Common being asked to take an unfair proportion of development. Some places like Coleshill already have infrastructure in place. Understand in this position because landowners have put sites forward but this doesn't mean we should have to take on the responsibilities of other areas. We all need to cooperate and take a fair share but have to make life bearable for existing residents.	Objection noted.
DLP109	Ansley Parish Council	Object			Infrastructure		Biggest problem in area is the road network which will not cope with numbers. Ideally in longer term this would be a new direct access to A5. In the short term at the very least need traffic lights at Coleshill Road and Plough Hill Road.	Objections noted and direct access over to A5 noted.
DLP109	Ansley Parish Council	Comment			Infrastructure		Obvious concern is the strain on both education and healthcare. Extra spaces should not be on the playing fields of Nursery Hill School as this would then be against Sport England's Guidelines on open space.	Objections noted.
DLP109	Ansley Parish Council	Comment			Infrastructure		Current doctors are under strain. Although this is trying to be addressed need an assurance that extra healthcare facilities will be provided otherwise we cannot support significant increase in population.	Objections noted.
DLP109	Ansley Parish Council	Comment					Very poor social facilities in Ansley Common. No pub. Play area is poor although trying to tackle this. S106 monies may be necessary. Strongly opposed to losing allotments and play area. Want an assurance that they will remain.	Noted and will amend wording to make the provision of allotments and open space clear.
DLP109	Ansley Parish Council	Comment	7.8 and 7.10				As a category 4 settlement should only have developments of no greater than 10 units. Had well over this. Current numbers will extend the village by about one third with no added facilities.	Concerns noted. This is a recognised issue and one of the reasons for allocating larger sites. Sites can come forward as a multiple of 10 units in separate applications but as figures are minimums and pressure is significant difficult to oppose larger applications unless 5yr supply is healthy.
DLP109	Ansley Parish Council	Comment		LP6			We have taken more than our fair share of Gypsy and Traveller provision with the provision of the transit site at Oldbury Road and in nearby Mancetter. Would be against more. Little notice is taken of LP10 as sites chosen are completely unsuitable. Little point in having policy it only serves to aggravate residents.	No change as planning always has an element of flexibility to consider the issues presented at the time of a planning application but can understand the concerns raised.
DLP109	Ansley Parish Council	Comment	Table 4 - 8.2				Table shows that by 2031 there will be a 88% increase in parish over 75. If have to have houses then we should have what we need. More bungalows protected for older age group to allow people to downsize and stay in the area. Also should provide affordable homes on site rather than a S106 contribution. LP7 gives a get out clause - should be stricter rules.	Comments welcomed. NPPF requires an element of flexibility when evidence exists but agree actual provision on site is much better.
DLP109	Ansley Parish Council	Comment	12.1		Public Transport		Would be helpful to have something a little more positive in the Strategy about public transport as it sounds more like a wish list.	Look to amend wording to strengthen where possible public transport.
DLP109	Ansley Parish Council	Comment		LP31	Open space and recreation		LP31 reinforces that Brett's Hall Park, Moorwood and allotments must be protected.	Look to amend wording to make this clear.
DLP109	Ansley Parish Council	Comment	15.8		Housing	Ansley Common	Want an assurance that a further 15.6 ha land being reserved would fulfil the areas obligation of land bank for the parish so that can all move on without having the constant worry of further development hanging over us.	Concern noted. However, housing figures are minimums and circumstances can change. Nevertheless, current intentions are not to identify/allocate further land for development. Safeguarded area will only come forward if necessary as a result of other sites not coming forward. Further text clarification will be considered.
DLP109	Ansley Parish Council	Comment	15.68		Services and Facilities		This is out of date. The Social Club and one pub have now closed. State that level of facilities and services in the village are considered insufficient and more facilities have closed and still the village has grown by a third.	Noted - wording needed to be updated.

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DLP109	Anasley Parish Council	Comment	15.69		Update		Development has already started at Village Farm and the land to the rear of the village hall. Would like assurances over the protection of Brett's Hall, allotments in Anasley Common and Moorwood. Also that infrastructure improvements will take place.	This will be updated in the Local Plan
DLP109	Anasley Parish Council	Comment						Changes to policy wording to be considered.
DLP110	Owners and Trustees of Packington Estate	Object		LP1	Quality of development / Place		Stipulation that all development must comply with six bullet points may be applicable to major developments but not small, rural ones. Policy should be put into better context covering major and minor developments. Also paragraph on securing infrastructure to ensure all developments are sustainable - again this is not applicable in rural areas for some barn conversions, some farm diversification and possibly some leisure. Again should be put in context.	LP1 sets the main priorities for development. No change.
DLP110	Owners and Trustees of Packington Estate	Object		LP2	Settlement Hierarchy		Category 2 does not allow development around the southern periphery around for example Meriden. Parts of Meriden are set against defensible boundaries such as the A45 and might help to re-centre Meriden. History of development in Meriden means that development is off-set. Some development on periphery, as supported by Solihull Local Plan Inquiries would be helpful.	Land within the Green Belt. Current National Green Belt constraints limit options for development across Borough. Sufficient sites currently allocated outside Green Belt to deliver OAN and address additional Birmingham shortfall. No change proposed
DLP110	Owners and Trustees of Packington Estate	Object		LP3	Green Belt		Policy does make allowance for the increased pressure for all forms of development around Solihull MBC and HS2 station. Under 5 (a) some existing leisure facilities should be allowed the 30% expansion referred to in 5 (b) in order for example golf courses can adapt to changing circumstances of outdoor leisure with bedrooms etc.	No change. Current National Green Belt constraints limit options for development across Borough. Where buildings already exist would consider conversions/redevelopment depending on the impact on the Green Belt. NPPF exceptions would also apply as appropriate.
DLP110	Owners and Trustees of Packington Estate	Object		LP13	Rural employment		Sadly like other policies this is unduly restrictive. Farming under pressure and more so with Brexit and reduction in farm subsidies. Diversification will increasingly become important. Would like the following changes be made: in (b) change "additional" to "major". In (e) change "adverse" to "material". Under sub-section "Re-use" requirement that buildings must have direct access to trunk and rural district road network is unduly restrictive. Section C needs to be reconsidered as if the buildings location is suitable and could support a change of use, the building should be able to be developed / reconfigured to suit the use. Fettering the ability to prevent major alteration could impinge the use and viability of the change. Rest of policy is agreeable.	No change. Policy sits with the overall strategy of the Plan.
DLP110	Owners and Trustees of Packington Estate	Comment		LP15	Historic Environment		Although estate welcomes this policy it raises its concerns regarding Birmingham Airport's aspirations to locate a second runway on a listed parkland, Grade II* listed house and crossing / culverting of the River Blythe SSSI. The proposed location of runway would destroy the important historic asset and wildlife corridors along with dismantling one of the few remaining remnants of Forest of Arden.	Issues noted. The proposals from the Airport currently have no standing and so cannot be taken into account in this Local Plan in policy terms. Reference will be made in the transport section of the possible expansion and impacts.
DLP110	Owners and Trustees of Packington Estate	Object		LP17	Green Infrastructure		Pre-empt to policy places great emphasis on woodland. But this is not the only asset and areas of rough grassland with occasional scrub can equally be important.	Concerns noted
DLP110	Owners and Trustees of Packington Estate	Object		LP24	Recreational provision		Policy seems more for major development rather than minor developments and should be caveated.	Concerns noted
DLP110	Owners and Trustees of Packington Estate	Object	Page 60 para 12.16				Development forecast to take place around the NEC, Airport and HS2 station are such that NWBC cannot isolate themselves from them. Therefore unduly restrictive to say that pressure for development will be resisted. Needs to be considered in a wider context of helping defuse pressure and aiding the Borough through supportive development. The development being proposed is supported by Government, combined Authority and Local planning authority and will help deliver growth.	At the present time development is taking place around the Borough. The impact on the
DLP110	Owners and Trustees of Packington Estate	Object		LP27	Railway lines		No evidence that route will be brought back into use. Nor is there support from landowners for a recreational cycle route. Should be deleted as defunct and unobtainable. No evidence within Plan for re-opening the link. Any rail connection to the WCML at Birmingham International requires four trackings of the WCML between Birmingham International and Birmingham New Street. This was discounted when New Street was upgraded due to costs. Also M6 and M6 toll block the line near Maxstoke. Track at A45 has been used for a road underpass. Would need to cross under or over M42. The gas generation plan on landfill at Little Packington would be expensive to move. Along with increased journey times means economic case evaporates. No similar policies on Solihull's Local Plan. No support from key parties i.e. Network Rail. HS2 now provides link to Derby and Noidingham. Possible Chinese investment has not materialised. West Midlands Rail Forum remains silent in their rail vision autumn 2014. Sustans or others not supporting as a cycle route. Environmental damage would be enormous.	Further discussions required with WCC.

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DLP110	Owners and Trustees of Packington Estate	Object		LP32	Built Form		Paragraph beneath e is potentially relevant to historic buildings such as those of brick and tile nature but may not be relevant to steel portal frame buildings of a modern nature. If these were to be replaced it could improve the environment. Policy needs flexibility and understanding of development.	No change. Buildings in isolated position will need to be considered on a case by case basis.
DLP110	Owners and Trustees of Packington Estate	Object		LP34	New Agricultural, Forestry and Equestrian Buildings		Whilst it is generally preferable to try and group buildings this may not always be possible and is certainly unlikely in forestry and equestrian circumstances.	No change. Buildings in isolated position will need to be considered on a case by case basis. This policy follows the overall strategy of the Plan.
DLP110	Owners and Trustees of Packington Estate	Object		LP36	Airport Parking		Policy seems somewhat "nimbyish". Some parking within a deemed proximity to airport might alleviate some issues which are otherwise concentrated elsewhere.	Concerns noted
DLP110	Owners and Trustees of Packington Estate	Support					Support all of the other policies of the Plan	Support welcomed.
DLP111	Mrs Cooper	Object				Ansley Common	Strong objection. Why Government getting away with murder of wonderful countryside? Land being raped. Flooding caused by trees being taken out. Drainage inadequate to cope. Too many people being allowed into country. Gas and water supply is often too low. Electricity suffers interruption. People stabling over front for parking. My garden has a range of wildlife. Other comments aimed at EU, MP's and plastic mountain.	Noted
DLP112	Mr & Mrs C Hams	Object				Packington Lane, Coleshill	Strongly object to possible reinstatement of land at Packington Lane for development. Coleshill is a small market town unable to cope at present with any further extension to housing development and object for future development for the following reasons: Major loss and ever decreasing Green Belt. Major parking problems. Access to local services - doctors and schools. GP's cannot cope with demand now. If Packington Lane built on then issues with surrounding roads. Junction of Packington Lane and Coventry Road is gridlocked morning and afternoon. School and leisure centre has insufficient parking. Further housing would increase traffic congestion causing longer delays. Also not safe for school children.	Issues noted - site not being proposed as an allocation.
DLP113	J A Downing	Object				Hartshill	Object to some places without any housing e.g. Mancetter. Number of houses proposed in NW and those given permission in NBBC will have huge impact on schools, roads, GP's within the area. No evidence of dialogue with neighbours. School Hill, Church Road and Castle Road now used as through road. Narrow and on-street parking. Difficult to cross the road between 5pm and 6pm. Narrow pavements - have to step into road to pass anyone. Putting houses at one end of Borough and employment of MIRA at the other. Development will make the place worse rather than better. Air quality will not be improved. IDP and SA appear to be full of wordy theoretical principles not applied to Local Plan. Very repetitive.	Concerns noted
DLP114	Peter Wheeler	Object					Object to infilling is not allowed in Furnace End. Furnace End has no development boundary which is against Government policy. Meeting housing requirement for Furnace End is essential as many not able to downsize through lack of suitable smaller properties. Houses out of range of young people to remain in village. Plan should show development boundary for Furnace End. Infill should be permitted. Land made available to meet local community needs. Small scale development would more fully utilise local water and sewage which I have been informed will more than meet any unforeseen housing development.	Concerns noted
DLP115	Dilwyn Rosser /Qualify Me Ltd	Object				Ansley Common	Any housing will damage beautiful views. Put housing elsewhere.	Concerns noted
DLP115	Dilwyn Rosser /Qualify Me Ltd	Comment			Employment		Construction companies are being allowed to bring number of workers into area and this is unfair to local people. All contractors and developers should be given robust employment and training obligation for each site. Should include: apprenticeships, pre-apprenticeships, mainstream employment for resident and community engagement.	Will look to amend wording to make this a key requirement particularly in the larger developments.
DLP116	Hazel Green Sites	Support					Support for policies LP1, LP8, LP11, LP12, LP14, LP15, LP18-24, LP26, LP29, LP31, LP33, LP34, LP35, LP37, LP38 and LP40	Support welcomed.
DLP116	Hazel Green Sites	Object		LP2			Don't agree with hierarchy. Hurley and Curdworth have no allocations. Atherton has too much. No green belt building. Loads of empty properties need doing up. Flats over shops, not everyone wants a garden.	Noted
DLP116	Hazel Green Sites	Object		LP3			No green belt building.	Noted
DLP116	Hazel Green Sites	Object		LP4			Too much allocated	Noted
DLP116	Hazel Green Sites	Object		LP5			Should not have been agreement in 2015 to take overspill.	Duly to Co-optetee does not allow us to ignore the issue.

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP116	Hazel Green Sillies	Object		LP6			Why should travellers be able to park vans in countryside - I can't.	Noted - no change
DLP116	Hazel Green Sillies	Object		LP9			Should be 50% - will will be able to buy?	Noted
DLP116	Hazel Green Sillies	Object		LP10			No traveller sites	Noted - no change
DLP116	Hazel Green Sillies	Object		LP13			No sheds turned into houses for dubious rural business.	Noted
DLP116	Hazel Green Sillies	Object		LP16			No excuses - no desination of trees and habitats for any reason.	Unfortunately this is not feasible but commitment to ensuring as much as possible will be protected or replaced.
DLP116	Hazel Green Sillies	Object		LP17			Not enough green spaces.	Noted
DLP116	Hazel Green Sillies	Comment		LP25			Need lots more buses.	Noted
DLP116	Hazel Green Sillies	Object		LP27			Do not want this at all.	Noted
DLP116	Hazel Green Sillies	Object		LP28			No sheds converted to houses for spurious businesses.	Noted
DLP116	Hazel Green Sillies	Object		LP36			Houses need 2 spaces - how can anyone park 1/2 a car?	Noted
DLP116	Hazel Green Sillies	Object		LP39			Too many houses and developments too large - Whittington Lane, east of Polesworth and Dordon, Hartshill and Anslsey Common has ridiculous numbers.	Noted
DLP116	Hazel Green Sillies	Object				Atherstone	Developments are too big particularly in Atherstone. Numbers will detract from ambience of country market town. Impact of traffic. Where will they park? Then there is air quality. Extra cars means pollution. Lichens only grow in clean air for example. Destruction of green spaces will be a travesty.	By allocating larger sites more infrastructure should be delivered.
DLP116	Hazel Green Sillies	Object			Services		Services will be another consideration. Have not seen anyone from government bothered to see whether people have the services. NHS is a case in point.	Noted
DLP117	Catherine Lee	Object			Infrastructure	Anslsey Common west of Atherstone	Anslsey Common rich in community spirit but poor infrastructure especially our roads. The gap in services we have and what would be required would be massive. Fear it will not happen.	Noted
DLP118	Merevale & Blythe Estates	Support	Para 7.41, 15.18 - 15.20	LP39			Supporting information submitted including illustrative masterplan, Growth Strategy and Site Infrastructure Appraisal. Supports approach to delivery of housing dependent on provision of infrastructure, para 7.41, and the proposed allocation.	Noted.
DLP118	Merevale & Blythe Estates	Support		LP1 - 40			See response to LP39 above.	Noted.
DLP118	Merevale & Blythe Estates	Object				Land west of Baddesley Wharf, Atherstone.	Policy LP39 should include employment provision. Opportunity to enable mixed use proposals. Land west of Baddesley Wharf should be included or allocated as a potential employment site.	Noted. No change proposed. Separation of Policy Proposals for housing and employment sites does not prevent mixed use proposals coming forwards, but helps clarify/identify that the housing and employment requirements are being met and addressed by the Plan.
DLP119	Karen Eastern	Object				Packington Lane, Coleshill	Object to proposed plans now or in the future to build any homes on Wingfield Digby Estate. Constantly blocked in by cars parked across drive. Could have been avoided if adequate parking provided at schools and leisure centre. Have had accidents due to congestion in area.	Issues noted - site not being proposed as an allocation.
DLP120	Highways England	Comment			Highways		HE welcomes the engagement it has had with NWBC and WCC on the highways implications of Local Plan. Have identified some concerns with STA (as of March 2017) this work is ongoing. Committed to working with WCC, Vectus Microsim and NWBC in order to ensure that the Strategic Road Network (SRN) mitigation required to facilities growth is effectively assessed and taken into account in the Local Plan.	Continued engagement welcomed.
DLP120	Highways England	Comment			IDP		In IDP HE listed as a provider of traffic modelled to assess all sites. This should refer to the "SRN only".	IDP to be amended
DLP121	Mrs Holloway	Object			Sewerage	Polesworth and Dordon	System couldn't cope with population increase proposed. Surface water that cannot soak into the ground will always find its own level - Polesworth is at the bottom of the hill. If there is a downpour the drains cannot cope now and the sewer comes to the top and spills into the gardens as they are on a lower level. This problem will only be exacerbated by an increase in houses	Issues noted
DLP121	Mrs Holloway	Object			Health	Polesworth and Dordon	Polesworth/Dordon practise is already overworked and it is extremely difficult to get an appointment, with an influx of so many people the situation will get worse - there must be further medical facilities provided before further building is contemplated.	Issue noted

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP121	Mrs Holloway	Object			Roads	Polesworth and Dordon	The proposed houses could mean an increase of at least 2500 extra vehicles. If only a percentage of these feed into Polesworth an already chaotic situation at peak times would be made worse. Kitchener's Bridge on the B5000 could be a problem with the weight and width. To say nothing about the Z bend as you go over it. Potential bottle neck if they head towards Tamworth - canal bridge by the Oak (PH) is very narrow and not suitable for heavy vehicles and you cannot see what is coming the other side. The Square in Polesworth regularly has traffic backed up over the river. Even a few more cars would bring the village to a complete stop. When the river floods the Square is impassable. Another Bridge heading towards Tamworth at the Bull (PH) could cause a bottle neck	Issues noted
DLP121	Mrs Holloway	Object			Schools	Polesworth and Dordon	With the new housing the potential increase in children could be considerable and they will all need educating and the schools are full now. There would need to be a new school built at the same time as the housing and where would you suggest this is sited?	Issue noted
DLP121	Mrs Holloway	Object			Environment	Polesworth and Dordon	Development will damage the natural environment and will result in significant loss of trees and open space. There is protected wildlife on the site (barn owls, tree sparrows, cuckoo and other rare birds, bats and great crested newts).	Issue noted
DLP121	Mrs Holloway	Object			General	Polesworth and Dordon	Proposed development is not in keeping with the scale of the local area. Polesworth is a village and its population in 2011 was 8423, the proposed housing could mean an increase of 6270 people by 2031 and the infrastructure cannot cope.	Issue noted
DLP122	P & G McParland	Object			General	Polesworth and Dordon	Shops in Polesworth seem to do OK and we have most of the essential ones we need without it being gridlocked with cars. We have a lovely park and nature reserve, a beautiful church and historical grounds which wouldn't be the same if it was a town. We don't need thousands more cars and people in the area as it wouldn't cope with that amount as it struggles now at certain times of the day, small bridge roads over the river and canal to consider that have to be negotiated with care. Schools to consider as children are transported from other areas of Polesworth and only one doctors surgery. Another point is the drainage and flooding around this area which has been a problem for years and the threat of opencast mining again. The houses would rip up all of the lovely countryside which we are supposed to be preserving. Not opposed to building more houses but not on the scale that's proposed. People that have struggled to buy houses will not be considered and are likely to move out. Its not fair and we feel very strong about this and so do a lot of other people	Issues noted
DLP123	A J Hall	Object			General	Polesworth and Dordon	Worried about extra traffic on the roads across the village. My road is a main route from the A5 through Dordon to Polesworth and there are enough problems now with normal traffic and I dread to think what it will be like with all the extra traffic these houses will generate. It could be good for local shops but that's all. Not enough public transport. Schools will not be able to cope, problems with siblings getting into the same schools now so they wont cope with all the new children. Biggest worry is the Doctors as they will not be able to cope - its hard to get an appointment now - I've waited 3.5 weeks	Issues noted
DLP124	Mrs J King	Object			General	Polesworth and Dordon	Appalled at the proposals for Dordon. I know we need houses but the planners seem to have gone mad and not thought of the consequences. Industrial estate in waste Lane, Birch Coppice and Core 42 has trebled the traffic on the A5 - can be 25 minutes to get on to the A5, as traffic is blocked on Long Street. Live in Church Road with the wood behind us and we rent some land from the church - there are foxes, deer and many types of birds which will all disappear if they destroy this ancient woodland. Leaves on the trees reduce the noise from the A5 at the moment. No need for this woodland to be destroyed. Church Road has become a rat race for people frustrated to get home because they want to miss the A5. When these houses are built we are going to be gridlocked in our own street with no way to get out without a long wait. Its frightening to think of an ambulance needing to get to hospital urgently. I have no objections to houses being built, but please stop an think of the extra traffic and pollution and scale it down and be sensible about it	Issues notes
DLP125	Miss Horton	Object				Polesworth and Dordon	Concerned about the proposals for Dordon/Polesworth. Will change the ethos of the villages out of all recognition and there is a worry about the infrastructure. The roads have got busier over the past few years and the Square in Polesworth is an accident waiting to happen. Doctors surgery is constantly stretched and what about the schools - will they cope. Is there no land in North Warwickshire that could be used to build a large village where the infrastructure can be dealt with during the building of it, rather than bring the area around Polesworth/Dordon to breaking point.	Issues notes

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REF	NAME	Support Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP126	William Whitmore	Object				Polesworth and Dordon	Support the "Ban the Build" in Dordon/Polesworth. Appalled at the vast amount of houses proposed. Dordon has had its fair share of development with Birch Coppice, which has caused noise traffic congestion (and it is still being developed). Birch Coppice has completely ravaged and spoilt the village and causes flooding and more housing would also add to this. As far as traffic is concerned, the result after the proposed development will leave us with a mind blowing transformation that I hope you are all proud of. The proposed housing to the East of Dordon is not the best location and it would be the furthest point to travel to the chemist, doctors, shops and schools. If it were to be built on the western side adjacent the A5 and opposite Birch Coppice it would be by the already made infrastructure and would only cover part of the meaningful gap. This would relieve a lot of the traffic that congests in Long Street which at the moment is a complete bottle neck. Cannot be more employment to be developed unless it is for small businesses. Another problem is the services - sewage, water, electricity, gas and flooding together with schools, shops and health amenities - a massive housing development will automatically overload these facilities. A better area to develop would be Daw Mill which could be made into another village where people could travel to neighbouring towns and cities for work on already made roads to Coventry, Birmingham, Colehill, Nuneaton, Altherstone and Dordon - It could be developed without causing major upheaval as would the Polesworth/Dordon development.	Issues notes
DLP127	Shannon White (age 13)	Object			Wildlife	Polesworth and Dordon	Upset by the plans to build houses in Dordon and Polesworth. There are many innocent animals that are now in danger from the effects of the build. How would you feel if your house and home was destroyed and you had to run. The effect of this would kill the animals as they are not aware of the dangers outside the woods and fields. There is already a build taking place by me and my family and we saw a fox wandering around the road and it was young and frightened. Please take into consideration the catastrophic effect this will have on the environment.	Issues notes
DLP128	Terence Power	Object				Polesworth and Dordon	Think again about building this large amount of housing on the Hollies site. Much wildlife. Access to public footpaths and countryside. Makes more sense to build on Daw Mill. Schools already oversubscribed. Traffic an issue. Better to use Meaningful Gap.	Concerns Noted. Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal. PROW's will be retained as appropriate. Opportunities to walk, cycle and access countryside will be maintained. No current public right exists to use all this area. Alternative site referred to lies within the Green Belt in an unsustainable location with limited or no infrastructure and services. Maintenance of a Strategic Gap between Tamworth and Dordon/Polesworth has been a long term Policy aim of Borough. No change proposed. Board report will cover Meaningful Gap and refer to this issue in more detail.
DLP128	Terence Power	Object				Polesworth and Dordon	Taking away last public footpaths and green fields in Dordon where people walk their dogs and a lot of us elders keep fit. Make more sense to build on western side of Polesworth and Dordon and provide a link road here. Would allow for a school drop off area. Already building in Meaningful Gap at Robeys Lane so will make not difference.	Building on western side of Polesworth and Dordon will still bring additional people to the services and facilities in the area. Proposed allocations at Robeys Lane are not in the Meaningful Gap.
DLP128	Terence Power	Object				Polesworth and Dordon	Profoma 12	Response as Profoma 12
DLP129	Jacqueline Power	Object				Polesworth and Dordon	Traffic impact. Effect on Long Street. Danger from parked cars. No alternative route available. Pollution. Canal/railway bridges unsuitable. Congestion, B5000, M42, A5/Long St.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Proposal will deliver new route opportunity between B5000 and A5 to address congestion issues on Long St.
DLP129	Jacqueline Power	Object				Polesworth and Dordon	inadequate infrastructure, Doctors. Destruction of wildlife, trees, hedgerows. Impact of HS2 and construction noise, dust, dirt, peace of mind.	Noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust.
DLP129	Jacqueline Power	Object				Polesworth and Dordon	Profoma 16	Response as Profoma 16
DLP130	B T Wall	Object			Housing	Polesworth and Dordon	Accept we need more homes but the numbers and particularly the proposed area are unacceptable. Area subjected to deep coal mining. Brickworks. Opencast and currently huge warehousing. Development area has meadows, natural hedges and woods. Woods known as Bluebell Woods. They are protected. Small pockets of trees will not suffice. Woods need fields to support their own habitat. Use the meaningful gap. It is flat and poor arable land. No hedges and very few trees. Already have M42 and in future HS2. Development costs would be much lower in this area. Access off A5 would be more acceptable. Please reconsider. Only beautiful countryside in Dordon.	Natural England seeking 50m buffer zone around woods which is supported. Council are aware of ground condition risk which need to be assessed and addressed by development proposals. Developers will need to produce Ground condition assessments. Measures can be put in place to address any issues arising.

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP131	Unknown	Object			Housing	Dordon	Please don't allocate building so many houses in our area. Classed as a village, please remain so. Lived here for over 30 years and am happy to remain so please let us live here in peace.	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996.
DLP132	Stephen Exley	Object			Infrastructure		Not enough consideration of infrastructure. Local roads are unable to cope. Increase in construction traffic and associated noise. Facilities such as roads, schooling, medical and all other local facilities should be given higher priority prior to any building project being started. More sensible to build on far side of railway and regenerate Polesworth Station as a means of commuting to Birmingham and other parts of the Midlands. Should take pressure off roads and give people options. Reduce number of houses to at least half. to ensure local landscape and village atmosphere is not blighted.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. Will endeavour to get any infrastructure and highway improvements at the earliest opportunity. Threshold for delivering contributions and phasing of development will likely be linked to infrastructure needs and delivery. No change proposed.
DLP132	Stephen Exley	Object			Infrastructure		Do not believe the area has the infrastructure in place to deal with the additional traffic. Schooling, medical and other local facilities will be unable to cope with the large numbers of people coming to the area. The rural environment of N Warks will be destroyed and the 'Village Community' lost.	Issue noted. Infrastructure is a key issue that is being addressed through the IDP. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and address relationship of development with existing built areas/settlements.
DLP133	Chris Joynson	Object				Land to the East of Polesworth and Dordon.	Congestion, traffic, A5 is already grid-locked with increase in the number of lorries on the roads. Similar problem with the proposal west of the M42 and Alveole wood; causing increased traffic along Pennine Way, in Stoneysdelph, to the A5. Use derelict buildings/brownfieldsites before any green field sites are used, such as the old Netherworld First School site. Doctors' surgeries in both villages are already overburdened.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. Brownfield site referred to is already allocated for development. Where available and deliverable brownfield sites will contribute but there are insufficient to address the level of housing and employment need.
DLP133	Chris Joynson	Object			Alternative option		Retention of Green spaces are vital, for farming and food production, wildlife corridors, pollution filters, and for the well-being. a new town built in the less over-populated south of the county would be a better option	Noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. Limited availability of sites large enough for new/garden village. Lead in time for establishing a "new settlement" would be too long to address current Development needs.
DLP134	M G Jones	Object				Polesworth and Dordon proposals	Impact of continual change, road network cannot accommodate growth in traffic. Inadequate infrastructure, schools, doctor unable to cope. RobeysLane site will make Polesworth a suburb of Tamworth.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.
DLP134	M G Jones	Object					Impact on fields, woodlands and wildlife. Loss of Hollies will be devastating. Hoo monument will be surrounded by rooftops.	Noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals.
DLP135	A Garlick	Object					Road network cannot accommodate growth in traffic. Inadequate infrastructure, parking, shops, schools, doctor unable to cope. Services at capacity now.	Issues noted.
DLP136	Mark Ward	Object					Too many houses planned in gap between two villages. Don't have the facilities, don't want to be a market town. Build more houses close to Tamworth, west of M42, (to address their shortfall) so we can have more open spaces and Gap between Polesworth and Dordon.	Issues noted. Some development is targeted west of M42. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Maintenance of a Strategic Gap between Tamworth and Dordon/Polesworth has been a long term Policy aim of Borough.
DLP136	Mark Ward	Object					Proforma 8	Response as Proforma 8
DLP137	D Smith	Object				Polesworth and Dordon proposals	Impact on and loss of country walks. Loss of wildlife. Don't want villages turned into town. Ruin of countryside and scenery. Traffic congestion horrific. Schools, doctors emergency services overstretched, infrastructure limited.	Concerns noted. Infrastructure is a key issue that is being addressed through the IDP. Master Plan for proposal will look at opportunity to create or improve access to open spaces, green infrastructure and walks/cycle ways as part of proposal. PROW's will be retained as appropriate. Opportunities to walk, cycle and access countryside will be maintained.
DLP138	Mrs D Atkins	Object					Terrible road network. Safety impact of increased traffic. Loss of Green Belt	Concerns Noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. Note, no Green Belt in Dordon/Polesworth area, but is green fields/countryside.

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP133	Chloe (age 10)	Object					Sad to see loss of wood and access to walks. No longer a reason to get a dog now, Loss of wildlife, Schools full, no employment, busy traffic impact and highway safety issues.	Concerns Noted. Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walk/cycle ways as part of proposal. PROW's will be retained as appropriate. Opportunities to walk, cycle and access countryside will be maintained. No current public right exists to use all this area, plan provides for new employment sites to stimulate job opportunities.
DLP140	D A Bailey	Object				Polesworth and Dordon proposals	Development would double size of area. Impact of increased traffic on restricted historic bridges. Increased traffic and congestion on road network south to A6. As development is partly to address overspill from Coventry and Birmingham this will also generate traffic back to these areas for family/job ties/links.	Concerns Noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.
DLP140	D A Bailey	Object			Alternative options		Ungs a more proportionate plan. More suitable proposal would be development of Daw Mill, being much closer to both areas.	Issue noted. Growth options considered alternative approaches. Daw Mill lies within Green Belt in unsustainable location with no services, facilities or infrastructure. Lead in time for establishing a "new settlement" would be too long to address current Development needs. No change proposed
DLP141	Unknown(Cant read)	Object					Roads dangerous, traffic gridlocked. Schools and doctors struggling to cope. Insufficient green belt already.	Issue noted.
DLP142	G Brewster	Object				Polesworth and Dordon proposals	Other land available more suitable and sustainable. Traffic volumes increased dramatically and schools and health services at breaking point. Will be dramatic impact on local wildlife.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Board Report addresses some of these issues. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Note, no Green Belt in Dordon/Polesworth area, but is green fields/countryside. Alternatives suggested as available not identified by specific site.
DLP143	Ashley Smith	Object				Polesworth and Dordon proposals	Impact of so many houses will destroy villages. Increase in traffic and congestion. Schools and health services struggling to cope. Loss of open fields/countryside. Land elsewhere available where countryside will not be destroyed.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Board Report addresses some of these issues. Alternatives suggested as available not identified by specific site.
DLP144	Mrs C Smith	Object				Polesworth and Dordon proposals	Proposal for so many houses goes too far. Extra traffic will wreck village. Need for more schools, doctors, hospital service also stretched. Traffic congestion in Long St and Pinwall.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Board Report addresses some of these issues.
DLP145	Enma Whapples	Object				Polesworth and Dordon proposals	Schools full to capacity. Doctors/Dentists difficult to access. Traffic congestion at peak hours. B5000 impact. AS struggling. Increase at Bireg Coppice will aggravate problem. Hospitals suffering with capacity issues. Village not designed for this extra capacity. Concerned over who has responsibility for providing access to Bluebell Wood. Impact on mental health and well-being.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. A Concept Master Plan, required by the Proposal will also address some of the issues raised. No change proposed.
DLP146	Mrs S Luckman	Object				Polesworth and Dordon proposals	Things that will cause mayhem in community. Long St, New St, A5, traffic congestion a problem. Number of cars will double or treble. Strain on water and sewerage supply. Doctors, emergency services, schools services strained and will need to increase.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Developments will be required to address their sewerage infrastructure needs.
DLP147	Gerald Angevin	Object				Polesworth and Dordon proposals	Concerned over the lack of coherent planning. No timeframes or milestones, of plans to develop logistics and resources to cope with the increase of inhabitants. Scope seems disproportionate. Understand housing need but there must be a way to spread it. Nightmare to commute to work.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.
DLP147	Gerald Angevin	Object					Don't want villages to fuse (merge). No transparency about how this will be financed or what the potential impact on property values might be. Please reconsider and try to find alternatives, such as creating a new, autonomous village.	Noted. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Further infrastructure will be delivered through developer financial contributions and highway authority on local authority investment to address any issues arising, where necessary and appropriate. IDP addresses some of these issues. Growth options considered alternative approaches. Impact on property values not a material planning consideration.
DLP148	Mr D A Jordan	Object				Polesworth and Dordon proposals	Congested roads will get much worse, particularly at peak times. Impact on health of traffic delays access to Coventry/Nuneaton health services/hospitals. Increased pollution. Increased pressure on stretched resources, local Doctors, schools. Infrastructure need is badly underestimated in Plan. Loss of green fields. Impact on local wildlife and beauty.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walk/cycle ways as part of proposal. PROW's will be retained as appropriate.
DLP148	Mr D A Jordan	Object			Alternatives.		More investigation into alternatives such as at old airfield Marston Farm, Kingsbury.	Growth options considered alternative approaches. Unaware of any major building work or proposal at Marston Farm.

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP149	Mr & Mrs V J Kellie	Object					Insufficient access, inadequate road network, narrow roads with parking on-street. Already busy traffic and congestion. Impact on wildlife, infrastructure. Doctors, Schools at capacity. Impact on delays for emergency services. Loss of view from garden taking away our freedom.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. Loss of view not a material planning consideration but impact on outlooks and landscaping/layout may be an issue that the Concept Plan/Master Plan will address.
DLP150	Gary Brain	Object				Polesworth and Dordon proposals	Traffic already bad. B5000/A51/long St have highway safety issues. Increase in pollution and disruption. Schools, Doctors at capacity. Need to look at countryside to be lost, area of outstanding natural beauty. Size and location of development unreasonable, out of proportion, destroying countryside and increasing pressure on snuggling infrastructure.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. Site area not designated as AONB, although is open countryside/green fields.
DLP150	Gary Brain	Object			Alternatives.		Look at alternative solutions.	Noted. Growth options considered alternative approaches.
DLP151	Alan Holloway	Object				Polesworth and Dordon proposals	Don't let developers destroy village community. 3200 houses too many. A51M42/B5000 congested, choking centre of Polesworth, particularly peak times. Infrastructure needed. No police or ambulance station. More schools, teachers, doctors, dentists and closer hospital facilities needed. Who will pay for this? Not developers who are intent on destroying Polesworth. Shouldn't accommodate other irresponsible Councils.	Concerns Noted. OAHN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.
DLP151	Alan Holloway	Object					Flooding issues in Polesworth. And sewer blockages	Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. Developments will be required to address their sewerage infrastructure needs.
DLP152	Sarah Read	Object				Polesworth and Dordon proposals	Infrastructure unable to sustain expansion. Schools and health service unable to cope with population surge. Roads unfit to support additional traffic. Congestion already exists and will be increased to make roads unusable. Follow advice of Minister Barwell. Need for infrastructure to be in place is crucial. Village retains a unique dynamic through its small population. Increase in building will compromise family life and undermine choices of lifestyle made.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Will endeavour to get any infrastructure and highway improvements at the earliest opportunity. Board Report addresses some of these issues.
DLP153	Mike Read	Object				Polesworth and Dordon proposals	Concern over several thousand dwellings proposed in village. Loss of village life ethos from tight knit community. Change to life and dynamic of village. Taking away choice to live in such a community unjust. Protection of community and rural nature is supported by Poficed see Para 64 of NPPF. Also contradictory with Core Strategy and impact on natural and historic environment to turn greenfields into enormous housing estate.	Noted. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and address relationship of development with existing built areas/settlements. Board Report will address some of these issues.
DLP153	Mike Read	Object					Major concern over infrastructure and ability to cope with expansion. Doctor's access difficult. Road network unfit to support traffic expansion. Congestion on B5000. Minister advice has indicated infrastructure in place for such developments is crucial. Please consider other options that do not have same impact on communities and wildlife.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Will endeavour to get any infrastructure and highway improvements at the earliest opportunity. Board Report addresses some of these issues. Minister comment noted. Government, however, require Local authorities to address growth and development needs, do not resource or fund infrastructure needs sufficiently (current or future needs) and rely on Developer contributions to address impacts.
DLP154	Pauline Wiggins	Object				Polesworth and Dordon proposals	Traffic congestion. Air pollution. Doctors at capacity. Impact on road network, traffic increase untenable. Schools unable to cope with pressure. Nuneaton would be better place for development. Parking and shops inadequate.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Will endeavour to get any infrastructure and highway improvements at the earliest opportunity. Board Report addresses some of these issues.
DLP154	Pauline Wiggins	Object					Take account of outstanding beauty of fields affected. Following impact of this development and HS2 on Pooley nowhere will be left to see nature at close proximity. Quality of life impact. And effect of flooding or subsidence from former mining. Wildlife will be destroyed.	Concerns Noted. Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal. PROW's will be retained as appropriate. Opportunities to walk, cycle and access countryside will be maintained. Site area not designated as AONB, although is open countryside/green fields. Plan Policy requires development of site to address flooding issues to ensure surface water run-off and flood storage impact to be no worse than existing. Development will also need to assess ground conditions (including former mining) to address any measures necessary.
DLP154	Pauline	Object					Proforma 17	Response as Proforma 17
DLP155	Matt Parker	Object				Polesworth and Dordon proposals	The development will result in the loss of a significant area of open countryside, and will be harmful to wildlife habitat, landscape and woodland. Impact on public rights of way. Destruction of woodland.	Concerns Noted. Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal. PROW's will be retained as appropriate. Opportunities to walk, cycle and access countryside will be maintained.

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP155	Matt Parker	Object					Traffic congestion along the B5000, Long Street and the A5 trunk road is already a major problem and safety concern. Congestion and health damaging air pollution will be made worse. Long Street traffic black-spot, narrow with on street parking, increasing highway danger, increase risk of accidents. Poor public transport links to employment in cities and towns such as Birmingham, Nuneaton and Coventry	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. New relief road between B5000 and A5 aims to address issues on Long Street.
DLP155	Matt Parker	Object					No justification for the scale of new housing proposed, increasing significantly the size of the village. Scale of the proposed development is out-of-proportion to the size of the villages of Polesworth (B400) and Dordon (3200). These villages have limited shopping, leisure, and community facilities which do not compare to that of a true "market town". Individual character of the two villages will be lost.	Noted. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and address relationship of development with existing built areas/settlements. Board Report will address some of these issues.
DLP155	Matt Parker	Object			Alternatives		Consider other locations for new houses, with better transport links and new employment.	Issue noted. Growth options considered alternative approaches.
DLP155	Matt Parker	Object					Proposal size will require significant additional infrastructure – better road/transport links, additional education, health and dental care facilities, open space and playing fields, shops and community facilities. Also the area was heavily mined in the recent past. Impact?	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Will endeavour to get any infrastructure and highway improvements at the earliest opportunity. Board Report addresses some of these issues. Development will also need to assess ground conditions (including former mining) to address any measures necessary.
DLP156	Robert Riggins	Object				Polesworth and Dordon proposals	Limited access to Doctors services. Inadequate road network, including narrow bridge. Need for additional schools, doctors. Sewage impact. Build all new houses on fields at Birchmoor with access onto A5 at Birch Coppiece.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Maintenance of a Strategic Gap between Tamworth and Dordon/Polesworth has been a long term Policy aim of Borough, which is maintained.
DLP157	Jackie Riggins	Object					Object (No details)	Issue noted
DLP158	Suzanne Wright	Object				Polesworth and Dordon proposals	Woodland to the edge of Dums Lane is an important area. Loss of woodland and countryside, walks. Impact of light pollution. The fields are a wonderful area for nature and for families to spend time. This area could be used for educational purposes rather than to be destroyed by developers. Forms an important banner from the busy A5. If this area is turned into a housing estate, it will no longer be an attractive place to visit. The fields between the A5 and Dums lane are also full of public right of ways. Extending the villages means turning them into Towns.	Concerns Noted. Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal. PROW's will be retained as appropriate. Opportunities to walk, cycle and access countryside will be maintained. No current public right exists to use all this area.
DLP158	Suzanne Wright	Object				Polesworth and Dordon proposals	See no benefit to building 2000 homes in such a small area with already stretched infrastructure. Long Road is already heavily congested and a real safety risk. Schools are already over-subscribed, added danger for children walking to school.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.
DLP159	L Bams	Object				Polesworth and Dordon proposals	Enough building already. Doctors, schools, roads can't cope. Destruction of woodland and wildlife. Don't want to become a town dweller. Combined impact with HS2. All result of Money. Won't help locals only foreign visitors.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Development not addressing "foreign visitors". DASH, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need.
DLP160	Janet Bailey	Object				Polesworth and Dordon proposals	Amount of extra traffic generated. Polesworth and Dordon are villages not towns. Inadequate local road network. A5 exceptionally busy, impact of Birch Coppice doesn't help either.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.
DLP161	Clive Roser	Object				Polesworth and Dordon proposals	Too many houses in one area that is now overloaded with traffic issues along the A5 / B5000 at Pinwall. Heavy traffic along the A5. Doctors surgery is overburdened at present, causing some of the community to divert to the Robert Peel hospital in Staffs. Green space and the wildlife will disappear.	Concerns Noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.
DLP162	Emma Du-Prat	Object				Polesworth and Dordon proposals	The plan repeatedly refers to the two villages as a "Market Town", they DO NOT make up a market town, they are distinctly separate villages. No comparable services to other Market Towns. Lack of current infrastructure and delay in delivering new infrastructure means it is not sustainable for a such a small area, new residents will be moving into the village without having school places/doctors/dentists etc. Will change the identity of the villages forever.	Concerns Noted. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Prior to the Structure Plan the close relationship between the two settlements in Planning terms was recognised by the Polesworth and Dordon Local Plan Brief in 1984 and Local Plan in 1989. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Will endeavour to get any infrastructure and highway improvements at the earliest opportunity. Board Report addresses some of these issues.
DLP162	Emma Du-Prat	Object					Traffic is already an issue in Polesworth and Dordon. Long Street in Dordon is notoriously difficult. Congestion issues particularly when A5/M42 road network incidents occur. Traffic around all of the schools is already at saturation point and can't cope with additional. Impact on narrow canal bridges	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP162	Emma Du-Prat	Object					Area is already earmarked for development for HS2 - the building of thousands of houses in the area on top of this would mean years of disruption and inconvenience.	Issue noted.
DLP162	Emma Du-Prat	Object					Area to be developed is green belt land. The area of Woodland which will remain relies on the surrounding fields to support the wildlife within it. The area is home to a lot of wildlife including Barn Owls, Buzzards and deer. The development of the surrounding area would devastate the wildlife in this area.	Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. Area is not designated Green Belt, but is green field/countryside.
DLP162	Emma Du-Prat	Object		Alternative Options			Houses are to satisfy a short fall in accommodation in both Coventry and Birmingham. It would make more sense for the majority of the houses to be built in the area around Aley, Anstey, Colehill etc with closer links to both of these cities, a separate new village. The disused Daw Mill colliery would be a perfect brownfield site on which to build. Could additional housing then be added in much smaller numbers to the villages and towns in the area to spread the disruption and place less stress on the infrastructure of each individual village/town.	Noted. Growth options considered alternative approaches. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall.
DLP162	Emma Du-Prat	Object			Robeys Lane Development		Development would effectively join Warwickshire to Staffordshire. "Meaningful gap" would no longer be there. Will cause more traffic to use the B5000 through Polesworth. Will also mean more traffic through the very small settlements of Alveale and Shuttlington.	Meaningful Gap would remain. Board report addresses some of these issues.
DLP163	Brian & Barbara Finch	Object			Polesworth & Dordon		Object to the proposed decimation of our villages of Dordon and Polesworth, changing our community from rural village to urban town. Infrastructure is not there for current population let alone increase. A5 is already overstretched. Schools doctors hospitals inadequate. Increased pressure on both NHS and Police services and Ambulance services.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. No change proposed
DLP163	Brian & Barbara Finch	Object					Lot of brownfield sites around Birmingham and Coventry could address need.	Noted. There are insufficient brown field sites within the Borough to deliver the housing need, resulting in the necessity to allocate green field, countryside sites.
DLP164	Barry Biscoe	Object					Loss of wildlife, impact of flooding. Inadequate infrastructure and road network. A5 gridlocked at peak hrs. A5 needs bypass. Access to Doctors difficult. Need bigger school and doctors. Additional impact of HS2 and old Tamworth Golf Course development.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. No change proposed
DLP165	Miss Briony Biscoe	Object					Impact of additional traffic on poor network, danger to pedestrians. Surface water impact on canal and river/flooding. A5 unpassable. B5000 preferred 'rat run'. Noise pollution, impact and loss of nature reserves. Surrounding woods with housing means Access to woodlands by drinking teenagers will deter wildlife and destroy woods.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Access to woodland already exists. Not all teenagers are drunken vandals. Impact on ecology and natural environment will be addressed through compensatory measures such as Biodiversity offsetting contributions. Proposals will include areas of habitat retained and conserved as Local wildlife sites. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust.
DLP166	Alan & Glynis Wardall	Object					Large development that has been proposed will ruin the character of our village. Both Polesworth and Dordon have their own unique character and history, and should not be considered as one area which can be consolidated.	Concerns Noted. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1986. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and address relationship of development with existing built area/settlements. Board Report will address some of these issues.
DLP166	Alan & Glynis Wardall	Object					Concerns over the infrastructure. Our roads, schools and health services are already stretched and any new development will negatively affect the services offered to existing residents. Development should not be given the go ahead without the full funding for all the infrastructure upgrades that are needed.	Concerns noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Will endeavour to get any infrastructure and highway improvements at the earliest opportunity. Board Report addresses some of these issues.
DLP167	John & Angela Clarke	Object					Poor information available. Live in centre of proposal and do not wish to be part of it.	Issue noted.
DLP167	John & Angela Clarke	Object					Village and local roads cannot cope with traffic. Will be totally ruined and loss of countryside and wildlife. Must be other options to consider.	Concerns noted. Infrastructure is a key issue that is being addressed through the IDP. Growth options considered alternative approaches. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust.

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP168	Nicole Frazer	Object				Polesworth & Dordon	Schools in the area are over-subscribed. Traffic chaos around all schools in the area is dangerous. Main roads in and out of Polesworth and Dordon, mainly Long Street, A5, B5000 and Bridge Street inadequate, impact of increased pollution and noise. Why is it necessary to obliterate more of our beautiful local countryside to build thousands more houses. Additional impact of HS2. Must be other options to consider.	Concerns noted. Infrastructure is a key issue that is being addressed through the IDP. OAHN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. Borough aware of HS2 issue but is a national infrastructure project is outside control of Local Authority. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals.
DLP169	Jonathon Bail	Object				Polesworth & Dordon	Traffic issues and congestion on A5. Schools full, local surges struggle. Infrastructure is not capable of taking any more load. Duns lane and Long St have issues: if no allocation of funds for infrastructure upgrades will it be a wait and see what problem arises?	Concerns noted. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues.
DLP169	Jonathon Bail	Object				Polesworth & Dordon	Land being considered for development is mainly old coal working site with all the problems associated such as gas or subsidence. Existence of underground workings is not fully known and considerable piling work may have to be done. Mains drainage in Duns Lane is at its limit. Cost of developing site will deter low cost housing. High water table impact on drainage.	Council are aware of risk which need to be assessed and addressed by development proposals. Ground conditions assessments are underway or have been undertaken. Much of settlements of Polesworth and Dordon already fall within this area or former mine workings.
DLP169	Jonathon Bail	Object				Polesworth & Dordon	Is it reasonable to put such a large number into this small area where there must be more suitable land elsewhere on the Borough. most of this land being classified as brown field makes it easy to put forward	Concerns noted. Growth options considered alternative approaches. OAHN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Site is not classed primarily as brownfield, but mainly green field.
DLP170	Maynard Scott	Object				Polesworth & Dordon	Expansion of settlement needs corresponding expansion of infrastructure. Doubt over potential for this being delivered. Implications of HS2 entrapping Polesworth Dordon within network of routefoad corridors. Public Transport service poor. Loss of footbridge at Polesworth Station an issue.	Borough aware of HS2 issue but as a national infrastructure project is outside control of Local Authority. Borough working with County to try and mitigate and manage impact.
DLP170	Maynard Scott	Object					Flooding - present infrastructure inadequate/potential impact of additional development.	Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk.
DLP170	Maynard Scott	Object					Roads and Medical/Health infrastructure - Existing road network struggling/inadequate. Further misery will be created without substantial road improvements. M42/A5/B5000. Until then impact on routes through outlying villages will be significant. Hospitals need significant investment.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Will endeavour to get any infrastructure and highway improvements at the earliest opportunity. Board Report addresses some of these issues.
DLP171	Natalie Sartain	Object				Polesworth & Dordon	Avoid impact on character of village that may overwhelm it. Development ill-considered. Destruction of open green fields, used for recreation. Loss of trees and wildlife and views.	Impact on ecology and natural environment will be addressed through compensatory measures such as Biodiversity offsetting contributions. Proposals will include areas of habitat retained and conserved as Local wildlife sites. No automatic right to maintain views but Master Plan will address Landscape impact and visual impact, where appropriate. No change proposed.
DLP171	Natalie Sartain	Object					Dordon lacks infrastructure to support proposal. Schools at capacity. Limited shops, fire services, no dentist. Current road infrastructure can't house additional transport/traffic. Long St issues with parking provision impacting on through route. Increased traffic, pollution and pressure on public services already struggling to cope.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.
DLP171	Natalie Sartain	Object					No serious consideration of alternatives. Feel smaller sustainable developments throughout Borough are safer option.	Issue noted. Growth options considered alternative approaches. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt.
DLP172	Gary Webster	Object				Polesworth & Dordon	Area for proposed development is classed as high risk coalfield area. Coal mining risks at shallow levels. Impact of former workings.	Issue noted. Site proposal falls within an identified Coal Authority high risk area, where there are hazards that are likely to affect a new development and requires a coal mining risk assessment from the Coal Authority, who have been consulted as part of the Local Plan process. Much of settlements of Polesworth and Dordon already fall within this area. Council are aware of risk which need to be assessed and addressed by development proposals. Ground conditions assessments are underway or have been undertaken.
DLP172	Gary Webster	Object					Area haven for wildlife. Potential impact will devastate area.	Noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust
DLP172	Gary Webster	Object					Infrastructure problems at A5, Long St, healthcare and education. Impact of congestion on Long St difficult to solve.. Need new road infrastructure.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP172	Gary Webster	Object					Alternative option of Garden village as Govt are funding options is way forward.	Noted. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstances to be applied to warrant Green Belt release. Lead in time for establishing a "new settlement" would be too long to address current Development needs. No change proposed
DLP173	Miss Laura Fulljove	Object				Polesworth & Dordon	Live in Dordon all my life. Enjoyed many walks in countryside. Makes me mad you want to build loads of houses and destroy wildlife. Takes me 20 mins to get out of road in morning. Around the schools is dangerous. Schools will not cope with more children. Teachers will struggle with more numbers with children getting behind in their studies.	Concerns Noted. PROW's will be retained as appropriate. Opportunities to walk, cycle and access countryside will be maintained. No current public right exists to use all this area.
DLP174	Roy Grantham	Object				Polesworth & Dordon	Stop the build. Too many houses, its another village. Road, facilities? Why so many houses in one area? Be disaster for the area with new HS2. Road infrastructure at breaking point. As gridlocked. Gridlock at schools. Two week wait to get a doctors appointment. Thousands more houses and tens of thousands more people without new roads, schools, doctors, shops and recreation areas i crazy. New village will be a better option.	Issues noted. Infrastructure is a key issue that is being addressed through the IDP. Board Report addresses some of these issues.
DLP175	Sonia Matthews	Object			Housing	Polesworth & Dordon	Development is too big. Infrastructure is not clear. Roads, schools, health care provision and our environment cannot cope with the scale of build. I agree people need homes but how many will be for local people? Don't want village to be turned into town to accommodate Birmingham and Coventry overspill. Lived in Polesworth all my life and brought up children here. If build goes ahead no green fields for families to walk / play through fields and woodland. Schools are full. Roads crammed with commuters. Health provision needs a drastic review. GEH and UHCW is a long car journey away.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.
DLP175	Sonia Matthews	Object			Employment	Polesworth & Dordon	Create more jobs for local people has to be priority. Why make our area even more of a commuters nightmare as people travel to our area. Keep young in education until they 19 to enable them to get a career with more chance of development and career progression rather than warehouse, dead end jobs working on minimum wage and zero hour contracts.	Issue noted. Local Plan is delivering wider than local needs in terms of employment land and focussing on high tech, manufacturing and professional services not simply logistics where greatest pressure exists.
DLP176	D Boulstridge	Object				Polesworth & Dordon	Whilst appreciate need for homes, to build so many in such a small lovely area is ridiculous. I will see nothing but buildings. How will roads and services cope? Problems on A5 and B5000. One doctors surgery. High school is full. With HS2 at Birchmoor, Birch Coppice and new housing there will not be one green field left in Dordon. Miles of hedgerows and mature trees will vanish. Will be a disaster. Cannot believe this could happen in other counties.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.
DLP177	Kathy McGowan	Object		LP39			Scale much larger than previous plans. Out of scale in comparison to current size of village. Limited shopping, leisure and community facilities do not compare to true 'market town'. Work off A5 has already turned village into a large 'factory' complex.	Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built areas/settlements.
DLP177	Kathy McGowan	Object					Infrastructure required not been considered. A5, M42, Long St and road network badly congested. No funding to address issues. Impact on pollution and respiratory health.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.
DLP177	Kathy McGowan	Object					Impact on wildlife, habitats, landscape and ancient woodland. Area has propensity to flood and is littered with old mining works.	Issues noted. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. Much of settlements of Polesworth and Dordon already fall within former mined area. Council are aware of risk which need to be assessed and addressed by development proposals. Ground conditions assessments are underway or have been undertaken.
DLP178	Simon Blakeman	Object			Infrastructure	Polesworth & Dordon	Resident of Dordon all my life. Have to disagree strongly with our area even more of a commuters nightmare traffic problems. Infrastructure inadequate. Work at Trinity Road Kingsbury which should take 6 minutes. At peak times it can take 15 to 20 mins just to exit on to A5 roundabout. More infrastructure planning required. A5 should be made a dual carriageway as a start. Traffic is biggest problem. Overcrowded schools. Over congested doctors. Understand the need for housing and as looking to buy first home but need these things addressed first.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP179	Kelly Athene	Object				Polesworth & Dordon	Object to disproportionate amount of housing allocated to Dordon and Polesworth. Spent childhood in Polesworth and wanted to move back to area in 2014 from Tamworth to enable our children to enjoy the green space and village life. Shock and disheartened to hear the proposal of such a large amount of housing. Will alter the individual characters of the villages. Fear Birchmoor, Dordona an Polesworth becoming a mass of housing similar to Tamworth. Area will be shoehorned between motorway, HS2, mass housing and commercial development on A5. Current infrastructure can not cope. Will only suffer further if correct measures not implemented before a build of this significance.	Concerns noted
DLP180	Tony Mills	Object		LP39			Object to housing either side of Polesworth and Dordon. I understand need for new housing but scale is incredibly high. Current infrastructure is poor. Live in Goodere Drive and around 8 am cannot get out of village via Bridge Street. I end up going via Station Road then Linden Lane then on to Spon Lane (which is often flooded). B5000 is main route and will be a nightmare with more traffic.	Concerns noted
DLP181	Mrs Lesley Briscoe	Object				Polesworth & Dordon	Object to housing either side of Polesworth and Dordon. Polesworth is a rural community that attracts walkers, cycling, horse riding and motor cross biking throughout the year. Roads would be more dangerous. Large scale development will destroy village life. Already hum of traffic of noise and pollution from M42. Will only get worse with construction of HS2. Deterring any tourism to Abbey and surrounding area of natural beauty. New development is a whole new village. Schools, doctors and dentist are all at capacity and lack of local policing leaves Abbey Park being trashed. Further overcrowding. B5000 already route to avoid congested A5 and M42. No thought given to other developments at Amington, Atherstone and Wredington which all lead to A5 and M42. Birch Coppice still growing. Our nature reserves will not survive with increased population. Why prepared to destroy this area but turn down Daw Mill? It would be closer to Birmingham.	Concerns noted
DLP182	Stephen Leigh	Object				Polesworth & Dordon	Object on grounds of poor infrastructure provision for public and private transport. Access into Polesworth is limited. Wider impact on M42. Polesworth station only gets single train per day as a token service. Wrong position to serve housing. If station was open then would result in alternate trains stopping at Polesworth and Atherstone due to train paths on WCKL. Atherstone Council would be against reopening the station. Scale of development too big. Essentially merges two villages which have distinct character. Both villages should be preserved as separate entities and kept as villages in style. Amenities not large enough to support a town population - may need relocation of key facilities as well as additional ones. Significant impact on wildlife.	Concerns noted
DLP183	Mr & Mrs Ben Johnson	Object				Polesworth & Dordon	Object to housing either side of Polesworth. Almost no mention of infrastructure. At drop-in there was definitive answers. Already struggling with education and medical services. Even a few hundred will overwhelm them. Traffic is bad on A5. M42 is slow. A5 backs up for miles. Robeys Lane can only come out on to narrow B5000. Gridlocked traffic is bad for pollution and health issues. Poor public transport to city areas from villages. Development out of proportion to villages. Few shops and services, leisure or community facilities. Nor can they be built near to the centres already developed. Scant information on extra services. Result in sprawl of housing around two villages losing character and community. Not just turned into a Market Town with no town centre as the heart of the community. Must be better areas to put housing. Local wildlife and countryside, both ancient and diverse will be decimated	Concerns noted
DLP184	K J Morgan	Object				Polesworth & Dordon	Thousands of homes without advanced major infrastructure is potentially in my opinion a disaster. A5 is inadequate. A5/M42 is a bottleneck - not helped by lights at Birch Coppice. Commuting from village already difficult. Long Street and New Street are severely congested with residents' cars causing frustration to access out to A5. Problem now without more housing. Similar problem with B5000. Robeys Lane will only make it worse. Dropping off. Traffic around schools a major problem now. Can schools cope to provide more places? Dordona now hard pushed to provide appointments. Needs a major increase in facilities. Land to east of Dordon is the only easy access countryside without having to cross a major road. Used by dog walkers, ramblers and wildlife watchers. Development will mean "safe" access to countryside will be lost. Dordon has had fair share of building recently due to Birch Coppice. Soem units built with no consideration of residents and tower above our village.	Concerns noted
DLP185	Miss A Forsythe	Object			Housing	Dordon	Lived in village (Dordon) for 23 years. Bought house because of village location and suited my needs. Understand some development has to take place but to take so much green belt land in one place is just ludicrous and detrimental to the environment and wildlife. A5 is a pinch point. Destroy the village by joining it even more with Polesworth and St Helena turning it into a vast conurbation. A small development would be acceptable. Bad enough that HS2 coming through the area. There are derelict areas in Atherstone can not they be built first?	Concerns noted

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP186	G Caswell	Object				Polesworth & Dordon	Main objections are traffic is already unacceptable. Access to A5 is frustrating. Infrastructure in draft plan is not acceptable. A5 and B5000 cannot take extra traffic. Local schools at capacity. Local doctors is at capacity. Even if they expanded their surgery the impact on parking and driving on Long Street would be horrendous. Minister Gavin Barwell is promoting Garden Villages and I would suggest that North Warwickshire is too small to accommodate a new Garden Village unless land is used near Coleshill and Kingsbury. He also stated infrastructure is critical to any new build. Having lived in Church Road I am aware how beautiful and varied wildlife can be seen on a daily basis. It is in the interests of everyone who lives in the two villages that the wildlife is preserved and the area does not become yet another concrete jungle.	Concerns noted. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Lead in time for establishing a "new settlement" would be too long to address current Development needs. No change proposed.
DLP187	M Caswell	Object				Polesworth & Dordon	Understand that a percentage of new homes will be local authority or housing association homes. Also understand that these will be given to people from Coventry and Birmingham under the overspill plans. Totally disagree with this. I am 19 and lived in Dordon all my life and now work at Birch Coppice. I have little chance of getting on the property ladder and will need an affordable home. The fact that others will take priority over people who have lived in these villages for years is morally wrong. A smaller development for local residents should be considered first as an additional 2000 houses being built on green land is unacceptable. Cannot see how roads will cope with additional traffic. Infrastructure is nowhere near what is required. Polesworth School has no space to cope with more students. Roads at school can not take more traffic. Unhappy of destruction of fields. Grew up playing in those fields. Wildlife will be destroyed and will never return. Brownfield sites should be targeted for new developments and thousands of houses should not be added to existing small villages where facilities like doctors, shops, schools cannot cope.	Affordable housing will be determined by the Borough Council. The priority is for those who live or work within the Borough. Discussions will take place to determine how those in need of an affordable home from adjoining local authorities will be considered.
DLP188	Paul Masterson	Object			Housing	Polesworth & Dordon	Object as all remaining green area will be built on destroying wildlife, aesthetic appearance of ancient lanes and fields will be totally lost. I travel for work at various times due to shifts. Congestion on Long Street at A5 is extremely high at all times of the day and night. Dual carriageway between M42 and Dordon is often at standstill and pollution must have impact on local residents. B500 used by many as an alternative. Three bridges on B5000 are a hazard. New link road will become a rat run. Around Birchwood is no area at school times. Issues of health, shops and school infrastructure. Parking in Browns Lane / New Street is in adequate Crossroads of B5000 and Bridge Street congested non stop. Parking on Bridge makes traffic flow difficult. Concerned that villages of Polesworth and Dordon lost by new development. Much smaller development may be more acceptable.	Concerns noted
DLP189	Heather Masterson	Object			Housing	Polesworth & Dordon	Object to housing. Commute daily to various train stations and found traffic on A5 and B5000 already at dangerous levels. Cannot see how new link road will deal with new development. Development at Robeys Lane will add to traffic. Concerned that more children at Birchwood Primary and Polesworth School will lead to more cars. 5 sq miles of development is an ecological disaster for area. The only remaining public footpath will be gone. Recreational walks gone forever. Amount of lorries has increased over two years and concerned at levels of pollution. No thought on infrastructure - education, health, shopping and leisure. Disaster for village life. Acknowledge new houses are needed this development is too big. Minister stated that Garden Towns are the way forward and avoid building on existing villages. Suggest looking towards Coleshill for building a Garden Town would be a better way forward.	Concerns noted
DLP190	Terence Brew	Object			Housing		Indigenous growth accounts for only a small percentage of suggested need. Given location of Birmingham and Coventry the sites proposed are ill conceived. With preservation of Green Belt then result is pressure of housing will continue to fall on areas not protected. Whilst Plan is commendable in many ways fails to appreciate impact of concentrating need on existing population, infrastructure and public transport. Coleshill neglected even though closer A45 route between Birmingham and Coventry.	Concerns noted
DLP190	Terence Brew	Object		LP39	Housing		Development of Robeys Lane taken with M42 and construction of HS2 there will be no meaningful gap left. Taken with development of B5000 population will almost double. Detrimental because of loss of green space, infrastructure will be overwhelmed; approaches to centre are ill equipped to cope with increased traffic. Existing A5 and M42 already heavily populated at commuter times. More traffic will damage the environment and result in congestion. Crossroads in Polesworth already a blind spot.	Concerns noted
DLP190	Terence Brew	Support			Employment		Local employment will not be satisfied by further warehousing. If this all that is built new population will have to commute out of the area further exacerbate traffic congestion. Polesworth does not have a railway station as an alternative.	Concerns noted
DLP191	Ann Arnott	Object			Infrastructure	Polesworth & Dordon	Object. Daily commute to Whittington is only 12 miles and first mile often takes 15 minutes. A5 and Long Street already a problem.	Concerns noted
DLP191	Ann Arnott	Object			Nature	Polesworth & Dordon	Decimate areas of natural beauty and a threat to wildlife.	Objection noted

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DLP192	Deron Blount	Object			Infrastructure	Polesworth & Dordon	Highway infrastructure is not enough to deal with such massive increase in population. Need to be addressed before development is considered. Traffic around Polesworth high school is at gridlock. Insufficient medical and education facilities	Concerns noted
DLP193	Mark Williams	Object				Land east of Polesworth and Dordon	Object to building homes in Polesworth, Dordon and Alvecoke because: general amenities - schools, swimming pool, town hall, supermarket and increased village parking; land drainage; loss of land in meaningful gap will mean Tamworth not Polesworth will have an individual identity; effect on the Hollies (Bluebell Wood) due to cross pollination; combined effect with HS2; view from centre of village is of rural feel; effect on Hoo Monument an important landmark; cultural effect on accent phonetically unique; air pollution / greenhouse gas due to commuting; and, the Green Belt development around Sutton Coldfield should alleviate need.	Objection noted
DLP193	Mark Williams				Alternative site Infrastructure		Suggest alternative site of land to the west of Dordon. Better to concentrate all development in one place. M42 needs to be three lanes and a smart motorway. Flyover required at M42 Junction 10 and A5 junction. A5 needs to be dualled	Suggested site noted Noted - Flyover and dualing being explored.
DLP194	John Bartlam	Object				Land east of Polesworth and Dordon	Disappointed and object. Concerns are: roads are already nearly impassable. No plans to improve A5. Schools; secondary school is already oversubscribed. If there is a new school where will it be built. Doctors; difficult now to get an appointment. Police: none in this area. Planners must have a say on education, policing and health. Alter the nature of the villages. Why not houses more evenly spread through Warwickshire. There is land at Daw Mill and junction 9 M42. Also got the construction of HS2 - has this been considered? Must be a better way of dealing with housing shortage.	Objection noted
DLP195	Mr S G Holyoak	Object				Land east of Polesworth and Dordon	Strongly object. Do not reduce our quality of life. Exceptional habitat which supports protected and endangered species. Don't take away walking through the meadows and pleasure of bluebells in the woods. Don't fell hundreds of trees. Very little infrastructure being planned. Proposal to build 6000 houses will result in 9000 vehicles. Long street and A5 already congested. Adding further traffic to over subscribed roads. Where will be 15,000 residents go to doctors and hospital which are already over prescribed. Halt the loss of biodiversity and to continue to preserve precious losses through targeted actions. Increase awareness, understanding and engagement of biodiversity. Restore and enhance biodiversity in urban and rural environs. Develop an effective management framework that ensures biodiversity is taken into account. Wildlife survey needed.	Objection noted
DLP196	Nigel Jones	Object				Land east of Polesworth and Dordon	Object to proposals for over 2000 dwellings. Not against sensible expansion. Should be spread across North Works. Especially the growth for Coventry and Birmingham. Thought Dordon and Polesworth are joined they have different characters. So much housing will attract an Aldi or a Lidl pulling the small retailers out of business. Drainage and flooding will be made worse. Need lots of balancing ponds which will be a award to pets and children. Why don't developers use grasscrete or similar? Lots of farmland and green spaces. Hollies will be over run by dog walkers, bikers and cyclists. Existing footpaths will be replaced by hard paved footpaths. Bridges are narrow. Already enough traffic. Parking difficult in shopping areas. Insufficient trains. Buses don't start early enough and take meandering routes. High school already at capacity. Nethersole also busy. Doctors won't be able to cope. Build houses closer to the George Etrol. Robert Peel soon for the chop. Cutting back on vital services. Spread the houses around the county.	Objection noted
DLP197	Joanne McEvoy	Support				Borough	Believe that the area can cope with quantity of housing as long as the relevant schools, shops and dentists/doctors are put in place. Support housing except for the sites in Dordon and Polesworth.	Support noted with the caveat of delivery infrastructure
DLP197	Joanne McEvoy	Comment				Land east of Polesworth and Dordon	But not a clear process in place to alter the roads to accommodate the growth. A5 cannot cope. Cannot cross the road now.	Issue noted
DLP198	Unknown (cant read)	Object				Land east of Polesworth and Dordon	Proforma 1	See Proforma 1 Response
DLP199	Heather Wiggins	Comment			Housing	Land east of Polesworth and Dordon	Raising concerns over roads, schools, doctors and loss of countryside. Moved to village to start again. Worried about more people with struggling infrastructure will lead to more crime and lack of funding to be ploughed into village. Surely better areas. Create a new village.	Issues noted
DLP200	Mary Brew	Object				Polesworth	Although there is a need for more housing the amount to Polesworth is too many. Narrow bridges. As most of the borough out of bounds seems Atherton and Polesworth left to shoulder the vast majority of development. Only 94 allocated in Colehill. Compared to other villages this is disproportionate. Local Plan fails to consider other options.	Objection noted
DLP200	Mary Brew	Support			Employment		I support most of the employment allocation. Impact on A5 needs to be addressed.	Support noted but issue of A5 noted.

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DLP200	Mary Brew	Comment			Infrastructure Sustainability Appraisal		Far too drawn out for most people who do not have the time and stamina to trawl through them	Noted
DLP200	Mary Brew	Comment					Far too drawn out for most people who do not have the time and stamina to trawl through them	Noted
DLP201	Andrew Michelle Fawcett					Borough Land east of Polesworth and Dordon	Object to building on greenfield and not brownfield. Destroy the rural nature of area. Strong opposition to any development on green belt and to any such large developments in Local Plan. And in particular connecting the villages of Dordon, Birchmoor, Polesworth, Alvestone to Armington in Tamworth. Urban sprawl with no character. Destroy precious countryside and wildlife. Pressure on schools, roads and health care. Traffic congestion at peak and school times is unacceptable. Road safety an issue. Reasons for more development is not justified. Poor public transport. Traffic congestion. Out of proportion to settlements which has limited shops, leisure and community facilities. Individual characters will be lost. More infrastructure needed. Loss of significant open area. Other constraints of drainage, flooding and past mining. Not acceptable to have to put up with upheaval.	Objection noted Objection noted
DLP203	Deborah Evans	Object				Polesworth and Dordon and Robey's Lane	Express my deepest concerns. Do not feel infrastructure can sustain the number of new homes because of the following reasons. Access to primary and secondary healthcare. George Eliot being down graded would mean having to get to University Hospital in Coventry. It would not be able to cope. Access to road network - A5 from M42 junction 10 to Atherstone will have more heavy industrial traffic due to planning permissions for distribution. M42 needs to be widened before HS2 is built. B5000 not very wide. Bottle necks to join A5. Access to education - not enough capacity. Environment - should consider wildlife. Need housing for the elderly and disabled residents. Houses at Grendon are too expensive for local people to afford. Polesworth has limited shops and other facilities. Limited bus services and finish too early for commuters. Little point of having a car park at station with only one train. The area has limited leisure facilities...	Objection noted
DLP204	Carol & Chris Desjardins	Object				Polesworth and Dordon	Regarding the proposal to build a large number of houses in our area. Our main concern is the effect on our local services i.e. Doctors, Dentists, Schools, Policing, transport infrastructure and how it will effect what I pay Council Tax. We hope that Warwick, Stratford and Leamington are having their fair share of this proposed development	Concerns noted. All areas are affected by housing need and growth.
DLP204	Carol & Chris Desjardins	Object				Land east of Polesworth and Dordon	Protoforma 8	Response for Protoforma 8
DLP205	James Rowland	Object				Land east of Polesworth and Dordon	I am writing in objection to the proposals outlined in the Draft Local Plan 2016 for Dordon and Polesworth. I do not support the proposals made for the following reasons. Primarily the allocation planned is both out of scale and out of character with the existing area. While Polesworth and Dordon are officially termed as a "market town" the infrastructure and amenities in the area are more reflective of a village. The two villages are separate settlements and retain their own separate parish councils and in no way operate as "market town". It is ironic therefore that current developers market Polesworth as a "village". An increase of 2000 houses, with a further 1000 at Robey's Lane, will almost double the number of dwellings in the area. This will then place pressure on amenities and public services in the area	Concerns noted
DLP205	James Rowland	Object				Land east of Polesworth and Dordon	Sports facilities locally are poor and need expanding and upgrading. If I am living in a so called Market Town shouldn't our local sports centre have a swimming pool or other facilities befitting it. Other locations have not been adequately considered for development with the council instead forcing mass urbanisation on a semi rural area. Other areas have infrastructure more able to cope with large scale developments but these are not seeing the same scale of development as Polesworth and Dordon. Coleshill for instance, has had investment in their train station with it becoming a park way with excellent transport links to other areas such as Birmingham, Nuneaton and Leicestershire. Coleshill is also close to the NEC, Birmingham International train station and the newly planned HS2 hub. Coleshill is also close to Birmingham international airport. Altherstone also has a train station with a good service to Tamworth and Nuneaton. Altherstone is also the administrative centre of the borough with swimming pools, shops, banks, etc. Why have these areas not been selected to take a greater amount of houses as clearly they are more sustainable and have better infrastructure. Polesworth does not have a working station and needs investment from developers before large scale development goes ahead. Even Kingsbury is indicated to receive a new station in the draft infrastructure plan with costing on how much this would cost. However Polesworth station is hardly mentioned only in so much as it needs a new footbridge and more parking.	A leisure services review is currently being undertaken and updated guidance prepared on Green Spaces and Playing Pitches as well as the production of a Open Space SPD. This will help to ensure the provision of sports and recreation as part of developments, where possible.

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DLP205	James Rowland	Object			Schools	Land east of Polesworth and Dordon	For example, the Polesworth School is currently oversubscribed. According to the Warwickshire admissions website, the school has an official admissions number of 224, despite this they offered 270 places in 2016. With a current total of 1138 students in the lower school, continuing this rate of admissions alone would eventually mean 1350 students in the lower school, this is without taking into account the Sixth Form. Last year there were 410 applicants for 270 places. Further building in the area would place significant strain upon the area. At all the planning meetings I have attended it has been made clear that the development is not large enough for a new school, nor have there been any plans for how the Polesworth School can meet these demands.	WCC Education have provided further information to assist in ensuring the right education provision is made as part of large scale developments.
DLP205	James Rowland	Object			Health	Land east of Polesworth and Dordon	There are also commensurate pressures on healthcare facilities. It can often take up to two weeks to fulfil a routine appointment at Dordon & Polesworth Surgery, with the surgery often recommending emergency appointments are the only way to be seen in good time. The only dentists in the village is not taking any more patients, meaning many villagers have to travel into Tamworth for their dental care. There has been no detail in the local plan as to how these issues will be resolved.	Health colleagues have provided information which will be used to seek health contributions as part of any development. This will be further refined as more details are available on the type of dwellings to be delivered.
DLP205	James Rowland	Object			Highways	Land east of Polesworth and Dordon	Highways in the local area are already under significant strain. Polesworth itself is accessible by road only across bridges, two of which are barely wide enough for two vehicles to cross simultaneously. Flooding has on occasion meant that Polesworth cannot be accessed from certain directions. Simultaneously increased traffic flow through "the square" crossroads by the fire station will increase the already high chance of a serious accident occurring at a junction which is already under significant stress. Increased traffic along the B5000 resulting from this development will adversely affect both highway safety and the convenience of road users. Such a sizeable development will also put pressure on public transport. Polesworth's railway station was effectively shut down some time ago, with only one parliamentary train leaving the village once a day, but not returning. This forces commuters to Tamworth and Atherstone to use the bus, or drive adding to further congestion on the area's roads, particularly when there is no direct bus service to the local hospital, the George Eliot. There have been no details given in the local plan for how the impact on transportation will be mitigated	The Strategic Transport Assessment proves information on the improvements required to the highways as a result of this development. The precise details will be developed further over the coming months.
DLP205	James Rowland	Object			Green Space	Land east of Polesworth and Dordon	There will be a sizeable loss of green space around the village. Large amounts of ancient woodland will be removed only adding to a desperate situation as the village is already losing the Pooley Country Park to the High Speed Two development.	Ancient woodland is being retained with a 50m buffer around it.
DLP206	Debbie Rowland	Object				Polesworth & Dordon	I strongly object to the Draft Local Plan. I particularly object to the size and scale of the sites proposed for development at Polesworth, Dordon and Robeys Lane as . While I do not oppose small scale developments, the proposed plans would alter the villages of Polesworth and Dordon profoundly and negatively impact on the lives and well being of local residents. The local plan incorrectly suggests Polesworth and Dordon are a "Market Town". Polesworth and Dordon have not taken steps to merge as one settlement or change from villages to a single town. They both have Parish Councils and retain very separate identities. To group them together to push Polesworth and Dordon further up the development hierarchy is a manipulative move by planners to meet their own planning needs. Polesworth and Dordon are separate settlements and should be considered as such by planners. Thus they should be earmarked for smaller developments as befits two villages rather than larger scale development as befits a Market Town. Developers building in the area such as Taylor Wimpey refer to Polesworth as a Village. Signs refer to the "Village Centre". Building large developments between Tamworth and Polesworth such as the one at Robeys Lane will result in Polesworth losing its identity as a separate village and will make it a suburb of Tamworth in the neighbouring county. Polesworth and Dordon do not have a wide range of amenities such as supermarkets or banks. Both villages have small village stores which do not have adequate parking for current residents let alone the thousands more people who will move into the area if the large scale development goes ahead. The Coop on Polesworth High Street only has a few parking bays and many people park on the side of the road blocking the paths which is a main route used by parents walking their children to school. Building more houses in this area will simply exacerbate this problem and increase the possibility of pedestrians being hit by vehicles as they are forced into the road as cars using the village shop are parked on the footpath. Any new large scale housing developments must provide adequate shopping and banking facilities with a large amount of car parking	Objection is noted

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP206	Debbie Rowland	Object				Polesworth & Dordon	<p>New towns should also be considered as a viable option if large scale development is needed in the borough. These options have been dismissed by the council without proper justification as all sites identified in the site allocation Polesworth is an historic village with building such as Polesworth Abbey and Pootley Hall. Large new build housing development will see Polesworth lose its characteristics as a village as it will have a large percentage of new build housing surrounding it which will be out of keeping with the local area and its landscape. Mass development will see Polesworth changed from a village to a market town but without any of the vital infrastructure such as dualled carriage ways, adequate bridges, sports facilities, rail links as the local infrastructure development plan has no real plan for developing the area. Polesworth will lose its identity as a separate and distinct settlement from Dordon and Tamworth by the locations in the draft local plan being developed. HS2 and building houses off Robeys lane will result in no meaningful gap between Tamworth and Polesworth. This development is being forced on two villages while the rest of the borough is left relatively untouched. I understand the need for housing to be built in the borough but the sheer scale in one small area is unrealistic and unsustainable. I object to the scale of all sites in Polesworth and Dordon. According to the councils reasoning behind choosing to build along the current settlement hierarchy is to allow new builds to use larger settlements facilities and amenities. It is also suggested that Polesworth and Dordon have a good range of existing facilities and services. Polesworth is described as an "urban area" and a town yet there is no town centre, no major supermarkets or shops, entertainment facilities or train station. There isn't even a hotel in the village or a market. Polesworth and Dordon have village amenities and facilities and should not see large scale development</p>	Concerns noted
DLP206	Debbie Rowland	Object			Green Belt	Polesworth & Dordon	<p>Green belt land needs to be released in the borough as has been done in other areas such as Sutton Coldfield. Large parts of the borough are covered by green belt which on the whole should be protected but not at the expense of other areas which are not as fortunate to be designated as green belt. The council previously suggested in its assessment of the green belt, that green belt may need to be released as areas targeted for housing may not be able to cope with the demands of the borough. Why has this not been explored further.</p>	Issue notes
DLP206	Debbie Rowland	Object			Highways	Polesworth & Dordon	<p>The sites outlined are unsustainable as the local infrastructure is suitable for villages not a town. The local area would need significant improvement and upgrades to facilitate for such large scale developments as proposed by the local plan. The proposed developments would feed out onto the B5000 and/or A5. These single carriageway roads would be unable to take the extra weight of traffic. The A5 and junction 10 of the M42 are already overwhelmed throughout the day and gridlocked at peak periods. Especially with the new distribution centres which have been opened by Birch Coppice. The thousands more cars using these roads will severely impact on traffic in the local area. No specific plans to widen the A5, B5000 or M42 are outlined in the draft infrastructure delivery plan (Feb 2017). The council does not have a plan for road infrastructure which will meet the demands created by over 3000 houses being built in the Polesworth and Dordon area. Local roads are not equipped to deal with the amount of houses being proposed by the plan. All routes into and out of Polesworth require using narrow humped back bridges. Large vehicles such as buses, coaches, lorries, SUVs and construction vehicles have to straddle the middle of the road when using local bridges. This creates congestion and is also very dangerous on roads which will massively increase in traffic if the plan goes ahead. New bridges are required to cope with increased traffic and the large amount of construction vehicles using the roads into and out of Polesworth. The Draft Infrastructure Plan does not cover these improvements. The cross roads on the B5000 in Polesworth is a dangerous junction. Accidents happen as drivers pulling out of Bridge Street cannot see cars coming down the B5000 from Tamworth. The developments will lead to more cars using this junction and increase the likelihood of accidents. There is no plan to upgrade or redesign this junction mentioned in the draft infrastructure plan. Long street and Dordon road are also part of the main access to the A5/M42 and is currently very congested.</p>	Issue noted
DLP206	Debbie Rowland	Object			Highways	Polesworth & Dordon	<p>Continued: An alternative road to cope with the traffic caused by residents of the new developments would be essential. The route especially around Birchwood Primary and Polesworth High School is dangerous with buses, coaches and cars having to mount the pavements at times to navigate the street as local residents park on the side of the roads. These roads have no capacity for extra cars from the developments. Also roads around the high school will become even more congested with at least 300 extra pupils attending the Polesworth High School, according to the projected pupil numbers provided in the appendix of the draft local delivery plan Feb 2017. The plan does not address how these children will safely get to school with the congestion created by parents dropping off children at the high school and nearby primary schools. Public transport links in the local area are poor with Polesworth Train Station only having one train a day.</p>	As above

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DLP206	Debbie Rowland	Object				Polesworth & Dordon	<p>Commuters to Tamworth and Atherstone are forced to use buses, which are slow or drive, leading to more congestion on the roads. If these planned developments are to be truly sustainable, then upgrading rail links and public transport to Tamworth and Atherstone is needed to prevent increased congestion on local roads. Polesworth station has poor parking and would benefit from an upgrade, before adding more people to the local area. The draft infrastructure delivery plan mentions adding a footbridge and parking but does not mention if the station will receive a more regular train service. Also these improvements are only "preferred" rather than necessary or critical. Polesworth station would also benefit from a bike park and cycle path through the village to encourage people who live in the local area to use the station. A bus service linking the station to the local area is also essential. This is a critical need considering the scale of housing planned. Atherstone which is seeing far smaller development and Colehill which has almost no housing development, have much better rail links than Polesworth and should be reconsidered for larger housing development rather than placing the majority of the burden on two villages with no rail infrastructure</p> <p>Health services in the area are stretched and will cope with thousands more people living in the area. For example the only dentist in Polesworth was unable to take on extra patients so my family already has to travel out of county to receive dental care. If dental services in the area are already at capacity the council needs to consider what impact large scale development will have on these services. This is not taken into consideration in the infrastructure development plan. Doctors are also difficult to see and I have to travel to Dordon to use the doctors as Polesworth's surgery has very few appointments. No real plan is outlined in the draft infrastructure development plan for expanding local surgeries. The impact on health services needs to be assessed in there room to see and treat patients at local surgeries and are there enough GPs to provide health care. It is also being proposed that our local hospital the George Eliot has its A&amp;E and Maternity Services shutdown and moved to Coventry. How will local people in Polesworth receive emergency care and where will they have their babies? George Eliot should be being expanded not having vital services moved to Coventry Hospital which has little extra capacity. How will people living on these new sites without cars, access hospitals at Coventry and George Eliot without any rail links from Polesworth or a direct bus service.</p>	<p>Issue notes</p> <p>Health colleagues have provided information which will be used to seek health contributions as part of any development. This will be further refined as more details are available on the type of dwellings to be delivered.</p>
DLP206	Debbie Rowland	Object			Health	Polesworth & Dordon	<p>Flooding at the B5000 crossroads in Polesworth and other places along the B5000 makes it difficult to use roads to get to school and work. It also results in congestion on surrounding roads as people have to use other routes. Large scale developments in the local area will cause greater problems when routes flood. Building large housing developments could impact on flooding in the local area where flooding is already a problem. Has the impact of flooding on the local road network been considered?</p>	<p>Concerns noted</p>
DLP206	Debbie Rowland	Object			Open Space	Polesworth & Dordon	<p>The area proposed for the Dordon development will be building on green spaces used by local people for recreation. This combined with Pooley Country Park having HS2 through it will lead to a reduction in green spaces used by people in Polesworth, Dordon and Tamworth. Building around the villages will also harm wildlife who use these areas as habitat. Just because it is not green belt does not mean it holds no value to local people and wildlife. Another negative impact is the Woodland which will also be destroyed</p>	<p>Concerns noted</p>
DLP206	Debbie Rowland	Object			Schools	Polesworth & Dordon	<p>Children from the proposed sites will fall under the catchment area for Polesworth High School which is already oversubscribed. The primary schools have some spaces but not enough to accommodate the new students who will live on these estates. What contributions will developers make to secondary schooling and the facilities at Polesworth high school and when will this money be made available. According to the infrastructure delivery plan appendix D over 379 extra places will be needed at Polesworth High School. At the high school, which is roughly 75 places per year group. This is at least 2 more classes per year group which will need additional classrooms, sports facilities, equipment, computer facilities and cafeteria facilities. This cannot be funded solely using regular pupil funding formula and will require major expansion of the school parts of which are very old already. This cannot be carried out retrospectively as it will have a significant impact on children at the school if overcrowding happens or facilities are not upgraded before development goes ahead. Children only get one shot at an education and failure to deliver a school upgrade could have significant impact on local children's life chances. For example if class sizes increase or resources such as extra computers or sports facilities cannot be afforded local children's education will be impacted. Where is the plan for increasing the schools capacity and facilities? There needs to be more details published than the generalised comments and suggestions made in the vague Infrastructure Delivery Plan.</p>	<p>WCC Education have provided further information to assist in ensuring the right education provision is made as part of large scale developments.</p>
DLP207	Mrs J Hughes	Object			Housing	Polesworth & Dordon	<p>Huge detrimental effect on villages. Dordon already decimated by enormous distribution centres. Do not see plans for schools, doctors, leisure centres, roads. A5 cannot take more. Long Street and New Street a nightmare. Where will we walk our dogs? Where you want to build is just the place where locals walk for leisure.</p>	<p>Objection noted</p>
DLP208	Dr Susan Holmes	Object			Housing	Polesworth & Dordon	<p>Brexit may change the housing requirements. Services currently stretched education, health, transport networks. Local Plan says rural nature important but then allocates 160 hectares. Inappropriate and disproportionate to our villages.</p>	<p>Objection noted</p>

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP209	Lorna Wyatt	Object			Housing	Land east of Polesworth and Dordon	We located near to ancient woodland and rolling hills. Our concern is for future wildlife and potential loss of bird species. Listed to birds, animals and bees provided.	Objection noted
DLP209	Lorna Wyatt	Object			Housing	Land east of Polesworth and Dordon	Moved from Birmingham some years ago. Avid walkers and loved the countryside. Feel peace looking out on the views. Want it to remain a village. Look at alternative building areas not green - there are plenty in Birmingham.	Objection noted
DLP209	Lorna Wyatt	Object			Housing	Polesworth & Dordon	Proforma 7	Response as Proforma 7
DLP209	Lorna Wyatt	Object			Housing	Polesworth & Dordon	Proforma 12	Response as Proforma 12
DLP210	Ian Parsons	Object			Housing	Polesworth & Dordon	Housing not sustainable with current infrastructure. North Warks is predominantly rural. Constant development of large sites such as Birch Coppice is unacceptable. They employ people from outside the Borough. B5000, A5, doctors, Bridge Street, Long Street, New Street, schools, Warks Fire, are all issues. Local water treatment plant already running at capacity. Telephone exchange along with fibre optic broadband cannot cope. Did not object to St Leonards development as promised support to doctors welcomed. Increased traffic already evident on B5000.	Objection noted
DLP210	Ian Parsons	Object			Employment	Polesworth & Dordon	Too much large scale development will not deliver jobs. Most of the income will not be local and the roads cannot cope.	Objection noted
DLP210	Ian Parsons	Object			Infrastructure	Polesworth & Dordon	Ill thought out and not sustainable	Objection noted
DLP211	Mark & Angela Wall	Object				Polesworth & Dordon	Please accept this email as a record of our objection to the proposed housing build in Dordon/Polesworth. The area as it is cannot cope with the amount of vehicles on the roads in the vicinity and the construction of more homes will obviously add to this. This is something the council is only too well aware of as per the following extracts from the Tamworth Herald re the next phase at Birch Coppice: Labour councillor Jacky Chambers added: "This is the wrong site. It destroys the last council's policy of protecting a gap between North Warwickshire and Tanworth and it brings even more pressure to our roads which will be flooded with thousands of extra cars." North Warwickshire borough and county councillor Pete Morson added: "I'm extremely disappointed this application has been granted by the Government on appeal. "We rejected this as councilors and the Government should have respected that. They have gone against the will of local people and locally elected councillors. And this from the councils census report: Rising numbers of cars generally, along with more cars per household, is likely to place additional pressures on communities and local infrastructure. The more rural nature of North Warwickshire where access to facilities may be more limited by other transport is likely to explain both relatively high levels of car ownership in the borough and high levels of car use for work purposes. I trust full traffic analysis has been carried out to establish just exactly how many vehicles use the roads in the area (especially Long Street and A5 at Dordon which are both often at a standstill, especially during rush-hour and school runs). Whilst I fully appreciate the need for new housing, it is obvious that site selected is simply not suitable. The area referred to as the "meaningful gap" will no longer exist as a result of the Birch Coppice extension and if it is decided the roads/schools/healthcare can cope with the extra housing planned then surely this area lends itself much better to development than the proposed one which will destroy valuable countryside/woodland habitat as opposed to flat open fields in "the gap" I could go on but I'm sure you have received many, many emails and letters which emphasise the strong objections to the plan from villagers. We are not NIMBY's, just realists.	Objections noted
DLP212	L Roff	Object				Polesworth & Dordon	More discussion should have taken place before putting so many houses in our area. Lovely countryside will be concreted over. Wildlife lost. Will bring massive traffic problems. A5 a problem. Lanes used as rat runs. Road outside Polesworth school like a car park. Doctors and dentists are not equipped. Refuse and recycling contractors will have a massive increase in workload. Has anyone thought about impact of HS2? Not to mention the mega units at Birch Coppice. Planners just turning Tamworth and surrounding villages into an industrial area. Must be better proposals.	Objection noted
DLP213	Mr & Mrs Stewart & Mary Coleman and Mr & Mrs Watret	Object				Land east of Polesworth and Dordon	Live on private drive. Amount of traffic will cause problems in Polesworth village square. Traffic coming from Robey's Lane and Tanworth will abse come through square. Impact on doctors, schools and dentists. With B5000 and A5 link road all traffic will have to go through the square. Canal bridges won't cope with construction traffic. Royal Oak bridge may need to be rebuilt. More acceptable to reduce houses by 50% leaving more farmland and countryside including the Hollies. Want to see lane leading to Hollies Cottage with trees and bushes remain. Want to see bungalows on the edge of the development similar to the St Helena development. Looking for gates to stop people going up into private drive which serves 5 homes.	Objection noted

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP214	Colin Wyatt	Object				Polesworth & Dordon	Object to 9000 houses being built on valuable green space. Villages have their own identity. The open land helps to preserve this. Also used by hikers, dog walkers, casual walkers and children. Valued for its beauty, tranquility and wildlife. Ancient woodland forms a focal point. It cannot be reproduced on another site. Building up to it will have a detrimental impact. The building of 9000 homes with all the infrastructure will deprive the local community of a valued open space. NPPF states that access can make an important contribution to health and well-being. No regular bus service for working out of the local area. M42, A5 and local roads already congested. Will lead to traffic pollution. Against NPPF because such projects should reflect community needs and support its health and well-being. This local green space should be retained for the greater benefit of the local community. Houses will not be affordable if priced more than £100 to £120k PPG17 requires developers to consult the local community and demonstrate that their proposals are widely supported. Can assure you that these are not widely supported. My objection is in accordance with government policy and also stated policy of the Council. List of birds from area given	Objections noted
DLP214	Colin Wyatt	Object					Proforma 8	Response as Proforma 8
DLP214	Colin Wyatt	Object					Proforma 11	Response as Proforma 11
DLP215	Emelia Spilsbury (age 7)	Object				Polesworth & Dordon	I am only 7 and worried. Need to talk to you about STOP THE BUILD. Know you don't want any more gossip but you need to understand how serious this is. Lots more people will scare the nature and little critters homes will be destroyed. I get people need more houses. My Nan and Grandad can't already go to doctors. Polesworth is a lovely place and making it busy is not acceptable. How will people walk their pets. It will look terrible. It looks nice without houses.	Objection noted
DLP216	Susan Cullley	Object			Infrastructure	Polesworth & Dordon	Insufficient infrastructure. Villages already at breaking point. Overspill in NW means others will not blight their natural areas. Traffic problems on Bridge Street, High Street, Station Road and Dordon Road. The Square needs traffic lights. Impact on B5000. Only one train per week. Dordon doctors not adequate. Polesworth surgery only open half the week. Issue of access to hospitals. Lack of adequate schools. More recreational space required. Green Belt countryside and wildlife lost forever. Already got Birch Coppice. Coupled with HS2 need to give up more green belt.	Objection noted
DLP216	Susan Cullley	Object				Polesworth & Dordon	Amended Draft Infrastructure Plan not detailed enough	Updated IDP has more detail but further detail will be added as more information becomes available.
DLP217	Mr & Mrs Hipkiss						Major traffic congestion throughout day which is worse at peak times. B5000 is a rat run especially when A5 is congested. Totally inadequate information on infrastructure. Current infrastructure is inadequate. Development of this size requires roads, railway station, schools, health practitioners, recreation, open spaces, car parking and community facilities. Should be provided in advance of housing. Polesworth and Dordon are very different and distinct settlements - historically no connection between them. Size of the developments drastic. Will result in a development greater than the population of Atherton or Coleshill. Land needs to be set aside for community facilities such as parks and leisure centres and shopping similar to Atherton and Coleshill. Health provision is overstretched. Land needed to deal with these increased demands. Damage / loss of natural habitats. Will remove significant amount of quality agricultural land. Nothing in the plan to mitigate loss of farmland or natural environment. Concerned at meaningful gap between NW and Staffs will be encroached upon by urban sprawl from Hopwas to Grendon. Poor public transport - very basic reaching only to Nuneaton and Lichfield without a change of service. Increased population will mean more traffic. Rail not a viable option. Welfare of people in our village being sacrificed not just for local housing but those from adjoining authorities - which may be exaggerated. Failure to spread development evenly across the Borough. Consideration should be given to new settlement as planning likely to get less opposition. Village not against more housing but not on this scale. Ageing population means proposals should reflect need for sheltered accommodation. Also young adults need access to affordable housing to stay in village. Homes vacated by older residents downsizing will help.	Issues noted
DLP218	Mr & Mrs Crockford							TO FOLLOW
DLP219	Simon							TO FOLLOW
DLP220	Gian Reading							TO FOLLOW
DLP221	Beverley Garratt							TO FOLLOW
DLP222	David Brookes							TO FOLLOW
DLP222	David Brookes						Proforma 22	Response as Proforma 22

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP223	Keith Luckman	Object				Allocations in Polesworth & Dordon	Public transport struggles with current population. Long Street and A5 already heavily congested. Dental & Doctor surgeries struggling to cope. Will additional adequate facilities be provided? Will STP be upgraded? Schooling another issue. Will Dordon and Polesworth stay as separate villages?	Proposals intend to address congestion and capacity issues through provision of Relief Road between A5 and B5000 and A5 improvements. IDP will refer to infrastructure needs and contributions expected to address service/infrastructure needs. Work is currently underway with health and education providers to identify, address and indicate delivery method for infrastructure and services generated by the development. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996.
DLP224	Scott Lamb							TO FOLLOW
DLP225	Barbara Lamb							TO FOLLOW
DLP226	Lynne Whitehouse	Object				Allocations in Polesworth & Dordon	Should be more discussions over options. Scale much greater than previous plan, considered unjustified, no published reasoning.	Noted
DLP226	Lynne Whitehouse	Object					Other options not properly considered.	Other options have been considered through the Growth Options Paper and accompanying Sustainability Appraisal.
DLP226	Lynne Whitehouse	Object					Proposed Plan not highlighted in property search in 2016 when moved, otherwise would not have moved to area.	Property Searches apply to property only unless additional questions have been asked by Solicitor. Plan published in
DLP227	Faith Bragger	Object					Allocation in and around Polesworth is not sustainable. Inadequate road network and infrastructure to cope with influx/increased population. Three small bridges unable to cope with increased traffic. Congestion occurs at schools and main service centres/shops area in square, particularly peak hours, which will be worsened. Also health services and school places at full capacity. No proposals to address these issues.	Concern Noted. Infrastructure is a key issue that is being addressed through the IDP Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Ongoing discussions with health and education authorities underway.
DLP227	Faith Bragger	Object				Land east of Polesworth & Dordon	Proforma 5 Polesworth lacks roads, amenities to sustain influx of people. Canal bridges unable to cope with increased traffic. Roads already busy and at peak times. No capacity/availability in Doctors/Dentists	Response as Proforma 5 Concern Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues.
DLP228	Neil Bragger	Object			Alternative sites		New village more appropriate to accommodate amount of new housing proposed.	Noted. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Lead in time for establishing a "new settlement" would be too long to address current development needs. No change proposed.
DLP228	Neil Bragger	Object					Proforma 5 A5 will be expected to cope with 4000 additional vehicles. A5 is a busy single carriageway that cannot cope at moment and suffers from lengthy delays. Extension of Birch Coppice with thousands of further (or) traffic movements and development at Robey's Lane will result in A5 not coping with additional traffic.	Response as Proforma 5 Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Ongoing discussions with Highways England, County Highway Authority, A5 Partnership, DoT, LEP's and Developers to address road infrastructure needs and issues.
DLP229	Stephen Ridley	Object			Transport		Development of 2000 houses at Polesworth Dordon, 1500 at Robey's Lane and additional large storage units at Birch Coppice will cause gridlock at certain times of day. Highways England (HE) has neither money nor immediate plan to widen or re-route this stretch of A5. Council's response appears to be to do nothing and let it "break" as a means of forcing action by HE. Surely not appropriate way to plan and will ruin daily lives and impact on local and regional economy.	Concerns Noted. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Further work is underway on Historic Environment and will help inform Plan. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. No change proposed.
DLP229	Stephen Ridley	Object			Historic Environment	Land east of Polesworth & Dordon	Area contains two listed structures, the Monument at the Hoo and site of Dordon Hall medieval manor, part of history and ancient landscape of area.	Concerns noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. Further work is underway on Historic Environment and will help inform Plan. No change proposed
DLP229	Stephen Ridley	Object			Wildlife	Land east of Polesworth & Dordon	160 ha's are on green field sites with important wildlife and numerous protected species, including great crested newts, barn owls, lapwings, tree sparrows, fieldfare etc. And others listed together with assorted bat species and badgers. The area has an extremely varied, sustainable and healthy assortment of wildlife whose environment will be destroyed if the development is approved and cause species to decline further.	

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP229	Stephen Ridley	Object			Market Town status		Market town status is a planning term applied to enable more housing in area. There is no real town at all. The two villages have their own identity and should be considered independent.	Issues noted. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. The Structure Plan notes that "Warwickshire has no pre-eminent centre and is essentially made up of a small number of main towns - Nuneaton, Rugby, Leamington, Bedworth, Warwick, Kenilworth, Stratford-upon-Avon, Atherstone and the settlements of Polesworth and Dordon - and then a far larger number of relatively small market towns and villages which are predominantly rural in character." This clearly links the two settlements and classifies them as a main town in effect. Prior to the Structure Plan the close relationship between the two settlements in Planning terms was recognised by the Polesworth and Dordon Local Plan Brief in 1984 and Local Plan in 1989. The Plan links the two settlements with a continuous development boundary and notes in para 4.19 that "the built up area of Dordon is an indistinguishable continuation of Polesworth southwards".
DLP229	Stephen Ridley	Object			Alternative sites		Council failed to consider alternative sites. Sites identified on basis of landowner willingness to sell. Site identification purely about money. Land has numerous issues such as past mining, pollution etc. Alternative sites to consider include Daw Mill Colliery, Meaningful Gap. Latter has recently lost appeals which reduce its relevance. Location next to M42 and A5 means it does not face same highway problems of proposed site. and would connect to Robey's Lane site also. New Village should be considered as more appropriate as area proposed (160ha) is over the size required for new town (150ha). A new village would have everything thought out including infrastructure and Daw Mill could be suitable location for this.	Concern noted. Growth options considered alternative approaches. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Lead in time for establishing a "new settlement" would be too long to address current Development needs. Costs are also likely to be similar or greater than current approach/strategy. No change proposed.
DLP230	Davina Ridley	Object			Scale	Land east of Polesworth & Dordon	Object to 2000 homes between Dordon and Polesworth. Scale much greater than previous plan proposals. Act of proportion with scale of our villages. Effectively creates a "new town" but without infrastructure that an actual New Town would command. Will fragment and isolate the communities without a sense of belonging. Result will be two villages joined and loss of rural aspect. Villages individual characteristics will be eroded by huge build. Will cause lack of integration between Old Polesworth/Dordon and the "New Town" creating disharmony within our community.	Issues noted. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built area/settlements. Board Report will address some of these issues.
DLP230	Davina Ridley	Object			Impact on landscape, heritage and wildlife	Land east of Polesworth & Dordon	Site has attractive landscape including Hollies Wood, ancient woodland, home to many endangered and at risk species, including Wood Anemones and English Bluebells. On a high for stands Dordon Hall, Grade II Listed, a significant part of North Warwickshire history, part of a former small hamlet. Information on history submitted in support. Proposed development will destroy setting of listed building. Obelisk at Hoo also Grade II listed monument and site of Iron Age settlement. History supported.	Issues noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Further work is underway on Historic Environment settings and will help inform Plan. No change proposed.
DLP230	Davina Ridley	Object			Loss of Open Space, green field amenity		Impact on popular "monastic walk" and "Coffin Walk". All of Polesworth and Dordon's Commons are within proposal area and will be diminished in nature despite claims development will include 'green space'.	Concerns noted. Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal. PROW's will be retained as appropriate. Opportunities to walk, cycle and access countryside will be maintained. No current public right exists to use all this area.
DLP230	Davina Ridley	Object			Impact of Development at Robey's Lane		Loss of Appeal site within Meaningful Gap reduces policy safeguard. Subsequent application by Hallam Land Management includes further land in Meaningful Gap. Potential for huge volume of traffic onto B5000. Unclear as to whether new estate will be part of Polesworth/Dordon town or more linked to Stoneysdelph/Tamworth and services in Staffordshire. Polesworth will be stuck between two new towns, the Robey's Lane development, "Alvecote Place" and the development to the east of Polesworth/Dordon which will have a detrimental effect upon the villages.	Issues noted. Maintenance of a Strategic Gap between Tamworth and Dordon/Polesworth has been a long term Policy aim of Borough, which is maintained. Board report will cover Meaningful Gap and refer to this issue in more detail. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. No further change proposed.
DLP230	Davina Ridley	Object			Alternative Sites		No alternative options provided to meet housing requirements. The Appeal decision in Meaningful Gap and development allowed such as the Old Ambulance Station make this Gap meaningless. Land in this area has been offered previously, is not attractive or utilised by large numbers of the community. Land between Tamworth and Polesworth already earmarked for development will have less impact than current allocation east of Polesworth and Dordon. Alternative route for traffic to access A5M42 by opening up closed off road, Dark Lane, between Robey's Lane and Kinsall Green Garage on A5, or a new road through the Meaningful Gap could serve Alvecote Place/Robey's Lane development and development in the meaningful gap. Prefer option for a New Town at Daw Mill linked to rail network and planned as one development rather than piecemeal 'tag on' to existing settlements under pressure.	Issues noted. Maintenance of a Strategic Gap between Tamworth and Dordon/Polesworth has been a long term Policy aim of Borough, which is maintained. Board report will cover Meaningful Gap and refer to this issue in more detail. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Lead in time for establishing a "new settlement" would be too long to address current Development needs. No change proposed.

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP230	Davina Ridley	Object			Traffic Congestion		Concern over current congestion between Black Swan/Grendon Roundabout and Core 42 Traffic light Junction on A5. Additional stage/phase at Birch Coppice will increase volume of HGV's and employees cars on this stretch. Traffic has also increased on narrow country lanes between Polesworth and Dordon, daily and especially at peak hours or when incidents on A5 occur. HGV use of these lanes is increasing despite speed restrictions, nature and lack of footpaths. Unsuitable volume of traffic posing hazard to pedestrian use. Peak times Polesworth village, Polesworth school and Bridge Street are at standstill. Impact of 2000 homes at Polesworth and Dordon and 2600 at Robeys Lane will be horrendous.	Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Ongoing discussions with Highways England, County Highway Authority, A5 Partnership, DoT, LEP's and Developers to address road infrastructure needs and issues.
DLP230	Davina Ridley	Object			Infrastructure		No visual masterplan for land east of Polesworth and Dordon. No schools proposed just extension of existing provision. New senior school would require 5000 homes. Health service provision also sketchy. Delivery of development relies on "critical" factors such as A5 improvement scheme and relief road from A5 to B5003. This would create an alternate A5 "shortcut" delivering traffic onto congested village streets across the canal bridges on B5000.	Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate.
DLP230	Davina Ridley	Object			Site Suitability		Site includes former Orchard Coal Sorting yard, terrrain has huge volume of contaminants in it and numerous spoil heaps and drift mine or deep mine entrances/shafts close to boundary with Duns Lane. Large part of site is brownfield. More polluted areas have been woodland on. Previously development precluded due to huge expense to remove contaminants and make safe mine workings. Green field area between Duns Lane and Polesworth is attractive and utilised by community, partly created by Open cast mine workings which Taylor Wimpey found costly to pile drive, lay raft foundations and remove debris from site. Similar difficulties will effect site. Concerns over contaminant release once greenfield sites opened up again. Disruption to local residents from noise, pollution and potential hazardous waste. OS Coal Authority Map indicates area includes old open cast workings noted as "Development Risk" which preclude disturbance of this land and suggest instead utilize as a park. Currently used for grazing and adjacent to Ancient Woodland which is protected. Site therefore unsuitable due to loss of amenity to community, loss of habitat to protected and endangered species, increased traffic congestion through villages and A5, risk of exposure to harmful toxins during development, negative impact on setting of a listed building and monument, lack of infrastructure to support community during and after development.	Concerns Noted. Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal. PROW's will be retained as appropriate. Opportunities to walk, cycle and access countryside will be maintained. Note, no current public right exists to use all this area. Site proposal falls within an identified Coal Authority high risk area, where there are hazards that are likely to affect a new development and requires a coal mining risk assessment from the Coal Authority, who have been consulted as part of the Local Plan process. Much of settlements of Polesworth and Dordon already fall within this area. Council are aware of risk which need to be assessed and addressed by development proposals. Ground conditions assessments are underway or have been undertaken. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. Further work is underway on Historic Environment and will help inform Plan.
DLP231	M Sargent	Object				Polesworth & Dordon	Plan for housing has more than doubled since 2014 to cover housing from Birmingham, Tamworth, Coventry. Not fair to people of North Warwickshire as infrastructure is poor compared to these areas. Plan should not provide housing for Birmingham.	Issues noted. Agreement made as part of Duty to Co-operate. North Warwickshire falls wholly within Birmingham HMA. Unfortunately the surrounding urban areas require assistance in delivering housing.
DLP231	M Sargent				Infrastructure		No ambulance station. No hospital within area, both George Eliot and Robert Peel which cover this area are under threat. M42 only just coping and needs 3 lanes. A5 needs upgrade and dualling from M42 to Altherstone. No supermarkets or retail park in North Warwickshire.	Issues noted
DLP231	M Sargent				IDP		IDP is not complete and is in start up phase. Marked as a 'wish list' but it needs to be what we get.	Issues noted. The IDP for the Plan provides detail on infrastructure needs and delivery. This is a continual process. Ongoing discussions underway with services, infrastructure providers and agencies to identify funding sources, opportunities and timing where necessary. Further work on the IDP is in progress and will be addressed in the Board Report.
DLP231	M Sargent				Altherstone Regeneration		Plan should look again at Altherstone as the area for all housing to be built and for a retail park. This would provide much needed "regeneration" and attract people to town to shop and visit. Would also stop destruction of villages like Polesworth and Dordon that have less infrastructure.	Issues noted. Preferred strategy/approach was to target main settlements and service villages outside of Green Belt, along with sites close to adjoining major settlements where shortfalls arising. No change proposed.
DLP232	Sandra Gillett	Object			Housing Development	Polesworth & Dordon	The proposed number of homes planned for villages of Dordon and Polesworth is wholly unacceptable. The figure proposed is ludicrous and insupportable with sustaining quality of life in area. North Warwickshire is a rural community and such a large development will destroy character of village environment, diminish the fabric of the community itself which takes decades to create. Understand need to create new homes on a smaller more manageable scale, area needs further bungalow housing for elderly, more affordable homes for locals but no way so many new properties can be justified. North Warwickshire does not have a shortage reflective of this number. The figure is being foisted on us by other Boroughs overspill. Scheme will have a serious detrimental impact on existing residents. Will be impossible to absorb high number of new residents. Insufficient amenities and inadequate infrastructure available to cope. Do not support statement made by officer at Dordon Village Hall meeting that number of homes is "nothing to do with NWBC but will have to be built whatever the opposition to it" and we should have common sense to say no to proposals.	Issues noted. Current National Green Belt constraints limit options for spreading development across Borough; hence focus on the area outside Green Belt. Agreement to accommodate shortfalls made as part of Duty to Co-operate. OAHN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. North Warwickshire falls wholly within Birmingham/Coventry HMA's. OAHN based on evidence including 2015 SHMA that Warwick DC Inspector recently accepts and considers to be based on reasonable and soundly based assumptions. When appropriate Borough have challenged Government Policy but once policy is in-force difficult to challenge. No change proposed.

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP232	Sandra Gillett	Object			Traffic		Traffic congestion already dreadful and main and rural roads have reached saturation point with local traffic tripling in number due to continued growth of Birch Coppice, which is set to become worse with new phases. The 6000+ jobs created generates same number of private vehicles notwithstanding hundreds more commercial and associated vehicles. A5 barely passable every day. M42 is a constant traffic jam and A4087 Kingsbury Road equally blocked during peak times. To propose adding more traffic is either grossly ignorant of facts, stupid or does not care. Also additional new homes being built out in surrounding villages and Altherstone. Rural roads already blighted with too much traffic heading to A5 or M42 adding more cars to mix. Has an air quality study been undertaken? NWBC seems to be seeking to increase air pollution.	Concerns noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate.
DLP232	Sandra Gillett	Object			HS2 Impact		North Warwickshire to be hardest hit by HS2 impact so should not be caving in to further pressures and accepting every ludicrous Government requirement irrespective of detrimental impact it will have on residents.	Issues noted. OAHN. Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. Borough aware of HS2 issue but is a national infrastructure project is outside control of Local Authority. Borough working with County to try and mitigate and manage impact.
DLP233	R Kind	Object			Housing Development	Polesworth & Dordon	Accept need for more affordable housing but believe current proposals are unworkable and alternative solutions needed.	Issues noted
DLP233	R Kind	Object			Meaningful Gap		Reconsider Meaningful Gap and Green Belt. The "meaningful gap" will be maintained by the M42, the High Pressure Gas Pipeline and HS2 (eventually).	Issues noted. Maintenance of a Strategic Gap between Tamworth and Dordon/Polesworth has been a long term Policy aim of Borough. No change proposed. Board report will cover Meaningful Gap and refer to this issue in more detail.
DLP233	R Kind	Object			New Village		Create a new village on the Daw Mill Colliery site. Using a brownfield site with good rail access to Birmingham, Nuneaton and Leicester, create a new station 'Daw Mill Parkway'. Good access to motorway network at Coleshill.	Issues noted. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Daw Mill lies within Green Belt. Lead in time for establishing a "new settlement" would be too long to address current Development needs. No change proposed
DLP233	R Kind				New site	Polesworth	New site off A5. Allow development opposite Birch Coppice industrial estate, with advantages of housing Birch Employees, enable an access point onto an existing major junction at a point on the A5 with least congestion. The new road (linking to Birchmoor Road) will provide alternative to Long Street and serve Polesworth and Dordon. extent of development would be constrained by gas pipeline.	Issues noted. Area falls within Meaningful Gap. Maintenance of a Strategic Gap between Tamworth and Dordon/Polesworth has been a long term Policy aim of Borough. No change proposed. Board report will cover Meaningful Gap and refer to this issue in more detail.
DLP233	R Kind				New site	Polesworth	New site off Station Road, Polesworth, next to railway station. Enables good access to Birmingham by re-instating southbound platform and footbridge/tunnel. Include car park for commuters. Will be restricted in area by floodplain. Proposal fits with Government guidelines relating to increased use of rail network and deregulation of green belt land.	Issues noted. Access issues through Polesworth Square/Station Road and across WCML and flood risk constrain site. WCML separates site from settlement proper.
DLP234	Fleur Fernando			LP39		Allocations in Polesworth & Dordon	Proposal is too much too soon. Village identity will be desecrated. Insufficient infrastructure for so many houses and families, will be detrimental locally.	Issues noted
DLP234	Fleur Fernando				IDP		Disappointed that no plans to re-open Polesworth Station. Need footbridge, parking and access for a regular service. Not sustainable or good for environment for road network to accommodate all the added pressure. Local network overstretched and in poor repair, often gridlocked particularly at school times and exacerbated by flooding. Outstanding schools are full. Local GP's and George Eliot hospital cannot cope with current patient levels notwithstanding increase. No new money for health service. Polesworth & Dordon only have retained fire and ambulance services.	Issues noted
DLP235	Bradley Hollis	Object				Allocations in Polesworth & Dordon	Scale of build, 2000 homes does not represent a fair or realistic amount for Dordon/Polesworth. Combined impact with development at Tamworth's Golf Course site is immense. I am aware of need for housing but do not believe site in Dordon/Polesworth is suitable alongside woodland, hedgerows and wildlife. Government encouraging us to get outdoors (for health), but Plan proposing to take away areas we can access without driving, which does not make sense. Will there be an environmental report published before build, will it involve Woodland Trust. Bluebell woods will be destroyed by impact of homes so close. To impact on so many people's lives on this scale is unfair.	Issues noted
DLP235	Bradley Hollis	Object		LP40	Employment Developments	Dordon	Industrial units being built at Dordon are an eyesore and resulting in less movement on roads. A5 and M42 impacted by more lorries and Long Street movement delayed by sheer volume of traffic blocking the roundabout onto A5. Proposal at Altherstone plus new build and proposed road at Dordon and further industrial sites the A5 & M42 will be gridlocked, and must be at 'critical' level already. Concerned over amount of accidents that have occurred due to sheer volume of traffic.	Issues noted

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DLP235	Bradley Hollis	Object			HS2		Impact of HS2 in combination with proposed developments in Polesworth/Dordon is impacting on our well being and parents now considering need to relocate away from their 'forever' home. 1200 housing site adjoining Tamworth to our left plus HS2 and 2200 houses to our right will result in pollution, noise and disturbance. Increase in construction vehicles along B5000 and increased traffic for new homes may impact on ancient bridges. The government advises Councils to consider the impact of HS2 on communities before any house building is done in those areas yet we are getting both, please reconsider.	Issues noted
DLP235	Bradley Hollis	Object			Birmingham/Coverity overspill New "Garden Village"		A proportion of houses are for Birmingham/Coverity overspill but not all brownfield sites in these areas have been considered. We should not agree to destroy more countryside until all brownfield sites are developed. Reconsider allocation of a "Garden Village" approach which Government are promoting. Will help keep Polesworth and Dordon's identity and let others experience village life in a new garden village.	Issues noted
DLP236	Claire Clark	Object			Scale		Scale of development will change landscape of villages. Loss of Green Space future generations will not see or experience. Developments (housing and employment) will double size of the villages and is completely out of proportion. Resulting in Dordon & Polesworth becoming a concrete jungle. Good for those who live close enough to walk/bicycle to work, problem for majority who travel further afield to work.	Issues noted
DLP236	Claire Clark	Object			Infrastructure		Inadequate information on infrastructure required, including what, when and how it will be delivered. Current schools at capacity. Development of this size will require significant additional infrastructure, better road/transport links, health and dental care facilities, open space and playing fields, shops and community facilities. None of this is outlined in Draft Plan.	Issues noted
DLP236	Claire Clark	Object			Traffic & Transport		Development will create traffic pressure on already busy roads, A5, B5000, M42, with increase in traffic from new houses and employment developments at Birch Coppice. Traffic pressure will halt Long Street and New Street. Development over 10 years will increase noise in local area and noise through increased traffic for all future. Council are unable to cope with current road maintenance without more additional roads. Travel into Birmingham will be compromised due to increased pressure on parking at Tamworth Station. Journey times will be increased with increased traffic on the B5000. HS2 will also have an impact, but unsure whether these have been taken into account by the Plan.	Issues noted
DLP236	Claire Clark	Object			Natural Environment & Countryside		Loss of significant area of open countryside, harmful to local wildlife and habitats. Woodland and ancient trees cannot be replaced. Little comfort to say woodland will be protected as nearby development could still damage root systems. Also, will woodland be accessible to all residents or just those who live in close proximity.	Issues noted
DLP236	Claire Clark	Object			Alternative Options	Land east of Polesworth & Dordon	Withdraw Plan and consider alternative options including garden village elsewhere in North Warwickshire. Have all brownfield sites been considered? Old Daw Mill colliery would make great housing development site, rather than an industrial land given the state of surrounding country roads. Plan needs to ensure location of proposed development is best place before committing to it, as future generations will never get these green spaces back.	Issues noted
DLP237	Phillip Clark	Object			Traffic	Land east of Polesworth & Dordon	Development will create traffic pressure on already busy roads, A5, B5000, M42, with increase in traffic from new houses and employment developments at Birch Coppice. Traffic pressure will halt Long Street and New Street. Development over 10 years will increase noise in local area and noise through increased traffic for all future. Council are unable to cope with current road maintenance without more additional roads.	Issues noted
DLP237	Phillip Clark	Object			Scale	Land east of Polesworth & Dordon	Scale of development will change landscape of villages. Loss of Green Space future generations will not see or experience. Developments (housing and employment) will double size of the villages and is completely out of proportion. Resulting in Dordon & Polesworth becoming a concrete jungle. Good for those who live close enough to walk/bicycle to work, problem for majority who travel further afield to work.	Issues noted
DLP237	Phillip Clark	Object			Infrastructure	Land east of Polesworth & Dordon	Inadequate information on infrastructure required, including what, when and how it will be delivered. Current schools at capacity. Development of this size will require significant additional infrastructure, better road/transport links, health and dental care facilities, open space and playing fields, shops and community facilities. None of this is outlined in Draft Plan.	Issues noted
DLP237	Phillip Clark	Object			Natural Environment	Land east of Polesworth & Dordon	Loss of significant area of open countryside, harmful to local wildlife and habitats. Woodland and ancient trees cannot be replaced. Little comfort to say woodland will be protected as nearby development could still damage root systems. Also, will woodland be accessible to all residents or just those who live in close proximity.	Issues noted

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DLP238	Mrs S Geary	Object					Object to scale of housing. Village infrastructure cannot sustain such huge amounts of housing. Doctors will not be able to cope and are not coping now. Schools currently full. Long Street is a nightmare, accidents will increase with increase in car and hgv traffic. Also old canal and railway bridges on BS000 in Polesworth are an issue. Why not build a new village out of our area if need such high quantities, for Birmingham City Council.	Issues noted
DLP238	Mrs S Geary	Object					Proforma 15	Response as Proforma 15
DLP239	Mr B Finch	Object		LP1-40			Roads. Public services will not cope. Make villages into a town. Loss of valuable green space and community spirit.	Issues noted
DLP239	Mr B Finch	Object		LP39		Allocations in Polesworth & Dordon	Too many. We need extra housing but not on scale proposed, killing our community for corporate greed.	Issues noted
DLP239	Mr B Finch	Object		LP40	Employment allocations		Only low paid warehousing.	Issues noted
DLP239	Mr B Finch	Object		IDP			A5 overstretched, full of HGV's from local business parks. Schools and Doctors full. How will these cope with 2000 houses and 10000 vehicles.	Issues noted
DLP240	Glyn Beck	Object			Scale of Development	Allocations in Polesworth & Dordon	Sheer number of dwellings proposed within area will be detrimental to both villages and residents. Scale of build will completely change the character of the village, access to amenities and quality of life. Loss of open land will deliver urban sprawl reminiscent of Birmingham overspill which changed Tamworth to its detriment. Sheer scale with lack of infrastructure put in place makes proposals untenable.	Issues noted
DLP240	Glyn Beck	Object			Traffic Issues		Concern over volume of traffic generated. BS000 and main roads through villages already busy. Road from A5 through Dordon (Long Street) often impassable and dangerous. Proposals will lead to further congestion, pollution and accidents.	Issues noted
DLP240	Glyn Beck	Object			Environmental Impact		Local wildlife and health of local people will suffer including loss of Bluebell Wood.	Ancient woodland is being retained with a 50m buffer around it.
DLP241	Elaine Trehame	Object			The Local Plan	Land east of Polesworth & Dordon	Object to plan, particularly the new site for 2000 homes east of Polesworth & Dordon. Concerned that the Council has not properly considered the implications for the residents of Polesworth and Dordon, resulting in a doubling of population, change to the character of the villages, impact on quality of life. The increases in population will transform the 'villages' into a small town with insufficient facilities. Present overstretched infrastructure is inadequate for the new developments, schools, health facilities, open spaces, doctors, dentists and shops.	Objection noted.
DLP241	Elaine Trehame				Transport	Land east of Polesworth & Dordon	BS000, Long street and A5 already congested. Extra cars will cause greater air pollution and road wear. Need new roads. Public transport to surrounding employment areas is poor. Council has not properly consulted on how the nature of these neighbourhoods will deteriorate. Urge consideration of other options away from established communities.	Issues noted
DLP242	Paula Nichols	Object			The Local Plan		The plan provides no evidence of increase in local transportation, education or health services. Unable to register at local dentist and no afternoon/evening appointments available at GP's. Road infrastructure ill equipped to sustain traffic increases. Wildlife and green spaces lost on site and in adjacent areas due to building disturbance will take decades to recover.	Noted. IDP identifies infrastructure needs and opportunities to address shortfalls through developer contributions and funding of services via public investment. Strategic transport assessment will highlight road improvements necessary and Council, County Council and Highways England will actively seek funding routes to address highway improvement requirements needed. Biodiversity Offsetting and developer contributions and on site remediation will help address wildlife and ecological impacts.
DLP242	Paula Nichols	Object		LP1-40			The Council needs to rethink all policies.	Disagree. The Policies address the Planning Policy requirements set out in the Governments National Planning Policy Framework and addressing the responsibility of producing a Borough wide Local Plan.

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REF	NAME	Support/ Object	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP242	Paula Nichols	Object		LP39			With current building towards Grendon on B5000 there is no need for this level of build. Agreement to accommodate Birmingham shortfall is ill conceived. No consideration to current residents or the impact on area in terms of strain on services and increase in pollution for those with breathing issues.	Disagree. The Borough Council have a responsibility to meet and provide for their housing requirements based on an "Objectively Assessed Need". The Borough Council have to comply with the "Duty to Cooperate" and discuss whether any shortfalls in adjoining authorities can and should be accommodated in North Warwickshire, particularly where we fall within the relevant housing Market Area. Infrastructure is a key issue which will be addressed through both developer led and statutory authority or agency led funding for service/infrastructure delivery.
DLP242	Paula Nichols	Object		LP40			No specific reasons given	Noted. No response considered necessary.
DLP242	Paula Nichols	Object		IDP			No specific reasons given	Noted. No response considered necessary.
DLP242	Paula Nichols	Object		SA			No specific reasons given	Noted. No response considered necessary.
DLP243	Stedah Thompson	Object					I and no one else wants so many houses built in Polesworth and Dordon. Funding removed from Polesworth College, where will extra children go to school. No right to destroy countryside when there are enough brownfield sites to build on.	The Borough Council have a responsibility to meet and provide for their housing requirements based on an "Objectively Assessed Need". Funding for education needs will be met by the developer and Education Authority. There are insufficient brownfield sites within the Borough to deliver the housing need, resulting in the necessity to allocate greenfield, countryside sites. Where impacts are significant compensatory measures will be sought.
DLP244	The Polesworth Society					Allocations in Polesworth & Dordon	Building of so many houses in Polesworth & Dordon will cause traffic, access and safety problems from massive increase in vehicular movements. Traffic congestion already along B5000, Polesworth, Long Street, Dordon and A5 Trunk Road, damaging health from pollution. Polesworth is a natural bowl which collects 'settling' pollution from surrounding major roads.	Objections noted
DLP244	The Polesworth Society					Allocations in Polesworth & Dordon	Approval of development would create precedent making further development difficult to object to. Local infrastructure not adequate to service the proposed development. Proposal encourages piecemeal development that would prevent proper development of area. Plan contains no detailed information about infrastructure required, what will be delivered or how it will be funded. Proposal will require significant additional infrastructure road/transport links, educational, health, dental care, open space playing fields, shops, car parking and community facilities that must be put in place or discussed before development is allowed to avoid massive pressure on overstretched services.	Issues noted
DLP244	The Polesworth Society				Environment	Allocations in Polesworth & Dordon	Insufficient protected areas of woodland and landscaped areas identified. Site contains monument at Hoar, marker for Little Jims Cottage which need to be protected and preserved. Plan does not contain provision for mitigating damage to natural environment and significant loss of trees. Cumulative effect of proposed development will have even more adverse impact on area.	Issues noted
DLP244	The Polesworth Society				Green Belt	Allocations in Polesworth & Dordon	North Warwickshire is approximately 60% Green Belt. High housing allocation from neighbouring Council areas is unrealistic and out of proportion to the 40% of non green belt area remaining. Consider re-designating low value farming and scrub land parts of Green Belt to make them easier to develop.	Issues noted
DLP244	The Polesworth Society					Allocations in Polesworth & Dordon	Negative impact of amalgamation of two distinct villages and environments. Individual character of each village will be lost. Never been linked this way before and have totally different identities. Scale of proposed development is out of proportion to size of either village. The limited shopping, leisure and community facilities do not compare with other towns in North Warwickshire. Atherton and Coleshill, with much greater facilities transport links and services spread over a much larger area than available in Polesworth. Schools and health provision cannot cope with current numbers and large influx of people will push them beyond breaking point.	Issues noted
DLP244	The Polesworth Society					Allocations in Polesworth & Dordon	Polesworth facilities make it a village. The development would need to allocate land for supermarket, school and medical centre and provide more parking spaces to facilitate use.	Issues noted
DLP244	The Polesworth Society				Meaningful Gap	Allocations in Polesworth & Dordon	The meaningful gap has already been breached by Appeal at J10 of M42. Also if land at Robeys Lane is approved there will not be need for so many houses to be built on allocations in the Plan. This area could provide alternative site with access to A5, bounded by Birchmoor Road, Polesworth School and Birchwood Avenue, down to A5 and over as far as Birchmoor Farm. This area would significantly accommodate the number of houses required and have an access that does not encourage commuting vehicles to go through either village.	Issues noted
DLP244	The Polesworth Society				Access to Green Space	Allocations in Polesworth & Dordon	The development would remove ability for people to access current green spaces protected by two village communities and is part of an ancient landscape that will be lost.	Issues noted

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP244	The Polesworth Society					Allocations in Polesworth & Dordon	The low employment potential in the areas would encourage/increase commuters onto road and not encourage integration with current residents. There are poor public transport links to employment in Birmingham, Nuneaton, Coventry and Tamworth. The Council does not appear to have considered alternative locations with better transport links and new employment.	Issues noted
DLP244	The Polesworth Society				Flooding	Allocations in Polesworth & Dordon	Polesworth floods on a regular basis. Run off accumulates at Grendon Road. Any addition to hard surface areas will inevitably increase flooding risk despite measures put in place. Sewage impact from flooding. Current sewerage facilities capacity is inadequate and will not cope with numbers of houses proposed in Plan.	Issues noted
DLP244	The Polesworth Society				Housing in neighbouring areas	Allocations in Polesworth & Dordon	Concerns over housing allocations proposed by neighbouring areas. Is a need for independent scrutiny of both Coventry and Birmingham numbers. Govt recently released White Paper on need for standard methodology. If independent scrutiny applied the number of houses required over/cross borders will be much reduced relieving need to build so many in this area.	Issues noted
DLP244	The Polesworth Society				New Town alternative	Allocations in Polesworth & Dordon	Allocation of land between the two villages will double the number of houses in the two villages and thought should be given to a new town/village in North Warwickshire as an alternative. This would have the correct infrastructure, roads, access, medical facilities, shops, car parks, public toilets and possibly rail links. If this is not done the numbers of houses required should be shared out with other villages and towns throughout the non-greenbelt areas of the Borough, not all put in one place to the detriment of two villages Polesworth & Dordon.	Issues noted
DLP244	The Polesworth Society				Elderly housing	Allocations in Polesworth & Dordon	To address increasing elderly population the Council needs to assess their needs when and ensure these are met before plans put in place. All new developments should include or be wholly made up of bungalow or apartment accommodation to enable older people to downsize whilst staying in their village or community. This frees up family housing. Each development should also have some affordable housing to enable those born and brought up in the village housing opportunity and choice to buy.	Issues noted
DLP245	Matthew James	Object				DOR26 site	Object to using land at DOR26, plan should find alternative areas for housing. Object to the proposed high volume of low quality houses. Should provide large, comfortable, low running cost houses providing good quality of life and low running costs. Houses should not be low cost small which results in overcrowding, generating traffic, pollution and congestion. A maximum number per acre should be applied. research into more appropriate flat sites for larger more sustainable housing required. Provide a broad mix of very high end properties with large plots and renewable energy.	Issues noted. No details of quality or design of houses yet established or submitted. Plan aims to provide good quality housing serving range of needs, types and tenures, including affordable. Master Plan for site and Development Management policies will address these issues at application stage.
DLP245	Matthew James	Object				DOR26 site	Site is steep and requires major ground works. Potential pollution and loss of wildlife impact from new road.	Issues noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust.
DLP245	Matthew James	Object			Environment		Coal lies just below surface of site. Development on unstable land with coal below is careless and dangerous. Flat stable sites should be considered first.	Concerns noted. Site proposal falls within an identified Coal Authority high risk area, where there are hazards that are likely to affect a new development and requires a coal mining risk assessment from the Coal Authority, who have been consulted as part of the Local Plan process. Much of settlements of Polesworth and Dordon already fall within this area. Council are aware of risk which needs to be assessed and addressed by development proposals at application stage and ground conditions assessments are underway or have been undertaken. Note from submission and assessment documents that where Coal Authority do not raise objections, "This does not mean that the coal authority have given their approval to construction of these proposed new houses upon this high risk area, just that the area would not be viable to mine the coal reserves in this area". Assessments also note whether any resource identified is economically viable to extract.
DLP245	Matthew James	Object			Environment		Potential harmful, toxic, greenhouse coal gas may be released into environment and properties by development of site. Risk of this gas impacting on children. Surface needs treatment to protect against this coal gas.	Concerns noted. See response above. As with Radon Gas, coal/potential methane gas emissions can be addressed through appropriate Building regulation requirements at application stage. Developer is responsible for ensuring development is compliant with Building Regs and addresses any ground condition risks adequately. No changes proposed.

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP245	Matthew James	Object			Infrastructure		Lack of schools in area, currently oversubscribed. New schools at all levels required. Lack of shopping amenities will generate additional car travel. Proposal should include new mixed local shops. Lack of public transport services to support increase in population. New public transport and new train station services should be included in the proposal. Expansion of Atherstone, which has infrastructure, should be considered first.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built areas/settlements. No change proposed.
DLP245	Matthew James	Object			Wildlife		Wildlife impact. Areas proposed in Plan have rich and diverse wildlife, including wild bluebells, red squirrels, newts etc.... Note some of land is to be left for wildlife but scope of plan should include retention of all wildlife in the proposed area. Potential loss of ancient woodland and veteran oak trees. Scope of plan should include retention of all trees in the area.	Concerns noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals.
DLP245	Matthew James	Object			Access to site		Access to the site via A5 will be an accident blackspot. Need to site housing in a much less used area. Scope of plan should include dual carriageway and roundabout (on A5) without removing trees and wildlife. Access via A5 would also be an area of high pollution from HGV's and increase congestion/standing traffic generating more pollution and health risk. Scope of plan should include prevention of build-up of congestion on A5.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Ongoing discussions with Highways England, County Highway Authority, A5 Partnership, DoT, LEP's and Developers to address road infrastructure needs and issues.
DLP245	Matthew James	Object			Meaningful Gap		Meaningful Gap should be considered for housing and access road joining M42 island with B5000 at Hermitage Farm. Scope of plan should include using meaningful gap for housing and a link road.	Issues noted. Maintenance of a Strategic Gap between Tamworth and Dordon/Polesworth has been a long term Policy aim of Borough. Board report will cover Meaningful Gap and refer to this issue in more detail. No further change proposed.
DLP245	Matthew James	Object			Site Choice		Allocating land on borders of Staffordshire will not serve inhabitants of North Warwickshire. May result in border change with Polesworth and Dordon being absorbed by Staffordshire. More logical to build new residential property closer to centre of Borough.	Issues noted. Revised settlement category 2 aims to support delivery of housing in sustainable locations close to adjoining major settlements where shortfalls exist (Tamworth/Birmingham). Centre of Borough constrained by Green Belt and no specific sites have been submitted/proposed by landowner/developer of sufficient scale to address needs. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Infrastructure and servicing a stand alone central site would also be significant and lead in time for establishing a "new settlement" would be too long to address current Development needs. No change issues noted
DLP246	Polesworth & Dordon Parish Council	Object		LP1-LP40	Overall Housing Requirement		The overall housing requirement (9070) is more than twice the level set in the current North Warwickshire Core Strategy. This substantial change has not been clearly justified or assessed in sustainability terms. The annual rate (462 per year) is 158% higher than the rate contained in the Core Strategy which was only adopted two years ago. This is a radically different level of growth. 40% from aspirational housing requirement and 60% for shortfalls from Coventry and Birmingham. The evidence base supporting the draft plan contains no rationale for these decisions, it is not clear what (if any) alternatives have been considered and there appears to be no sustainability assessment to demonstrate that the approach being followed is the most appropriate. The provision to meet Birmingham's needs appears to have been agreed in isolation and without regard to any wider strategy for meeting Birmingham's shortfall. Birmingham HMA is large, including Southern Staffordshire, the Black Country, Solihull, Northern Worcestershire and parts of South Warwickshire. Many of these areas have better public transport links to Birmingham and stronger commuting flows than does North Warwickshire. It is therefore unclear that the level of provision being proposed for North Warwickshire is the most appropriate. The aspirational housing requirement of 9070 has not been clearly justified. Further consideration should be given to it, including a proper assessment of alternative levels of growth.	

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP246	Polesworth & Dordon Parish Council	Object		LP1-LP40	Failure to consider alternative strategies	Land east of Polesworth & Dordon	<p>The Council has not adequately considered whether alternative strategies to the approach set out in the Core Strategy might be more appropriate and sustainable. The new category 2 in the Plan strategy does not relate to settlements within the Borough; rather it enables the allocation for new housing for adjoining neighbouring cities/towns. It is not clear how the Council has come to the conclusion that this is the most appropriate strategy for distributing the additional housing requirement. The evidence base supporting the draft plan contains no analysis or assessment of possible alternative strategies. Road and public transport links to Birmingham and Coventry are inferior from Polesworth/Dordon than from many other locations within the Borough. Serious consideration should have been given to alternative strategies for the distribution of growth which would aim to relate it more closely to the main sources of demand. This assessment does not appear to have been undertaken.</p> <p>Even within the chosen strategy it is not easy to understand why the amount of additional housing allocated to Polesworth/Dordon is higher than to the other two category 1 settlements. Both of these settlements have better local services, in particular shopping and public transport, than Polesworth/Dordon. The Borough Council's LDF Sub-Committee did consider a report looking at alternative distribution options at its meeting of 25th April. This report contained a brief analysis of a number of alternative approaches, but did not identify a preferred approach. It is difficult to reconcile the conclusions from the Growth Options report with the strategy included in the draft Local Plan, which is effectively to concentrate development in and around the main settlements outside the Green Belt. The new SA published Feb 2017 fails to clarify the position. The Parish Council considers that the Borough Council has failed to give full and proper consideration to alternative growth strategies and has failed to consult on alternatives. In so far as it has considered alternatives, the outcome of the assessment does not appear to support the strategy actually included in the draft plan.</p>	Issues noted
DLP246	Polesworth & Dordon Parish Council	Object		LP39	Suitability and Sustainability of the Proposed Site	Land east of Polesworth & Dordon	<p>The proposed site is not a suitable or sustainable location for new housing on this scale, because of inadequate transport infrastructure, impact on the landscape and wildlife sites and impact on the character of Polesworth which has limited local service provision. Although designated as a 'market town' Polesworth has only a limited range of local services. There are no supermarkets, so residents need to travel elsewhere (Altherstone or Tamworth) for their main food shopping. Polesworth is in effect a large village rather than a market town like Altherstone or Colesthill. Historic patterns of growth have led it to merge with the separate village of Dordon which has even fewer local facilities. Both Polesworth and Dordon have a distinct character and strong local communities. The proposed development will dramatically increase the population of the two settlements. Polesworth/Dordon will effectively become a small town, but without the scale of local facilities that would normally be expected in a settlement of this size and with little prospect these will be provided. The distinctive character of the existing settlements will be lost. There is limited availability of public transport generating more traffic movements. This is inherently undesirable from a sustainability perspective. There are no direct links by public transport to Birmingham and it is to be expected that there will be a significant increase in resulting car journeys. The main roads serving the development are already subject to severe congestion. A new junction will be required on this congested section of the A5 between junction 10 of the M42 and the M69. Existing congestion problems will be made worse unless major improvements are undertaken. No information has been provided to indicate what is proposed or how this will be funded. There are also congestion issues on the B5000 link to Tamworth. Improving this road appears difficult because of existing narrow bridges. No details of any enhancement proposals have currently been provided. A further 1200 houses at Robey's Lane, adjacent to Tamworth will also add further to traffic flows on the B5000.</p> <p>The proposed site is not a suitable on this scale, because of impact on the landscape and wildlife sites and impact on the character of Polesworth. The site has a varied topography and contains many trees and is generally well screened, but the construction of the new distributor road will inevitably impact on this. Hoo Hill is a prominent landscape feature at the north east and this easterly area of the site is predominantly farmland, is more open and less well screened and includes a significant area of woodland known as the Hollies and Dordon Hill, an attractive grade 2 listed building. The eastern parts of the site are exposed and visible from some distance, and the eastern boundary is weak, so that subsequent pressure for even further expansion is likely. The setting of Dordon Hall will be compromised and the impact on the landscape will be significant. The site contains two Sites of Importance for Nature Conservation, one of which is an area of ancient woodland. It is unclear what measures will be taken to protect these. The woodland will be surrounded by the housing development, and it is hard to see how its current value could be maintained. There is therefore likely to be an adverse impact on the biodiversity of the area.</p>	Issues noted
DLP246	Polesworth & Dordon Parish Council			LP39	Ecological/Environmental and landscape impact	Land east of Polesworth & Dordon		Issues noted

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP246	Polesworth & Dordon Parish Council	Object	IDP	LP39	Deliverability	Land east of Polesworth & Dordon	It is not clear that the site is deliverable. The Infrastructure Delivery Plan does not provide full details of the infrastructure which will be required to enable the development of this site to proceed satisfactorily. It is clear that there will be substantial infrastructure requirements, and apart from education there are no costings for the majority of these requirements. This creates a major uncertainty and casts real doubt on whether this proposal is actually viable. The Borough Council recognises this in the MOU with Birmingham City Council, under which North Warwickshire has agreed to plan for 3,790 homes to meet Birmingham's needs, indicating this is dependent on "the provision of and timely delivery of infrastructure." If this site is allocated without these issues being resolved, there is a risk that development will proceed without the ability to deliver essential infrastructure at the appropriate time. This would be wholly unacceptable.	Issues noted
DLP246	Polesworth & Dordon Parish Council	Object			Conclusions	Land east of Polesworth & Dordon	The Draft North Warwickshire Local Plan proposes a much higher level of new housing than the recently adopted Core Strategy. This results from decisions to locate a significant amount of new housing in North Warwickshire to help meet shortfalls in supply in Coventry and Birmingham. While it is clearly reasonable for the Borough to make some contribution to this shortfall, there is no clear rationale for the scale of provision proposed, particularly in the case of Birmingham where there is no comprehensive agreement on how the shortfall will be met across the Birmingham Housing Market Area, and there has been no sustainability assessment of the approach. The strategy for distributing this much higher level of housing remains essentially unchanged from the adopted Core Strategy, despite the increase in numbers and the fact that much of the increased demand results from pressures from outside the Borough. Alternative approaches do not appear to have been seriously considered even though a Sustainability Appraisal of alternative options appears to conclude that there are other options which perform better than the chosen approach. There has been no consultation on alternative options. The application of this strategic approach results in a large housing allocation to the east of Polesworth/Dordon. This location is not sustainable because of the limited range of local facilities available in the existing settlement and the limited public transport connections. This will result in the new housing area being heavily car dependant and will undermine the existing character of the two settlements. In addition there will be significant impacts on traffic flows on the A5 and B5000, with currently no information on how these will be addressed. The development will also be damaging in landscape terms and will impact on areas of biodiversity importance including an area of ancient woodland. It is clear that significant infrastructure improvements will be required to enable this development to proceed, but currently there is no costing of these. There are therefore significant uncertainties over whether the proposal is actually deliverable. For all the above reasons the Parish Councils consider that these proposals should be withdrawn and there should be a full and proper consideration of potential options.	Issues noted
DLP246	Polesworth & Dordon Parish Council			LP40			Same response as above. Object to the proposal for a minimum of 2,000 dwellings on land to the east of Polesworth and Dordon. The overall housing requirement is more than twice the level set in the current North Warwickshire Core Strategy. This very substantial change has not been clearly justified or assessed in sustainability terms. The Council has not adequately considered whether alternative strategies might be more appropriate and sustainable.	Issues noted
DLP247	Richard Oak	Object			Housing requirement		Same as PC response for Dordon	Issues noted
DLP247	Richard Oak	Object			Alternative Strategies or Options		Same as PC response for Dordon	Issues noted
DLP247	Richard Oak	Object		LP1 - LP 40			Same as PC response for Dordon	Issues noted
DLP247	Richard Oak	Object		LP39		Land east of Polesworth & Dordon	Object to the proposal for a minimum of 2,000 dwellings on land to the east of Polesworth and Dordon. The overall housing requirement is more than twice the level set in the current North Warwickshire Core Strategy. This very substantial change has not been clearly justified or assessed in sustainability terms. The Council has not adequately considered whether alternative strategies might be more appropriate and sustainable.	Issues noted

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP247	Richard Oak	Object			Suitability and Sustainability of the proposed site.	Land east of Polesworth & Dordon	Although designated as a 'market town' Polesworth has a limited range of local services. Polesworth is in effect a large village rather than a market town like Altherstone or Coleshill. Historic patterns of growth have led it to merge with the separate village of Dordon which has even fewer local facilities. Both Polesworth and Dordon have a distinct character and strong local communities. The proposed development will dramatically increase the population of the two settlements. Polesworth/Dordon will effectively become a small town, but without the scale of local facilities that would normally be expected in a settlement of this size and with little prospect that these will be provided. This will generate increased travel and commuting resulting in a "dormitory" town, the distinctive character of the existing settlements will be lost. Unsustainable in transport terms due to limited public transport and lack of services, retail facilities. Main roads serving the development are already subject to severe congestion. Major improvements are necessary and may be difficult due to narrow bridges. No details of enhancement proposals or funding details have been provided.	Issues noted
DLP247	Richard Oak	Object			Landscape Impact	Land east of Polesworth & Dordon	Same as PC response for Polesworth/Dordon	Issues noted
DLP247	Richard Oak	Object	IDP		Deliverability	Land east of Polesworth & Dordon	The Infrastructure Delivery Plan does not provide full details of the infrastructure which will be required to enable the development of this site to proceed satisfactorily. It is clear that there will be substantial infrastructure requirements (list provided). There are no costings for the majority of these requirements. The Parish Councils are concerned that if these issues are not resolved, there is a risk that development will proceed without the ability to deliver essential infrastructure at the appropriate time, which is wholly unacceptable.	Issues noted
DLP247	Richard Oak			LP40			Same as PC response for Polesworth/Dordon	Issues noted
DLP248	Peter Archer	Object					Response as Proforma 8	Response as Proforma 8
DLP248	Peter Archer	Object					Response as Proforma 11	Response as Proforma 11
DLP249	Wuanita & Nigel Turner	Object				Allocations in Polesworth & Dordon	Response as Proforma 8	Response as Proforma 8
DLP249	Wuanita & Nigel Turner	Object				Allocations in Polesworth & Dordon	Response as Proforma 11	Response as Proforma 11
DLP249	Wuanita & Nigel Turner	Object				Allocations in Polesworth & Dordon	Response as Proforma 12	Response as Proforma 12
DLP250	S & W Gwilliam	Object				Land east of Polesworth & Dordon	Response as Proforma 2	Response as Proforma 2
DLP250	S & W Gwilliam	Object				Land east of Polesworth & Dordon	Response as Proforma 5	Response as Proforma 5
DLP251	Kenneth King	Support		LP14			Will help protect woods and wildlife at rear of Church Road, providing an effective screen and blanket from traffic noise on the A5.	Noted. Policy LP14 is not specific to the A5 but seeks to protect, conserve and enhance the natural environment and landscape throughout the Borough.
DLP251	Kenneth King	Object		LP39		Land east of Polesworth & Dordon	Recognise need for more housing, however proposals for villages are over the top and out of context with rest of North Warwickshire proposals. Will be unable to cope with additional burden on resources and road capacity. Extra traffic from new housing will mean access down Long Street to A5 will be impossible.	Issues noted
DLP251	Kenneth King	Object		LP40		Land west of Birch Coppice, Dordon & Land/Playing fields south of A5, Dordon	Birch Coppice Employment site already causes congestion on A5 which will be exacerbated by proposals and lead to gridlock. Loss of countryside and views to Wood End. Latest units are a monstrosity, blocking everything out. Dordon has sufficient employment allocations and don't need additional.	Issues noted
DLP251	Kenneth King	Object				Land east of Polesworth & Dordon	Loss of mature woodland and loss impact on residential amenity. Unfair allocation, land available elsewhere in Borough. Will destroy village life. Will gridlock traffic. Schools and health services will not cope. Green Space and open countryside will disappear. Private Developers and County Council will not fund all the infrastructure needed for the development. Plan will impact everyone living in area. Retain a clear buffer between rear gardens off Church Road and new build/development. Leave woodland in place to protect existing amenity.	Objection noted.
DLP252	J.S. Heatherley						Response as Proforma 5	Response as Proforma 5
DLP252	J.S. Heatherley						Response as Proforma 8	Response as Proforma 8
DLP253	Rachel Randall						Response as Proforma 6	Response as Proforma 6

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP253	Rachel Randall							
DLP254	Jacqueline Sullivan						Proforma 11 Proforma 6	Response as Proforma 11 Response as Proforma 6
DLP254	Jacqueline Sullivan						Proforma 13	Response as Proforma 13
DLP255	Stephen Cufforth						Proforma 8	Response as Proforma 8
DLP255	Stephen Cufforth						Proforma 17	Response as Proforma 17
DLP256	Ruth Cufforth						Proforma 2	Response as Proforma 2
DLP256	Ruth Cufforth						Proforma 17	Response as Proforma 17
DLP257	Janet Byrne						Proforma 2	Response as Proforma 2
DLP257	Janet Byrne						Proforma 14	Response as Proforma 14
DLP258	B Pointon						Proforma 8	Response as Proforma 8
DLP258	B Pointon						Proforma 7	Response as Proforma 7
DLP259	Michael & Martene Houghton						Proforma 10 -	Response as Proforma 10
DLP259	Michael & Martene Houghton						Proforma 5	Response as Proforma 5
DLP260	Susan E Sharpé						Proforma 12	Response as Proforma 12
DLP261	Mrs Edwards						Proforma 10	Response as Proforma 10
DLP261	Mrs Edwards						Proforma 11	Response as Proforma 11
DLP262	Scott Wilson						Proposal will take away identity as two separate villages.	Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. The Structure Plan notes that "Warwickshire has no pre-eminent centre and is essentially made up of a small number of main towns - Nuneaton, Rugby, Leamington, Bedworth, Warwick, Kenilworth, Stratford-upon-Avon, Atherton and the settlements of Polesworth and Dordon - and then a far larger number of relatively small market towns and villages which are predominantly rural in character." This clearly links the two settlements and classifies them as a main town in effect. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built areas/settlements.
DLP262	Scott Wilson				Infrastructure		Roads will not be able to cope, Long Street, Whitehouse Road, A5, B5000, M42.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. No change proposed.
DLP262	Scott Wilson				Environment		Impact on wildlife and loss of countryside.	Concern noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust.
DLP262	Scott Wilson				Infrastructure		Schools, Doctors and emergency services will be put under pressure.	Concern Noted. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and local or health authority investment to address any issues arising, where necessary and appropriate. Ongoing discussions with health and education authorities underway.

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REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP263	Mrs C Wilson						Proposal will take away identity as two separate villages.	Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. The Structure Plan notes that "Warwickshire has no pre-eminent centre and is essentially made up of a small number of main towns - Nuneaton, Rugby, Leamington, Bedworth, Warwick, Kenilworth, Stratford-upon-Avon, Altherstone and the settlements of Polesworth and Dordon - and then a far larger number of relatively small market towns and villages which are predominantly rural in character." This clearly links the two settlements and classifies them as a main town in effect. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built areas/settlements.
DLP263	Mrs C Wilson				Infrastructure		Traffic increase a major problem, Long Street, Whitehouse Road, A5, J10/M42. Pollution will increase drastically impacting peoples health.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. No change proposed.
DLP263	Mrs C Wilson				Environment		Impact on wildlife and loss of countryside.	Concern noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust.
DLP263	Mrs C Wilson						Schools, Doctors and emergency services will struggle to cope.	Concern Noted. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and local or health authority investment to address any issues arising, where necessary and appropriate. Ongoing discussions with health and education authorities underway.
DLP264	Shelley Wilson						Profoma 16	Response as Profoma 16
DLP265	Gary Clark						Profoma 6	Response as Profoma 6
DLP265	Gary Clark						Profoma 12	Response as Profoma 12
DLP265	Gary Clark					Polesworth and Dordon proposals	Protection of Dordon and Polesworth visual, historic and archaeological qualities are supported by Plan policies. Permission should be refused for poor design that fails to improve character and quality of are.	The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Further work is underway on Historic Environment and will help inform Plan. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. Design issues will be addressed by both the Master Plan for the site and Development Management Policies in the plan at planning application stages. No change proposed.
DLP265	Gary Clark					Polesworth and Dordon proposals	No Neighbourhood Plan. Parish should be given opportunity to develop one before this Plan.	Borough Plan has responsibility to produce a Local Plan to address current development needs. In absence of a Plan 5 yr housing supply and sites will be driven by developers and appeals. Plan does not prevent Neighbourhood Plan coming forward. No change proposed.
DLP265	Gary Clark					Polesworth and Dordon proposals	Allocation will ruin the character and overwhelm the villages. Siting of development is ill-considered, on a greenfield site used by villagers and tourists for recreation and walking dogs. Would diminish the striking views.	Scale and size of development sites proposed considered appropriate to the settlement position in the strategic hierarchy. No current public rights to use land to east. PROW's, Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. No automatic right to maintain views but Master Plan will address Landscape impact and visual impact, where appropriate. No change proposed.
DLP265	Gary Clark	Object		LP39		Polesworth and Dordon proposals	Traffic increase a major problem, Long Street, A5, J10/M42. Congestion and air pollution will be added to by HS2. Plan does not include any clear infrastructure to overcome these concerns.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. No change proposed.

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REF	NAME	Support/ Object	PAGE/ PARAGRAP H	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Response
DLP265	Gary Clark	Object				Polesworth and Dordon proposals	Scale of build out of proportion to size of village. Individual character of villages will be lost. Green space taken from us and loss of significant area of countryside, jeopardising ancient woodland.	Concern noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Impact on ecology and natural environment will be addressed through compensatory measures such as Biodiversity offsetting contributions. Proposals will include areas of habitat retained and conserved as Local wildlife sites. Hoo Hill and woodland areas to be retained and managed as part of site Master Plan proposals.
DLP265	Gary Clark	Object				Polesworth and Dordon proposals	No detail of infrastructure required. Health, dental and education services overstretched. No indication of increased facilities or who will pay for them.	Concern noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate.
DLP265	Gary Clark	Object				Polesworth and Dordon proposals	Build will increase flooding issues in Polesworth through loss of trees and increase in impermeable surfaces.	Concern noted. Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. Sustainable Urban Drainage systems and water storage measures will be required where necessary/appropriate. The IDP for the Plan provides detail on Infrastructure needs and delivery.
DLP265	Gary Clark	Object				Alternative Options	Have all brownfield sites been considered here and in Birmingham. Suggest Daw Mill.	Concern noted. Many brownfield sites are in unsustainable locations or Green Belt with limited or no infrastructure and services. Where available and deliverable brownfield sites will contribute but there are insufficient to address the level of housing and employment need.

# North Warwickshire Draft Local Plan Representations

REF	ORGANISATION NAME	SUPPORT/OBJECTION	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP266	Richborough Estates	Object		LP39		Land off Birmingham Road, Water Orion	New site proposed. Supporting information submitted including masterplan, Transport appraisal, Landscape and Visual note and housing needs support note. Disconnect between identified spatial strategy and spatial distribution of housing. Significantly more development should be directed to Water Orion as sustainable settlement. Sites in Green Belt adjoining existing main towns and settlements may be most sustainable options. Scale of development in Local Plan fails to recognise Water Orion's function, role and sustainable location. Local Plan should explicitly deliver the 3790 dwellings for GBHMA. Site has previously been suggested for safeguarding and is therefore considered suitable.	No Change proposed. Very Special circumstances not considered established to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall.
DLP266	Richborough Estates	Object		LP1-40			Specific Policy requirements should remain flexible and allow for site specific considerations and are subject to necessary viability assessment.	Noted. Plan should be read as a whole. Consider Policies do provide for flexibility and viability assessments where necessary. No change proposed as a result.
DLP266	Richborough Estates	Object	1.3		Plan period		Concern plan period to 2031 will only cover 11 years. Para 157 of NPPF requires an 'appropriate' timescale of preferably 15yrs. Council should reconsider plan period and add additional sites as a contingency to meet needs if required, for flexibility and improve robustness of Plan and enable Green Belt boundaries to be reconsidered or sites safeguarded to meet needs beyond Plan period where necessary.	Noted. Agreed. See Board report. Plan period to be extended to address issue. Some sites within Green Belt are proposed to be 'safeguarded' for future needs and flexibility.
DLP266	Richborough Estates	Object			Housing Numbers		Coventry and Warwickshire HMA underestimates housing need due to demographic adjustments only based on 5 years not 10, no adjustment made to household formation rates, allowance for job growth only applied from 2014 onwards which does not cover plan period. Agents OAHN assessment is for 5005 dwellings at lower end. In addition the delivery of N&BBC's housing is doubtful as they have yet to sign the MOU and August 2016 CWHMA indicates a greater level of unmet need from Coventry that forms basis of MOU. Concern also that Plan does not provide certainty on addressing Birmingham shortfall, only "an aspiration".	Noted. Disagree, where adjustments need to be made to reflect change to plan period this will be addressed in the next submission stage. Other assumptions and assessments made are considered robust. N&BBC's needs are for them to address through their local plan process. Birmingham's needs are being specifically addressed through the Plan in the allocations, subject to infrastructure delivery and needs. Do not consider that at this time that further flexibility is required. There is a review mechanism that can be triggered if further requirements are expected to be delivered in NW.
DLP266	Richborough Estates	Support		LP7	Housing Density and infrastructure		Support Housing density on no less than 30dph and 50 dph in town centres. Also requirement for infrastructure to be delivered alongside housing is supported.	Noted.
DLP266	Richborough Estates	Object		LP7	Special needs housing		No evidence for 10% special needs housing requirement. Term needs defining.	Noted. Policy is flexible to reflect different needs for differing sites and areas. Some evidence available in the Borough's housing strategy and CWHMA (Chpt 10 Nov 2013), which defines the key special needs groups. Further work may be necessary to better define or explain the term in the Plan. Some delivery has already come forward to address needs. No change proposed but term will be clarified in Glossary.
DLP266	Richborough Estates	Object		LP9	Affordable housing		Housing viability assessment unpublished. Cannot rely on figures in absence of viability testing. Tenure split from HMA (65% to 15% rental/intermediate) also unclear whether has been tested.	Noted. Incorrect. Viability analysis has been published and is available on-line. Tenure split sought in terms of Policy is applied flexibly "wherever practicable", to reflect site and settlement needs, split and tenure needs and viability. No change proposed.
DLP266	Richborough Estates	Object	Para 1.8	LP6	Duty to Co-Operate		Although MOU approach by N&BBC is noted and supported, it is considered that an increased shortfall from Coventry noted in August 2016 HMA and potential increase from Birmingham HMA, in addition to lack of certainty and commitment in Plan to deliver the additional 3790 the Policy should be redrafted to explicitly commit the Council to deliver the additional homes. It is questionable therefore whether the engagement with neighbouring authorities has taken place on a positive manner and whether Plan strategy fully takes account of neighbouring authorities unmet needs.	Noted. Disagree. Plan has made that commitment through the site allocations addressing the full housing need and shortfall identified. Infrastructure needs and requirements will still need to be identified, tested and addressed before delivery. No change proposed. Reject lack of positive approach. North Warwickshire is one of few authorities who have made a pro-active and positive approach to all neighbouring authorities in terms of working with them to address their shortfalls in a reasonable, constructive and supportive process through joint working, joint meetings, signing MOUs and early commitment to including agreed levels to help address their shortfalls in the Plan.
DLP266	Richborough Estates	Object			Safeguarded Land in Green Belt		Necessary to release safeguarded land in green belt to ensure future housing needs are met and ensure Green Belt boundary will endure beyond Plan period.	Disagree. Very Special circumstances not considered established to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP266	Richborough Estates	Object			Windfall Allowance		Windfall Allowance is not supported. Plan should allocate sufficient land to meet total housing requirements without reliance on windfalls.	Disagree. Evidence available indicates windfall will continue and can support housing delivery. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP266	Richborough Estates	Object			Context		Strategic comment, spatial vision. References throughout Local Plan to the Plan being a Core Strategy should be removed. Little regard given to relevant evidence base, key to producing a sound and defensible plan. SA has not been an iterative part of plan making process that has informed spatial strategy or selection of sites.	Disagree partly. SA has been on-going process using previous information available on site assessments and plan incorporates Core Strategy policies as updated for inclusion in the New Local Plan. Nevertheless, note taken of references to Core Strategy as opposed to Local Plan as title of Development Plan document. So where reference is inappropriate text will be amended to reflect current Local Plan title.
DLP266	Richborough Estates	Object			Leisure Centre and Allotment Site	Coleshill	COL3 Leisure Centre should be removed as now has benefit of consent, allotments site is unsuitable and undeliverable.	Noted. Disagree. Consent is recent and may not be implemented before Plan adopted so site will be retained until development commences. Site also may enable allotment development. Both sites to be retained.
DLP266	Richborough Estates	Object				Land east of Packington Lane Coleshill	New site proposed. Supporting information submitted including masterplan, Transport appraisal, Landscape and Visual note and housing needs support note. Disconnect between identified spatial strategy and spatial distribution of housing. Significantly more development should be directed to Coleshill. Sites in Green Belt adjoining existing main towns and settlements may be most sustainable options. Scale of development in Local Plan fails to recognise Coleshill's important function, role and sustainable location. Local Plan should explicitly deliver the 3790 dwellings for GBHMA. Site has previously been suggested for safeguarding and is therefore considered suitable.	No Change proposed. Very Special circumstances not considered established to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall.

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REF	NAME/ ORGANISATION	SUPPORT/OBJEC T	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP266	Richborough Estates	Object				Land west of Packington Lane, Coleshill	New site proposed. Supporting information submitted including masterplan, Transport appraisal, Landscape and Visual note and housing needs support note. Disconnect between identified spatial strategy and spatial distribution of housing. Significantly more development should be directed to Coleshill. Sites in Green Belt adjoining existing main towns and settlements may be most sustainable options. Scale of development in Local plan fails to recognise Coleshill's important function, role and sustainable location. Local Plan should explicitly deliver the 3790 dwellings for GBHMA. Site has previously been suggested for safeguarding and is therefore considered suitable.	No Change proposed. Very Special circumstances not considered established to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall.
DLP266	Richborough Estates	Object				Land south of Blythe Road, Coleshill	New site proposed. Supporting information submitted including masterplan, Transport appraisal, Landscape and Visual note and housing needs support note. Disconnect between identified spatial strategy and spatial distribution of housing. Significantly more development should be directed to Coleshill. Sites in Green Belt adjoining existing main towns and settlements may be most sustainable options. Scale of development in Local plan fails to recognise Coleshill's important function, role and sustainable location. Local Plan should explicitly deliver the 3790 dwellings for GBHMA. Site has previously been suggested for safeguarding and is therefore considered suitable.	No Change proposed. Very Special circumstances not considered established to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall.
DLP266	Richborough Estates	Object				Land north of Blythe Road, Coleshill	New site proposed. Supporting information submitted including masterplan, Transport appraisal, Landscape and Visual note and housing needs support note. Disconnect between identified spatial strategy and spatial distribution of housing. Significantly more development should be directed to Coleshill. Sites in Green Belt adjoining existing main towns and settlements may be most sustainable options. Scale of development in Local plan fails to recognise Coleshill's important function, role and sustainable location. Local Plan should explicitly deliver the 3790 dwellings for GBHMA. Site has previously been suggested for safeguarding and is therefore considered suitable.	No Change proposed. Very Special circumstances not considered established to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall.
DLP266	Richborough Estates	Object				Land at Barn End Road, Warton	New site proposed. Supporting information submitted. SA has not been an iterative part of plan making process that has informed spatial strategy or selection of sites. Site not adequately assessed in SA or in formulation of Plan. Warton considered a sustainable settlement capable of more significant contribution to housing requirement.	No Change proposed. Sufficient sites currently allocated to deliver OAN and test for additional Birmingham shortfall. Propose to "safeguard" site for future development. Whole site was not identified as available or proposed at time of Site Allocations Plan (2014). SHLAA call for sites (2015) or subsequent SA of Reasonable Alternatives. SA would not have assessed a site it was unaware of. Only part of site previously submitted was assessed. Full site area and ownership only submitted initially on 23/05/16 and in detail for consideration at 23/06/17, too late for inclusion in SA, SHLAA or Reasonable alternatives assessments. Warton settlements services assessed as sufficient for category 4 status in settlement hierarchy.
DLP267	IM Properties	Object			Existing Employment Land Identification		Need for Local plan to recognise Coleshill Manor campus as an existing employment site. Details and history of site submitted in support, indicating sites importance and planning consent.	Noted. Extant planning consent guarantees the potential employment use and is a matter of fact. Not considered necessary to identify as an existing employment site until planning consent development completed. Local plan does not identify all uses currently existing or approved within Green Belt or the Borough.
DLP267	IM Properties	Object			HS2 Impact Replacement provision.		Need for local plan to plan positively in response to impacts of HS2 route. Detail of impact of HS2 on campus submitted in support. North Warwickshire ELR states the supply of office premises is limited, with no modern office business parks or "corporate provision" apart from Coleshill Manor. As a result it is clear from the ELR that, as a minimum, the council should consider the need for replacement provision for land lost to HS2 in this location.	The policy behind the building of HS2 is not one that is relevant to the Local Plan. The area safeguarded for HS2 is noted in the Plan and impacts of the national infrastructure scheme will be treated flexibly on their merits as exceptions to normal Green Belt or countryside policies in accordance with NPPF guidance.
DLP267	IM Properties	Object			Employment Areas identified		LP12 identifies key employment sites but focuses only on industrial estates. Ignoring key office locations including the Coleshill Manor site. This is a significant oversight. Request the Office Campus is recognised in Local plan as an important economic asset and key employment site, where development will be supported. The following wording should be inserted in LP12: "Coleshill Manor Office Campus is an important economic asset within the borough. Future development will be supported where this assists with meeting the Council's objectives of broadening the employment base within the borough, subject to proposals meeting the requirements of other policies within this plan."	Noted. No change proposed. Site has benefit of extant planning consent not yet fully implemented. Unnecessary to identify all sites in employment use within Borough, particularly those yet to be fully implemented/completed. Changes of use may occur through permitted rights and/or redevelopment over time. Plan does not prevent site being implemented and would support this.
DLP268	R Arnold H & J Arnold	Support		LP7			Some development of North Warwickshire has to be accepted.	Noted.
DLP268	R Arnold H & J Arnold	Support		LP14, 15 & 16			Character, history and natural environment has to be safeguarded.	Noted.
DLP268		Object		LP25	Transport assessments		Many transport highway problems to be solved before any development proposals can be accepted. Insufficient thought and planning to minor roads and village by-passes.	Noted. Plans Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed.

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REF	ORGANISATION NAME/	SUPPORT/OBJEC	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP268	R Arnold H & J Arnold	Object		LP39		Land to east of Polesworth & Donon and Land west of Robey's Lane	Proposals too large. Will swamp existing settlements, create congestion, make existing pinch points/bottlenecks worse, encourage "rat-running", loss of good agricultural land. They are too close to development already taking place such as at Tamworth Golf Course and Polesworth and Birchmoor.	Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Loss of good agricultural land may be inevitable in face of level of housing need and lack of suitably large brownfield or lower value agricultural land in sustainable locations. No change proposed.
DLP268	R Arnold H & J Arnold	Support		LP40 & LP13			Some of existing employment areas need improving to create more employment opportunities. LP13 extremely important to maintain viability of farm holdings, to cover BREXIT period. Infrastructure planning and delivery required before development approved. Shuntington needs a By-pass to address current and increase in traffic to avoid highway damage and accidents. Shuntington Bridge will also need upgrading to two lanes to accommodate traffic.	Noted.
DLP268	R Arnold H & J Arnold	Object			IDP			Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. All development cannot be prevented before infrastructure is delivered as phased development delivery will enable the infrastructure delivery to address both current and future development infrastructure needs and impacts. No change proposed.
DLP269	Rob Eaton Birmingham Airport	Support	Para 12.4				Pleased to see Plan seeks to exploit employment opportunities resulting from Airport's growth. Vital that local, regional and national policies support the growth of the airport. Welcome the recognition that Airport is a major economic asset. Would be beneficial if specific reference is made to supporting the Airport as a major tourism and economic driver for the region by adding text in para 12.4 "12.4 Birmingham Airport is experiencing exceptional passenger growth and is in a unique position as it will become the UK's first HS2 connected airport, with high-speed trains serving the capital in c30 minutes. The proximity of the airport brings significant economic benefits and opportunities to North Warwickshire. The Borough will therefore work with the airport to to maximise these benefits and opportunities" and "The Borough will work with the Airport to look at opportunities of increasing and enhancing sustainable surface access connectivity between the Borough and the Airport." This would accord with advice contained within the National Planning Policy Framework.	Noted. Current Airport lies outside Borough's area of responsibility and control. Expansion of Airport not expected within Plan period and would be a sub-regional and/or national proposal. NPPF, Aviation policy Framework and National Infrastructure policies would provide the appropriate Policy background and specific support. No change proposed.
DLP270	Suzanne Cree	Object			New site	Land at Forest Edge, Wood End	Site available for mixed housing and/or employment uses. Site is accessible and close to both Wood End and Kingsbury Link Employment estate. Easy access to Motoway network and transport links throughout country.	Noted. Green Belt site located midway between Kingsbury Link Employment site and Wood End development boundary. Very Special circumstances not considered established to warrant Green Belt release. Sufficient sites currently allocated to deliver Employment needs and OAHN. No change proposed.
DLP271	Brian Moss	Object				Kingsbury Hall	Previous permission for 29 units was to enable restoration of Hall, including revocation of holiday condition restrictions. Oppose further residential development around Hall. Site accessed by narrow private road which cannot accept level of traffic both ways. Further development will exacerbate situation. Do not wish to see Green Belt land developed in Kingsbury. Will set too many precedents. Loss of GB land already through HS2.	Concerns noted. Issue of inadequate access may prevent development. In absence of reasonable alternative site access is proposed to be dropped from allocations. Without opportunity to address Historic Hall refurbishment through enabling development the very Special circumstances not considered established to warrant Green Belt release. Delete site from Plan site proposals.
DLP272	Muriel Jeffcott	Object			Transport Impact	Development at Anstey Common	New development requires the provision of adequate infrastructure. Road network too narrow, on road parking impacts on traffic flow, visibility is reduced, congestion is marked at peak times and new build will inevitably increase congestion around schools. Increase in traffic on local roads. Increase in commuter/employment traffic on minor roads due to abysmal public transport services available. Additional cumulative impact from new development at Galley Common.	Noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate.
DLP272	Muriel Jeffcott	Object			Environmental Impact	Development at Anstey Common	Loss of recreation space, allotments, access to countryside and removal of hedgerow footpaths will impact community cohesion, environmental quality, sociability, exercise and provision of food. Loss of existing facilities that will need to be replaced elsewhere, which will take time and will not be as accessible.	Noted. Proposals do not intend to result in loss of existing facilities. These will be improved where possible as part of proposals or relocated as near as possible to maintain accessibility. Infrastructure is a key issue that is being addressed through the IDP. The Playing Pitch Strategy and other information is currently being pulled together and will inform the next steps for the Local Plan when available. No change proposed but detailed site needs and requirements will be clarified in the Site Proposals.
DLP272	Muriel Jeffcott	Object			Construction Impact	Development at Anstey Common	Impact on drainage via run off and flooding, wear and tear on roads from construction traffic, site access and safety, congestion, noise pollution, loss of facilities and amenities.	Many of details of construction controls, addressing impact, traffic, noise etc will be matters for details and outline planning applications when and if submitted. Development will not be permitted that increases risk of flooding over that existing currently. Loss of facilities and amenities will be addressed through developer financial contributions and replacement only if and where this is essential to enable the development. Other detailed Plan policies will address these development management requirements and Infrastructure or operational needs.

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REF	ORGANISATION NAME/	SUPPORT/OBJEC	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP273	Alhag Ltd Sean Davies	Object		New Site	Employment Opportunity	Land at rear of Well Spring Close, Carlyon Industrial Estate.	Land currently designated as Green Space. Needed for expansion of adjoining business. Land is waste land suffering from vandalism/antisocial behaviour and of little value as useful public open/green space.	Noted. Disagree. Land does not have to be publically accessible to contribute to Green space, relief from built development and screening of major transport route (Wailing Street). Concern over limited opportunity to expand is noted but Plan is addressing employment land shortfall through new site allocations. Unclear as to how site could benefit existing business with restricted accessibility of green space area. Larger redevelopment of all land and business that retains a level of appropriately managed open space and screening of A5 may be an opportunity to consider but in absence of details that indicate no overall loss of green space no change is proposed.
DLP274	Nicholas Farmer	Object				Development at Anisley Common	Location of development on poorly drained land, with congested roads and poor infrastructure is not acceptable. Areas north and south of Coleshill Road poorly drained. Increased drainage will result in flooding at Chapel End/Anisley Common. Current flooding occurs after heavy rain. Alkmonds are an important community feature and loss would affect local community. Covenant on Recreation/Open Space from National Coal Board preventing development. Coleshill Road already congested, further traffic will increase safety problems especially at Nursery Hill school. Anisley Common has minimal facilities, overcrowded school and small convenience store. Chapel End has other facilities, two convenience stores and fully subscribed GP surgeries. Congestion and waiting times likely to be increased. Lack of thought on housing types could result in significant increase in crime levels and anti social behaviour.	Concerns noted. Development will not be permitted that increases risk of flooding over that existing currently. Loss of facilities and amenities will be addressed through developer financial contributions and replacement only if and where this is essential to enable the development. Proposals do not intend to result in loss of existing recreation facilities. These will be improved where possible as part of proposals or relocated as near as possible to maintain accessibility. Infrastructure is a key issue that is being addressed through the IDP. The Playing Pitch Strategy and other information is currently being pulled together and will inform the next steps for the Local Plan when available. No change to the covenanted recreation pitch proposed but detailed site needs and requirements will be clarified in the Site Proposals. No specific housing types proposed. A range of types and tenures will be expected. Disagree that new development will automatically result in criminal activity and/or antisocial behaviour. Development and IDP will need to address infrastructure and health, police, social services needs as part of development requirements for area. Proposal will be clarified to address impacts, needs and infrastructure and relationship with existing recreational open space.
DLP274	Nicholas Farmer	Object		LP39 & 40		Development at Harshill and Anisley Common	Local infrastructure struggling to support population. School places reduced, shopping poor, policing and road maintenance at bare minimum. Do not want to live in a town. A5 busier with impact of earlier builds, resulting in congestion. Difficult to access A5 from drive as a result severe traffic delays. Also impact of flooding incidents on A5. Capacity of A5 and feeder roads impacted when motorways closed. Poor state of road repair will be compounded by increase in traffic. Bus services in villages inadequate, all houses require car and parking. Services in Altherstone inadequate for needs, generating further travel/traffic to Tamworth & Nuneaton. None of new builds will contribute to local communities. Council cash flow is only benefit. No real control over design of development foisted on communities. Spon Lane development provides example of half-truths upon which decisions are made.	Concerns noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Flooding risk will also need to be addressed as part of any application and Policy requires this. Other development Management policies address design issues. The issue of revenue generated by housing is not a matter that impacts/determines the outcome of decisions in Local Plans or planning applications. Development will nevertheless, have to address infrastructure impacts through appropriate, necessary on-site delivery or financial contributions through S106 obligations. The IDP addresses infrastructure needs and delivery priorities and approaches. No change proposed as a result of objection.
DLP276	Ken Forest	Object			Housing numbers		Support general need for a plan, however, concern over excessive numbers, considered unreasonable level based on own personal research (Statistics and Data Analysis using Census and ONS data submitted in support)	Noted. Housing requirement based on an agreed sub-regional approach published in HMA to arrive at OAHN considered robust. No change proposed.
DLP276	Ken Forest	Object			Plan Period		15 year housing supply will not be delivered in the Local Plan period. Shortfall in time frame covered by Plan needs addressing. Plan period should be extended to 2036.	Noted. Agreed. Plan period will be extended to address this issue and provide a full 15 years from Adopted Plan start date.
DLP276	Ken Forest	Support		LP40	Employment		There is a need to provide good quality employment in the Borough to reduce travel to and from work. Note should also be made of increases in homeworking, self employment and ability to travel during off-peak periods. This should be encouraged and a review of these trends taken into account.	Noted. Agreed. No changes proposed.
DLP277	C J Horton	Object				Development at Altherstone	Size of development disproportionate to size of town and infrastructure available, which cannot cope with increase in population. Inadequate road infrastructure. Impact on wildlife, residents quality of life and close relationship with countryside will suffer. Focus development on more urban areas.	Altherstone is the main urban settlement within the Borough and is most sustainable in terms of infrastructure and size. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy.
DLP277	C J Horton	Object		LP39	Flooding	Development at Altherstone	Main area proposed for housing is prone to flooding. 100+ hectares of built development will exacerbate this problem.	Proposed site boundary avoids area of flood zones. Also Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. No change proposed.
DLP277	C J Horton	Object		LP39	Alternative options.	Development at Altherstone	Land proposed for development is enjoyed by many. Land nearer town centre enjoyed by only one family is geographically more suitable but is "protected". "Unprotect" this land to allocate for development so residents can benefit from environment and well being.	Noted. No specific site identified. Other available sites nearer town centre have other constraints, heritage, access, ecology etc that prevent or discourage their development. Allocated sites do not have these constraints. No change proposed
DLP278	Bill Blencoe CWLEP Growth Hub	Support			Duty to Co-operate		Support initiatives by WCC, Coventry and Warwickshire Districts for partnership working and MOU's for housing and employment.	Noted.

# North Warwickshire Draft Local Plan Representations

REF	NAME/ ORGANISATION	SUPPORT/ OBJECTION	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP278	Bill Blencoe CWLEP Growth Hub	Support		LP4	Scope of Plan		Support the scope of housing and employment proposals and principle of looking beyond the plan period to safeguard land for longer term growth needs.	Noted.
DLP278	Bill Blencoe CWLEP Growth Hub	Object		LP11	Para 2		Policy supported in principle. However, Para 2 wording should be amended to make clear release of employment land should only occur in exceptional circumstances.	Noted. Planning Guidance seeks Plan policies to not be overly restrictive and to be positive, reasonable and flexible. Policy protects employment land unless clear evidence shows no prospect of realistic employment use. Increasing restrictions to only exceptional circumstances may result in sites lying vacant and undeveloped. No Change proposed.
DLP278	Bill Blencoe CWLEP Growth Hub	Object		LP12			Application of policy Criteria based on use of B1, B2 and B8 criteria may not achieve stated objectives. New hybrid buildings that accommodate a variety of uses are increasingly popular. Policy should encourage applicants to make clear the range and mix of uses that might be subsumed within any individual building.	Noted. Issue is considered too detailed for Local Plan Policy to specify. More appropriate to address at planning application stage. Development Management policies and application validation should ensure this information provided at planning application stage to enable Policy control where and when appropriate. Permitted development rights will also cloud the use issue. No further change proposed.
DLP278	Bill Blencoe CWLEP Growth Hub	Support		LP13			Policy fully supported.	Noted.
DLP278	Bill Blencoe CWLEP Growth Hub	Object			Recognition of sub-regional initiatives		Draft plan strategy needs to recognise and reflect impact of other sub-regional initiatives, including WCMA SEP.	Noted. Plan focus is on North Warwickshire needs and requirements but takes into account employment needs and growth from wider sub-region through additional employment land allocated to address accommodation of housing for Birmingham shortfall. No change proposed.
DLP278	Bill Blencoe CWLEP Growth Hub	Object			Market Demand		Draft plan fails to acknowledge some of key issues that affect provision of range of employment space to enable economy to grow, including shortfall of "shovel ready" sites, demand for small to medium enterprise sites with capacity to expand, and need for further major strategic employment allocations to meet sub-regional and local requirements. Plan should include more analysis of market trends, particularly for SMEs. Focus allocation on large green field sites will not enable smaller low cost premises.	Noted. Disagree. Plan allocations enable a range of opportunities to come forward that will potentially satisfy both local and sub-regional needs, at MIRA, Hams Hall and Birch Coppice. Policies enable appropriate expansion or redevelopment and site Proposals seek to encourage delivery of SME sites as part of development proposals. Employment Land Review evidence includes assessments of market trends. No change proposed.
DLP278	Bill Blencoe CWLEP Growth Hub	Object			Market assessment		Qualitative assessment and disaggregation of current and future market should be carried out as advised in DCLG Planning Practice Guidance. No evidence that these have been carried out to inform quantum of land allocated.	Noted. Disagree. Sub-Regional Employment Land Reviews and other studies have informed plan. Plan allocations enable a range of opportunities to come forward that will potentially satisfy quantum of both local and sub-regional needs, at MIRA, Hams Hall and Birch Coppice. No change proposed.
DLP278	Bill Blencoe CWLEP Growth Hub	Object		LP40	Employment Land supply figures		Figures for total provision of supply to 2031 and beyond is not clear. Figures exclude outstanding permissions at Hams Hall and Birch Coppice. These need to be integrated in land supply figures. Single user site identification (AM) also not consistent with approaches elsewhere, where these are excluded from supply. Needs clarification and simplification.	Noted. Exant consents at Hams Hall and Birch Coppice reflect delivery for previous Regional requirements over and above local requirements. Will consider whether figures can be clarified. Identification of land for single user still contributes to supply and does not prevent future sale or redevelopment for other users. Current owner has indicated intention to develop. Will simplify and clarify where appropriate. No other changes proposed.
DLP278	Bill Blencoe CWLEP Growth Hub	Object			Mixed Use opportunities		LEP supports the inclusion in major residential led proposals of small scale commercial mixed uses, compatible with new residential schemes.	Noted. Focus of large site allocations is on housing does not prevent or preclude opportunity of appropriate small scale mixed employment or business uses coming forward as part of a development proposal. This can be clarified through the Development Briefs, Concept and Master plans that will be sought by the Plan proposals for the major site allocations. No change proposed
DLP278	Bill Blencoe CWLEP Growth Hub	Object		IDP	Implementation, timing and phasing of employment land release		IDF offers little detailed information, cross reference to policies or main strategic employment and housing areas which LEP consider is a major deficiency in Draft Plan. IDP does not indicate the balance or sources of funding between developer contributions and public infrastructure funding. More work needs to be undertaken to understand infrastructure provision, its funding and timing. This needs to be linked to proposed policies and allocations. This is particularly the case with major road proposals and factors that impact timing and delivery of major development schemes. Major investors require relative certainty in order to be attracted to new commercial allocations.	Noted. Issues being addressed through the IDP. This is a continual process. Issue of funding will also be addressed in Board report. Ongoing discussions underway with services, infrastructure providers and agencies to identify funding sources, opportunities and timing where necessary. As situation clarified this will be reflected in updates to the IDP.
DLP279	Susan Green HBF	Object			Duty to Co-Operate	Coventry shortfall	Uncertainty over Duty to Co-operate due to current Coventry shortfall not being met in Nuneaton and Beoworth Borough's plan.	Noted. Disagree. Shortfall in N&B&C Plan is matter for N&B&C Plan process. Further work to address this is underway. NWBC is addressing the agreed shortfall as per the MOU with Coventry. No change proposed.
DLP279	Susan Green HBF	Object			Duty to Co-Operate	Tamworth shortfall	Following Tamworth plan adoption there is uncertainty about meeting a requirement for North Warwickshire and Lichfield to address Tamworth's 825 shortfall by 2017/18.	Disagree. Recent planning consents within both Lichfield and North Warwickshire are already addressing Tamworth's shortfall and progress in both authorities Local Plan, through site allocations/proposals, will provide clarity on how shortfall is being addressed. Further work on Joint MOU's is underway. No change proposed.
DLP279	Susan Green HBF	Object			Duty to Co-Operate	Birmingham shortfall	Confusion over derivation and division of agreed contribution in NWBC/Birmingham City MOU, between Tamworth's and Birmingham's relative shortfalls. Multilateral MOU, not unilateral, required between all affected authorities.	Disagree. No confusion. Tamworth is part of Birmingham HMA. The agreement to deliver 3780 for Birmingham shortfall also includes and addresses the Tamworth shortfall. The two settlements should not be treated in isolation as if in separate HMAs. To add two shortfall figures addressing same HMA housing requirement would result in duplication and oversupply. To avoid Local Plan delay a unilateral MOU approach has been taken while other authorities move forward at different positions within their respective Local plan processes. No change proposed.

# North Warwickshire Draft Local Plan Representations

REF	ORGANISATION NAME/	SUPPORT/BJREC	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP279	Susan Green HBF	Object			OAHN		Further clarity needs to be provided on Borough's own OAHN and the precise figures for Coventry, Tamworth and Birmingham respectively. Classifying the meaning of these unmet needs as only an aspiration undermines commitment. Concerns over Covid/works HMA on adjustments for longer term migration trends, using HFR in younger age groups as mechanism to improve affordability, no increase to help deliver affordable housing, misalignment of economic growth forecasting timeframes and publication of 2014 SNPP and SNHP raises doubts on requirement figures. Aspirational figure of 3790 for Birmingham also not based on OAHN for the HMA.	Disagree. OAHN based on evidence including 2015 SHMA that Warwick DC Inspector recently accepts and considers to be based on reasonable and soundly based assumptions. Further clarity on housing figure breakdown may be provided but Plan Tables 1 and 7 make clear that Tamworth 500 and Coventry HMA shortfalls are included in 5280 figure. Although 3790 figure (BHAM shortfall) indicated as to be tested in table 2, actual Plan site allocations include land to address delivery of all this figure (9070) subject to provision of necessary infrastructure. There is a review mechanism that can be triggered if further requirements are expected to be delivered in NW. No further changes proposed.
DLP279	Susan Green HBF	Object		LP4	Housing Land Supply	Safeguarded Land	Given uncertainties regarding unmet need there should be greater flexibility in bringing forward safeguarded land.	Noted. Disagree. Board Report will address some of these issues. No change proposed.
DLP279	Susan Green HBF	Object		LP8		Windfall Allowance	Not considered necessary to set out proposed windfall allowance as a policy in the Plan. Policy should be deleted.	Noted. Policy provides guidance and surety and contributes to identifying flexibility and evidence of delivery in housing supply. Board Report will address some of these issues. No change proposed.
DLP279	Susan Green HBF	Object				% flexibility contingency	HBF suggest 20% flexibility contingency should be applied, based on per annum delivery since 2011.	Disagree. Evidence of housing delivery over recent years indicates significantly and continuously improved delivery over previous years at or above local plan requirement, see monitoring data on council website. Board Report will clarify some of these issues. No change proposed.
DLP279	Susan Green HBF	Object				5 year housing requirement	5 year housing requirement should be based on OAHN for borough plus unmet needs from elsewhere. If there is not reasonable certainty that Council has 5 Yr-HLS on adoption Plan cannot be considered sound. Plan should be considering allocation of more residential sites to address shortfall and improve flexibility of supply top maximise delivery.	Noted. Board Report will address some of these issues. OAHN for Borough is 5280 which will be figure used for 5 yr supply and housing delivery. No change proposed
DLP279	Susan Green HBF	Object		LP7		Special needs housing	10% special needs housing requirement requires evidence. Term needs defining.	Noted. Policy is flexible to reflect different needs for differing sites and areas. Some evidence available in the Borough's housing strategy and CWHMA (Cpt 10 Nov 2019), which defines the key special needs groups. Further work may be necessary to better define or explain the term in the Plan. Some delivery has already come forward to address needs. No change proposed but term will be clarified in Glossary.
DLP279	Susan Green HBF	Object		LP9		Affordable housing	Policy should be reviewed in context of changes proposed in Housing White Paper and updated whole plan viability testing.	Disagree. Guidance and clarity on Housing white paper proposals still awaited and may require changes to NPFF. This would delay Local plan process unnecessarily. Viability addressed through Policy flexibility allowing reduced affordable housing where viability appraisal indicates targets cannot be met. No change proposed.
DLP280	Aaron Gibson	Object		LP14		Natural Environment	How will the quality, character, diversity and local distinctiveness of the natural environment be enhanced? In who's opinion will it be enhanced? Surely the natural environment should be left as it is?	Noted. Enhancement will be sought through on-site specific or off-site works via financial contributions to restore or improve existing ecology and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire, Warwickshire County Council and Warwickshire Wildlife Trust. Delivery may also be managed through the Environment Bank.
DLP280	Aaron Gibson	Object		LP11		Economic Regeneration	Add additional criteria to LP11 "And the proposed business will have an adverse affect on the environment and local residents"	Noted. This issue will be addressed and controlled by other Policies dealing with Natural Environment in the Plan. Unnecessary duplication. No change proposed.
DLP280	Aaron Gibson	Object		LP4	Land at Hawkeswell Lane, Coleshill, and land to the west of Tanworth Road, Kingsbury		Why are these particular areas being removed from Greenbelt?	Noted. The areas will be safeguarded for potential release for housing needs in the future if required. It is not intended to release these sites from the Green Belt until a new Local Plan requires this. Nevertheless, they are being highlighted in this Local Plan as potential opportunities for the future, if housing requirements and policies need to change due to land supply, availability and housing needs. This will be clarified in the Board Report and the Plan.
DLP280	Aaron Gibson	Object	Para 6.5				Include requirement for Calisthenics equipment to be placed in all or most parks. Its a new trend and costs almost nothing to maintain.	Noted. Issue of specific types of equipment is too detailed for Local Plan policies but could be encouraged as part of the "Support the promotion of health and well-being" strategies currently under review. No change proposed.
DLP280	Aaron Gibson	Object	Para 13.30				Major development providing a minimum of 10% of its operational energy requirements from a renewable energy source subject to viability doesn't seem very ambitious. Why only a minimum of 10%? And why only subject to viability...?	Noted. Insufficient evidence and support to seek larger requirements locally. Viability impact is required by National Planning Policy Guidance as an integral part of a flexible planning policy to avoid 'preventing' development that may be of economic, social or environmental benefit. No change proposed.
DLP280	Aaron Gibson	Object		LP39		Britannia Mill	Although I am in favour of redeveloping the Britannia Hat Factory site, I am concerned about parking and the number of new vehicles on Coleshill Road.	Noted. Site now has planning consent for development that addresses some of the parking issues. Proposal may be dropped from Plan to reflect current consent.
DLP280	Aaron Gibson	Object		LP40		MIRA	Concerned about the impact of additional traffic and additional pollution being added to the A5. Electric vehicle charging points should be installed as a compensating factor.	Noted. This issue will be addressed through the emerging STA, which is awaited and will address in more details issues of A5. Further discussions underway on parking issues and standards will consider opportunity for EV Charging facilities as a requirement.
DLP280	Aaron Gibson	Object					No specific comments raised.	Noted. No change proposed.
DLP281	Christopher Holmes KFC Ltd	Object		LP21			Policy LP21 Headed "Disproportionate Concentration" to be deleted or, at the very minimum, an explanation and evidence provided as to what the causal relationships are that the policy seeks to address, together with an explicit statement as to the circumstances in which hot food takeaways will and will not be permitted, as required by National Planning Policy Framework paragraph 154. Concerned that Policy LP21 appears to link poor health and obesity to, firstly, high concentrations of takeaways without evidence for a causal link or at what concentration it becomes a problem and, secondly, to the proximity of takeaways. It is unclear how the factors cited would be taken into account and why.	Noted. Clarification will be provided based on increases of deprivation and health/obesity data, similar to work undertaken at Barking and Dagenham. But basis of Policy is wider than simply health impacts, primarily addressing impacts on vitality and viability of retail centres/areas due to over concentration of uses. No change to policy proposed.

# North Warwickshire Draft Local Plan Representations

REF	ORGANISATION NAME/	SUPPORT/OBJEC	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP282	Kevin Woolley	Object				Development at Dordon and Polesworth	Scale of proposed plan disproportionate to size of villages Dordon & Polesworth. Level cannot be sustained without major investment in infrastructure and services.	Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Infrastructure and service investment issues being addressed through the IDP and contribution by Development. This is a continual process. Board Report will address some of these issues. No change proposed. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate.
DLP282	Kevin Woolley	Object		Settlement Hierarchy		Development at Dordon and Polesworth	Re-labelling the two villages as "market town" lacks any sound foundation. Sites throughout Borough should be used to lessen impact on individual communities.	Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. The Structure Plan notes that "Warwickshire has no pre-eminent centre and is essentially made up of a number of main towns - Nuneaton, Rugby, Leamington, Bedworth, Warwick, Kenilworth, Stratford-upon-Avon, Altherstone and the settlements of Polesworth and Dordon - and then a far larger number of relatively small market towns and villages which are predominantly rural in character". This clearly links the two settlements and classifies them as a main town in effect. The Structure Plan further states that "these nine towns stood out as significantly larger and of a more urban character than the rest of the settlements in the County, including the five with populations between 4,000 and 8,000." The Draft New Local Plan allocations reflect the historical identification and reality that Polesworth and Dordon, along with Altherstone and Mancetter and Coleshill form the largest major settlements (in scale, population, size, transport links and opportunities and available services and facilities) within North Warwickshire Borough and have been identified as such within the Strategic Policy, past and present, dealing with the Settlement Hierarchy for the Borough. Prior to the Structure Plan the close relationship between the two settlements in Planning terms was recognised by the Polesworth and Dordon Local Plan Brief in 1984 and Local Plan in 1989.
DLP282	Kevin Woolley	Object			IDP/ Infrastructure and services	Development at Dordon and Polesworth	Local Services, public transport links and road network insufficient to accommodate additional population. Increase in vehicles will affect existing congested roads, A5 and B5000. Narrow canal/bridges inadequate for traffic levels, increasing congestion and pollution. GP waiting times excessive. Schools unable to cope with increased demand and significant expenditure to address these issues will make proposals not viable.	Infrastructure and service deficiencies and needs are issues being addressed through the IDP and contribution by Development. This is a continual process. Board Report will address some of these issues. No change proposed.
DLP282	Kevin Woolley	Object			Village character and impact on environment		Fabric and character of villages will be irreversibly changed, adversely affecting lives of residents. Reduction of green spaces and eco systems will have negative impact on diverse wildlife and biodiversity.	Noted. Plan Policy PL14 seeks to protect, conserve and enhance the natural environment and landscape throughout the Borough. Where proposals impact on natural or built environment compensatory measures will be sought. Delivery of needed housing, services and infrastructure through development is considered will benefit residents.
DLP282	Kevin Woolley	Object				Brownfield site priority	Prioritise brownfield sites before green field.	Noted. There are insufficient brown field sites within the Borough to deliver the housing need, resulting in the necessity to allocate green field, countryside sites. Where impacts are significant compensatory measures will be sought. Duty to Cooperate requirements and pressure from both commercial and residential development needs mean pressure for development cannot be avoided.
DLP282	Kevin Woolley	Object			Birmingham overspill impact		Study of sites needed to determine land availability and number of dwellings that can be accommodated. Decision to accommodate the level of Birmingham overspill should be reviewed. Dordon already seen huge levels of building at Birch Coppice and further encroachment into 'Meaningful Gap'. Need to limit this commercial and residential sprawl and seek other, more sustainable options utilizing whole borough.	Duty to Cooperate requirements and pressure from both commercial and residential development needs mean pressure for development cannot be avoided. Development impact needs to be managed to limit its impact while maximising any benefit and improvement to services/infrastructure. Where impacts are significant compensatory measures will be sought. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Most significant development allocations are targeted at the most sustainable settlements in the Borough (outside of Green Belt). No change proposed.
DLP283	Prologis UK Ltd	Object			New Employment Allocation	Birmingham International Gateway (BIG)	Promotion of land adjacent M42, Junction 8 stretching to Peckmore strategic employment allocation in Birmingham. Supporting information and evidence submitted. Evidence base identifies preferred location for meeting large scale strategic sites is within M42 corridor. Land should be identified in this location for this need.	Noted. Site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, agreed through MOU. No change proposed.
DLP283	Prologis UK Ltd	Object			New Employment Allocation	Land adjacent to Duntun Park Industrial Estate, M42, J9, Curdworth.	Promotion of land adjacent to Duntun Park Industrial Estate, M42, J9, Curdworth. Supporting information and evidence submitted. Evidence base identifies preferred location for meeting large scale strategic sites is within M42 corridor. Land should be identified in this location for this need.	Noted. Site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, agreed through MOU. No change proposed.
DLP283	Prologis UK Ltd	Object			Strategic Objective 3		Strategic objectives fail to take into account need to plan for benefit of Region and Midlands Engine. Outlook far too local in scale, lacks ambition, has no regard to Strategic economic Plans of CSWLEP and WMCA. Plan should take a proactive approach and plan positively to meet more than local needs to comply with duty to co-operate.	Disagree. Local Plan is delivering wider than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, agreed through MOU. This reflects a positive and pro-active approach to Duty to Co-operate responsibilities. No change proposed.
DLP283	Prologis UK Ltd	Object	Para 7.45 - 7.48		Employment requirements		Plan provides too little employment land, only for lowest level of local need with no regard to wider regional and strategic employment land requirements. Plan notes need identified for wider area but strategy is not pro-active or positive in seeking to meet this need. Plan should plan positively to meet need for large scale strategic employment sites to meet wider than local need taking account of location of greatest demand and suitability identified in WMSSESS and WMLC.	Disagree. Local Plan is delivering wider than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, agreed through MOU. This reflects a positive and pro-active approach to Duty to Co-operate responsibilities. No change proposed.

# North Warwickshire Draft Local Plan Representations

REF	NAME/ ORGANISATION	SUPPORT OBJECT	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP283	Prologis UK Ltd	Object		LP6	Amount of Employment Development		The Plan should aim to deliver substantially more than the 90ha identified to address the shortfall across West Midlands, Birmingham, Coventry and Warwickshire and Southall areas, for high quality large sites, advanced manufacturing and supply chain/distribution requirements. Recent appeal decisions at J10 and release of Hams Hall Power Station B site support and evidence this need and demand.	Disagree. Local Plan is delivering wider than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs and Tamworth employment needs, agreed through tMOU. This reflects a positive and pro-active approach to Duty to Co-operate responsibilities. No change proposed.
DLP283	Prologis UK Ltd	Object		LP40	Employment Allocations		Insufficient land allocated to meet objectively assessed needs. No allocation made for large scale employment land to meet need for high quality large sites, advanced manufacturing and supply chain/distribution requirements. Evidence base identifies preferred location for meeting large scale strategic sites is within M42 corridor. Land should be identified in this location for this need.	Noted. M42 corridor area referred to lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, Tamworth employment shortfall needs, agreed through tMOU. No change proposed.
DLP284	Alan Vaughton Coleshill & District Civic Society	Comment			General building design		Mix of size and style, with emphasis on affordable to satisfy local residents needs should be priority. Design should be commensurate with existing buildings in same setting or proximity. Favour use of design briefs.	Noted. General Development Management and Design Policies in Plan should address these issues.
DLP284	Alan Vaughton Coleshill & District Civic Society	Comment			Conservation Areas		Conservation Areas should be enhanced whenever opportunities arise. Concerned that too great a diversity of building design, shop frontages and signage, impacting on cherished Georgian and Victorian heritage in street scene. Some aspects of design have slipped.	Noted. General Development Management and Design Policies in Plan and Neighbourhood Plans should address these issues.
DLP284	Alan Vaughton Coleshill & District Civic Society	Comment			Environment	Blythe Valley and Coleshill Corridor	Resist development in Blythe valley, east of town. This area of high quality landscape in Green Belt should be buffer to urban expansion. Landscape of Coleshill Corridor to west should be upgraded to help offset negative impact of HS2.	Noted. No allocations have been proposed in Green Belt east of town. Council recognise sensitivity of this area. Limited control over impact of HS2 as a national infrastructure project but Council is seeking mitigation of impact of HS2 which will include seeking landscape and environmental measures. However, these measures are outside the remit and control of the Local Plan.
DLP284	Alan Vaughton Coleshill & District Civic Society	Comment			Economy		Society will support efforts to invigorate Coleshill High Street. Seek extra parking and appropriate planning policies to assist vibrancy. Redevelopment and modernisation should be encouraged where space is available.	Noted.
DLP284	Alan Vaughton Coleshill & District Civic Society	Comment			Traffic		Planning and highway authorities need to work in partnership to address supporting infrastructure, seek ways of improving traffic circulation in and around Town and address issue of increasing traffic volumes.	Noted. The Strategic transport assessment and IDP for the Plan will address some of the highway infrastructure needs issues. Further work on Transport Issues will be undertaken.
DLP285	David Brownbridge				Supply vs Demand		At consultation meeting, supply mentioned frequently, "demand" never. Consultation information unclear as to details of estimated required supply, my estimate of housing required is 6800 houses. How can this level of housing be justified until Brexit negotiations and New Freedom of Movement Rules are introduced?	Housing need and demand were part of Objectively Assessed Housing need established through the Coventry and Warwickshire Joint Strategic Housing Market Assessment. Additional pressure from "Duty to Co-operate" to help address the Birmingham housing shortfall has added to demand and North Warwickshire falls within both the Coventry/Warwickshire and Birmingham Housing Market areas the impacts, needs and demands from which resulted in the housing need indicated. No change proposed
DLP286	Margaret Henley North Warwickshire Heritage Forum	Object	Para 10.9		Historic Environment		Historic Environment has not been considered in sufficient detail in the Draft Plan. At 10.9 the draft plan lists the numbers of sites in the Warwickshire Historic Environment Record. The Forum believes that not all of the sites have been included in this record. Some are still to be identified and will be lost under current development approval in the Borough.	Noted. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. The County Environment team receive details of applications and will raise concerns where Historic Environment issues are known. The need to undertake Historic Environment Assessments will be dealt with by the appropriate Development Management policy and planning conditions. Further work is underway on Historic Environment and will help inform Plan. No change proposed.
DLP286	Margaret Henley North Warwickshire Heritage Forum	Object			Landscape Impact		Landscapes can be particularly sensitive to inappropriate development and the Forum believes the draft plan does not emphasise the importance of these landscapes sufficiently. The Forum believes that the openness of the Arden landscape needs to be preserved. Also features in the landscape which are outside the conservation areas, historic monuments and listed buildings in the Borough, which are an integral part of the landscape and are vital to the interpretation of the sites should be protected.	Noted. The evidence base for the Plan includes a Landscape Character Assessment and the Historic Landscape assessment is included as part of the HEA. Landscape Impact is addressed in Policy LP14 in Plan. Further work is underway on Historic Environment and will help inform Plan. No change proposed.
DLP286	Margaret Henley North Warwickshire Heritage Forum	Object	Para 10.11		Buildings at Risk		The Forum believes that not enough involvement by the Borough has taken place with owners of some of the '14 designated assets' noted at risk in 10.11. Examples include Bramcote Hall, Beech House, Atherton; 6, 8 and 10 Church Street, Atherton; The Cruck Cottage, Warton; the old chapel at Hants Hall and the hatched black and white cottage at Hams Hall by the Hams Hall Environmental Centre. The Forum believes that more input from the Borough is required to save and conserve these buildings.	Noted. The Plan highlights the "Buildings at Risk" list in 10.11 but to list these in the Plan is considered unnecessary excessive detail. Responsibility for the list lies with Historic England and the information is available on-line. Encouragement is given to property owners to address these issues but the Plan has limited control and weight to enable this beyond application of flexible policies that encourage appropriate re-use and redevelopment while seeking to conserve and enhance the distinctive character, quality and distinctiveness of the historic asset.
DLP286	Margaret Henley North Warwickshire Heritage Forum	Object			Historic setting and curliages.		Conservation and protection is needed on some open spaces which are an integral part of the Heritage of the area together with green spaces and gardens attached to houses which form an integral part of the whole site. Examples of these are The Cottages and gardens at Whittington; Wickey Farm; Grendon Lodge Gardens; Well Cottage, Grove Lane, Wishaw, the Quaker burial ground in Hants Hill which need protection.	Noted. The Plan addresses impacts of proposals (planning applications) on Local and National Heritage assets setting and surrounding through the appropriate Development Management policy and use of planning conditions where necessary. Further work is underway on Historic Environment and will help inform Plan. No change proposed.

# North Warwickshire Draft Local Plan Representations

REF	ORGANISATION NAME	SUPPORT	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP286	Margaret Henley North Warwickshire Heritage Forum	Support/Comment		LP15			LP15 states that 'wherever possible, a sustainable reuse of the redundant historic buildings will be sought, seeking opportunities to address those heritage assets identified as most at risk'. The Forum is aware that this has not been the way these buildings have been dealt with, which has led to the loss of some buildings so the inclusion of this in the plan is welcomed. However the Forum believes that by taking a narrow and rigid view of what makes a building or development sustainable, opportunities may well be missed to adapt and enhance what is already there.	Noted. Unclear as to what constitutes a "narrow and rigid view" of term sustainable re-use. Will try and clarify term in RJ, noting intention is to secure a buildings continued use and survival.
DLP286	Margaret Henley North Warwickshire Heritage Forum	Object			Development and Application requirements for HEA		The draft plan states that 'all development proposals that affect any heritage asset will be required to provide sufficient information and an assessment of the impacts of those proposals on the significance of the assets and their setting'. This should be a requirement for all developments, irrespective of whether there is an identified heritage asset recorded. These need to be carried out by a qualified conservation architect who is aware of the importance of conservation issues.	Noted. However, Local Plan requirements for Development Proposals are determined by evidence and National Planning Policy framework and Guidance. In absence of specific evidence justifying a requirement the Plan will be limited to what it can require in submission of planning applications under 'validation regulations'. The National Requirements that apply to planning applications are The Town and Country Planning (Development Management Procedure) (England) Order 2015 available online for more detailed information.
DLP286	Margaret Henley North Warwickshire Heritage Forum	Object		LP15			LP15 also states that 'where a proposal would result in the partial or total loss of a heritage asset or its setting, the applicant will be required to secure a programme of recording and analysis of that asset and archaeological excavation where relevant and ensure the publication of that record to an appropriate standard'. The Forum believes this should be done as a matter of course and not 'where relevant'. Inclusion of this phrase will give developers a means to opt out of such recording and analysis. The Forum believes that these types of analysis should be carried out before any new build to ensure that hitherto unknown sites are not wilfully destroyed. If the site is then found to be of major historic interest, then the building plans must be rejected. The Forum would also like to point out that archaeology itself destroys the very thing it is recording and many sites, whether already known or are yet to be discovered, need to be left undisturbed to allow less intrusive procedures to be carried out in the future.	Noted. Disagree. The term "where relevant" relates to the relevance of the archaeological excavation element of the analysis undertaken to that part of the asset affected, particularly in cases where only partial impact. Does not enable or relate to ability or otherwise of a developer to "avoid" requirement for analysis and recording. Unnecessary to do a complete analysis or archaeological excavation of a major asset if only a very small, insignificant element is affected or potentially lost. Analysis and/or archaeological excavation should relate only to that element impacted by total or partial loss. Policy is considered clear, where a proposal would result in the partial or total loss of a heritage asset or its setting, the applicant will be required to secure a programme of recording and analysis of that asset and archaeological excavation. May include clarification in RJ to avoid confusion.
DLP287	E.On Ltd & Prologis			LP2	Settlement Hierarchy.	Lea Marston Development Boundary	Object to Policy LP2 (settlement hierarchy). Lea Marston Village should be identified as a 'category 4 village' and have a defined development boundary encompassing the existing village and land south of the village.	Noted. Settlement has no services to warrant classification as Category 4 settlement. Also currently wholly within (washed over by) Green Belt. No very special circumstances considered established to warrant Green Belt release. No change proposed.
DLP287	E.On Ltd & Prologis				Green Belt Infill village boundary.	Lea Marston	The Plan designates Lea Marston as a Green Belt 'infill' village. This designation does not offer any opportunity for the village to grow in order to meet the needs of local residents and the delivery of associated community infrastructure.	Noted. Village currently within Green Belt and benefits from no services. Not considered a sustainable location for increased development. No change proposed.
DLP287	E.On Ltd & Prologis				New Site	Land West of Hams Hall	E.ON propose land west of Hams Hall at the gateway into Hams Hall Manufacturing and Distribution Park. Bounded by Faraday Avenue to the north, an existing railway line to the East, a canal to the south and the A446 to the West. Site will form two plots due to impact of H22, comprising 3.3 hectares east of the line and 5.7 hectares to the west. A significant proportion of the east/term plots in employment use. The allocation will provide additional range and choice in an established and attractive employment location. The site has clear and established boundaries and is capable of being developed without having an adverse impact on the surrounding green belt.	Noted. Site lies within Green Belt. No Change proposed. Very Special circumstances not considered established to warrant Green Belt release. Sufficient sites currently allocated to deliver employment needs.
DLP288	Andy Stubbs Natural England	Object			HRA & SA		No evidence within SA that HRA undertaken. Note that several site allocations fall within 15km of the River Mease Special Area of Conservation (SAC) and Enso's Pool SAC and the Cannock Chase SAC Partnership Project. Recommend your authority provide evidence that you have sufficiently considered the Plan with regards to European Sites. All your policies in the local plan (including any proposed land use allocations) will need to be screened, not just some of them, and in considering the potential impacts it should use the correct European site level conservation objectives.	Further work underway will address issue. SA will note and address issue. Further clarification to text may be necessary. Board Report will address the issue.
DLP288	Andy Stubbs Natural England	Support			SA Objective 7		Natural England supports this objective, we recommend that your authority also considers geodiversity as well as biodiversity under this objective.	Noted.
DLP288	Andy Stubbs Natural England	Object					Per the outcome of your HRA, your authority will need to consider the criterion on testing the plan's policies and proposals for negative impacts on European sites as well as SSSIs. The objective should be strengthened to show that European Sites and SSSIs have been appropriately addressed. As part of the strengthening of the SA Report, there should be a recommendation that any policies or proposals that do not adequately protect SSSIs, or fully consider the impacts of development on them, should be removed from the plan or modified. It should be clearly evidenced that alternatives have been assessed where impacts on European sites/SSSIs cannot be ruled out. There is no evidence within the SA report that the impact of the plan on priority habitats has been considered.	Noted. Further work underway will address issue. SA will note and address issue. Further clarification to text may be necessary. Board Report will address the issue.
DLP288	Andy Stubbs Natural England	Comment			Monitoring		Welcome that all significant effects of the plan (as identified in the SA) appear to have monitoring proposed for them. But it is not clear how these indicators will work in practice. Examples of best practice are available elsewhere.	Noted.

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REF	ORGANISATION NAME	SUPPORT/OBJECTION	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP288	Andy Stubbs Natural England	Support			Duty to Co-operate		Recommends as part of your duty to co-operate with other local authorities, to consult the Cannock Chase SAC Partnership to help determine whether your plan will not have Likely Significant Effect on the European Site.	Noted. Consultation as part of HRA will be undertaken.
DLP288	Andy Stubbs Natural England	Support		Vision and Objectives	Objective 7		Natural England broadly supports Objective 7. Natural England recommends that as part of the overall objective, that the wording could be amended to "To protect and enhance the quality of the natural environment, which includes biodiversity, geodiversity and landscape" to strengthen the aims of the objective.	Noted. Text clarification to strengthen aims of the objective. Include text as reference in Glossary
DLP288	Andy Stubbs Natural England	Support			Objective 8		Natural England broadly supports Objective 8.	Noted.
DLP288	Andy Stubbs Natural England	Support		LP14	Natural Environment		Natural England broadly supports Policy LP14.	Noted.
DLP288	Andy Stubbs Natural England	Support		LP16	Nature Conservation		Natural England broadly supports Policy LP16. NE is unable to provide advice on the specific impacts of proposed development allocations on local sites, recommend that your authority should use locally available evidence and expertise to assess impact on them.	Noted.
DLP288	Andy Stubbs Natural England	Support		LP17	Green Infrastructure		Natural England supports this policy.	Noted.
DLP288	Andy Stubbs Natural England	Support		LP19	Local Nature Reserves		It isn't clear from this policy what the strategy will be for the named LNRS as part of the Local Plan.	Noted. Open space and recreation review underway may help inform strategy. Text clarification to strengthen aims of the policy. (To agree with EN).
DLP288	Andy Stubbs Natural England	Support		LP20	Green Spaces		Natural England recognises that your authority is currently still reviewing the strategy for green spaces. May wish to consider how the policy could consider the protection, enhancement and creation of new open spaces which will link in with the Green Infrastructure Policy.	Noted. Open space and recreation review underway may help inform strategy and address creation of new spaces. IDP and site specific proposals may also help inform new site opportunities. Text clarification to strengthen aims of the policy.
DLP288	Andy Stubbs Natural England	Support		LP31	Development Considerations		Natural England supports this policy. Your authority may wish to reference that development should not impact on designated sites so this policy can clearly be linked with those policies relating to designated sites.	Noted. Additional bullet point to reference impact on designated sites.
DLP288	Andy Stubbs Natural England	Support		LP35	Water Management		Natural England supports this policy	Noted.
DLP288	Andy Stubbs Natural England			LP39	Housing Allocations		A number of allocations fall within/adjacent to or in close proximity to Sites of Special Scientific Interest. It is important that your authority has collected sufficient evidence to determine that the housing allocations will not have any significant impact on these sites, listed below. Any allocations that will make management of nearby SSSI's less viable and where there will be significant air or hydrological related impacts should be deleted from the allocation, and we would encourage the allocation of alternative sites. Natural England recommends the deletion of any allocations that will make the management of nearby local sites less viable through urbanisation or isolation of the site. Should the allocations remain, Natural England recommends appropriate mitigation be implemented.	Concerns noted. As part of further work these issues will be highlighted and addressed.
DLP288	Andy Stubbs Natural England					Coleshill south site proposals	the River Blythe SSSI	Concerns noted. As part of further work these issues will be highlighted and addressed.
DLP288	Andy Stubbs Natural England					Dordon & Polesworth site proposals	Birches Barn Meadows SSSI and River Mease SSSI/SAC	Concerns noted. As part of further work these issues will be highlighted and addressed.
DLP288	Andy Stubbs Natural England					Land adjoining Tamworth – west of Robbey's Lane	Awecote Pool SSSI	Concerns noted. As part of further work these issues will be highlighted and addressed.
DLP288	Andy Stubbs Natural England					Land south of A6, MIRA, Caldecote	Ensor's Pool SAC/SSSI	Previously addressed in Core Strategy SA and Site Allocations SA Development Plan consultations. Concerns noted. As part of further work these issues will be highlighted and addressed.
DLP288	Andy Stubbs Natural England					Hatthill & Anselby Common – East and west site proposals	Ilings Trench SSSI and Ensor's Pool SSSI/SAC	Previously addressed in Core Strategy SA and Site Allocations SA Development Plan consultations. Concerns noted. As part of further work these issues will be highlighted and addressed.
DLP288	Andy Stubbs Natural England					Ausley Development Boundary	River Mease SAC/SSSI	Previously addressed in Core Strategy SA and Site Allocations SA Development Plan consultations. Concerns noted. As part of further work these issues will be highlighted and addressed.
DLP288	Andy Stubbs Natural England					Shutlington site proposals	Awecote Pool SSSI	Concerns noted. As part of further work these issues will be highlighted and addressed.

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REF	NAME/ ORGANISATION	SUPPORT/OBJECTION	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP288	Andy Stubbs Natural England					Warton site proposals	Birches Barn Meadows SSSI	Concerns noted. As part of further work these issues will be highlighted and addressed.
DLP288	Andy Stubbs Natural England					Wood End site proposals	Kingsbury Wood SSSI	Concerns noted. As part of further work these issues will be highlighted and addressed. However, it is considered impact likely to be negligible in this case.
DLP288	Andy Stubbs Natural England				Soils and Agricultural Land Quality		The Local Plan should give appropriate weight to the roles performed by the area's soils, as a finite multi-functional resource which underpin our wellbeing and prosperity. Decisions about development should take full account of the impact on soils. The conservation and sustainable management of soils is also reflected in the National Planning Policy Framework. Plan policies should take account of the impact on land and soil resources and the wide range of vital functions they provide in line with paragraph 17 of the NPPF, to: <ul style="list-style-type: none"> <li>• Safeguard the long term capability of best and most versatile agricultural land (Grades 1, 2 and 3a in the Agricultural Land Classification) as a resource for the future.</li> <li>• To avoid development that would disturb or damage other soils of high environmental value and, where development is proposed.</li> <li>• Ensure soil resources are conserved and managed in a sustainable way.</li> </ul>	This is an issue that is addressed in the Board Report. Information on site classification will be addressed and sustainability issue due to land proximity and limited alternatives noted.
DLP288	Andy Stubbs Natural England				Air Quality		Plan makes references to the Borough having Air Quality issues but has not made any specific policies to address this.	There are no AQMA's within Borough currently. However, the situation is being monitored and air quality assessments are undertaken. No change proposed.
DLP288	Andy Stubbs Natural England				Ancient Woodland		Your authority may wish to implement a specific Policy to protect ancient woodland and aged or veteran trees.	Policy LP16 addresses the issue of ancient woodland and veteran trees. No change proposed.
DLP289	Mike Brooks email	Object			Atherstone Allocations		Inadequate infrastructure in Atherstone to support new homes planned.	Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues.
DLP289	Mike Brooks email	Object			Traffic		Congestion on A5 and surrounding transport network. Insufficient parking in the town.	Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Infrastructure and service investment issues being addressed through the IDP and contribution by Development. This is a continual process. Board Report will address some of these issues. No change proposed.
DLP289	Mike Brooks email	Object			Employment		Insufficient jobs to provide employment in the town, will encourage commuting. Need to replace lost jobs from firm closures such as at BHS and Avondale.	Plan addresses employment need and growth through allocation of employment sites. Redevelopment of vacant sites enabled through Development Management Policies and constraint on loss of existing employment land. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. No change proposed.
DLP289	Mike Brooks email	Object			Infrastructure		Insufficient school capacity despite new TOEA. Insufficient GP services and facilities. Insufficient food retail shops and capacity. Refuse services will collapse under the pressure. Overall the proposals will damage Atherstone unless the lack of infrastructure is addressed.	Infrastructure and service investment issues being addressed through the IDP and contribution by Development. This is a continual process. Board Report will address some of these issues. No change proposed.
DLP289	Mike Brooks email	Object			Flooding		Risk of flooding off Sneyre Road fields.	Noted. Flooding risk will also need to be addressed as part of any application and Policy requires this. Development will not be permitted that increases risk of flooding over that existing currently.
DLP290	Sharon Martin	Object			New Site	Land to the North-East side of School House, Nuneston Road, Coleshill B46 2NG	Site should be included within the development boundary and excluded from Green Belt.	No development boundary close to site. Site washed over by Green Belt. Very Special circumstances not considered established to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall.
DLP290	Sharon Martin	Object					Site originally contained cottages, since demolished. New use would be same as previous. Land formed part of previous applications for change of use to one dwelling in July 1963 and change of use to dwellings in 1961, still part of the deeds available. Site benefits from lawful vehicular access granted after the land was designated Green Belt. Proposal would not involve any changes to this access or on site turning area. No increase in vehicular traffic to the site is expected as the site is for one dwelling only. Site has been used for purposes granted (parking and garden land) consistently without raising objections. The proposal would not involve removal of mature boundaries so would not impact on enjoyment of countryside or negatively impact landscape. Proposal would involve improvement of landscape through removal of builders rubble.	Current and former use noted. However, redevelopment not considered appropriate as an exception to normal Green Belt constraints. Very Special circumstances not considered established to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall.
DLP290	Sharon Martin	Object					Current development boundary does not follow clear physical features of landscape. Site was always intended for dwellings and does not add value to Green Belt currently.	No development boundary close to site. Site washed over by Green Belt. Very Special circumstances not considered established to warrant Green Belt release.
DLP290	Sharon Martin	Object			Green Belt		Site does not support Core Strategy statement of Green Belt as a vital component in protecting and enhancing the Borough as an area of pleasant countryside as the site is neither open or pleasant, containing remnant rubble of its former use. Restoring land to its former use with landscaping would not reduce Green Belt's effectiveness or be detrimental to it. Also, opportunity the site could be considered as a Green Belt infill and redevelopment opportunity.	Current and former use noted. However, redevelopment not considered appropriate as an exception to normal Green Belt constraints. Very Special circumstances not considered established to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall.

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REF	NAME/ ORGANISATION	SUPPORT/ OBJECTION	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP290	Sharon Martin	Object			Housing Need		Borough has committed to release other Green Belt land to address housing needs. This site should be included as part of that commitment. No affordable houses in the area available.	Limited Green Belt release proposed as part of larger SUE adjoining allocations. Other sites simply safeguarded not released until next Local Plan review if required. Very Special circumstances not considered established to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall.
DLP290	Sharon Martin	Object					There is a proven record of housing need in Over Whitacre since 2009 which has not been met. No allowance has been made for a Category 4 dwelling in Over Whitacre which is not realistic. However previous sites have come forward within Over Whitacre and this track record should be reflected by including Over Whitacre in the Category 4 Settlements and reflect its ability to contribute to the delivery of new housing. As no other sites are identified in Over Whitacre this site would contribute towards that supply.	Noted. Significant number of houses have been approved on brownfield exception sites or redevelopment of existing sites to address need in Over Whitacre. As part of NPPF exceptions this is likely to continue. Exceptional or Very Special circumstances not considered established to warrant Green Belt release on this site. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall.
DLP290	Sharon Martin	Object			Self Build		Am registered for self build plots but none currently available. This site could provide a 'self build' opportunity as part of the solution to the housing crisis. Borough Council have not met any of the Government Policies for self building in this area. Site has no obvious physical constraints or environmental constraints.	Noted. Self Build opportunity does not override Green Belt constraint. No change proposed.
DLP290	Sharon Martin	Object			SHLAA		The site would achieve a Green Category rating in the SHLAA as it is suitable, available within 5 years and achievable.	Noted. Exceptional or Very Special circumstances not considered established to warrant Green Belt release on this site. No change proposed.
DLP290	Sharon Martin	Object					This site can meet the needs of the SHLAA "to include as many sites as possible and not to exclude any simply because of current policy designations." The site would contribute to the supply noted in the Memorandum of Understanding with Coventry City to address Coventry's shortfall within the wider HMA. Also helps towards the 'resting' of delivery for Birmingham's shortfall.	Noted. Exceptional or Very Special circumstances not considered established to warrant Green Belt release on this site. No change proposed.
DLP290	Sharon Martin	Object					PPG notes the SHLAA aim is to identify as many sites with housing potential as possible in the study areas including a range of different sizes and opportunities. It is considered this site meets the SHLAA requirements in factors including Market factors, cost factors and delivery factors. The site would also contribute towards the Council's current 5 year housing shortfall.	Noted. Exceptional or Very Special circumstances not considered established to warrant Green Belt release on this site. No change proposed.
DLP290	Sharon Martin	Object			Adopted Core Strategy		Site meets the objectives in the Core Strategy Spatial Vision, "accommodating development in a balanced and sustainable way... to give a choice of tenure and location."	Site not considered a sustainable location. Exceptional or Very Special circumstances not considered established to warrant Green Belt release on this site. No change proposed.
DLP290	Sharon Martin	Object			Windfall		Site contributes to shortfall as a windfall site.	Site not considered a sustainable windfall opportunity. Exceptional or Very Special circumstances not considered established to warrant Green Belt release on this site. No change proposed.
DLP290	Sharon Martin	Object			Very Special Circumstances		1) Primarily health and personal factors justifying release of the site for housing. 2) The site's former history as residential. 3) The site's existing use as parking with access. 4) The adjacent existing uses (dwelling and domestic curtilage). 5) Restoring land to its former use as dwelling will not impact on openness, or reduce Green Belts effectiveness, or be detrimental to it.	Noted. Exceptional or Very Special circumstances not considered established to warrant Green Belt release on this site. No change proposed.
DLP291	Jennifer Evans	Support					General Support for Policies LP1-LP40. Support for Policy LP31.	Support noted.
DLP291	Jennifer Evans	Support and Comment					Site allocation, land adjoining Tamworth west of Robey's Lane. Able to support the development only if keep current proposal that the primary access will NOT be via Robey's Lane. If traffic does impact Alvacote, I would expect discussions to take place to compensate residents for loss of employment of their current rural, secluded properties due to traffic increase. If residents are going to support a large development, impacting the rural aesthetic, they should enjoy some of the benefits of living in a less rural area, such as superfast broadband, a regular bus route or a gas supply to Alvacote. These improvements would mitigate Alvacote's loss of no longer remaining a rural hamlet on the outskirts of Tamworth. I am pleased to see attention will be given to Alvacote Wood to prevent or mitigate potential impacts.	Noted. Representation forwarded to current planning application PAP20170257
DLP291	Jennifer Evans	Support and Comment			IDP		IDP - See comments above	Noted. Representation forwarded to current planning application PAP20170256

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REF	ORGANISATION NAME/	SUPPORT OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP292	T Summerfield & B Chaburn	Object			New Site	Land at St John's Spiney Gun Hill New Arley	<p>Given wider housing needs pressures from Coventry, Birmingham and Tamworth, the site is considered a suitable site to be deleted from the green belt and included within the settlement boundary. The site will help provide towards the supply of smaller sites in sustainable locations. This avoids over-reliance on large strategic sites. Note the current SHLAA states that windfall allowance has not been included due to lack of robust evidence, whereas current trajectory includes an allowance which is contradictory. The windfall figure of 60dph is not underpinned by sufficient evidence, supporting the release of small "quick win" sites such as this. A systematic review of current development boundaries is necessary. Continued reliance on existing boundaries and limits of the green belt is no longer sustainable. Para 83 of NPPF supports this approach and Para 85 notes "When defining boundaries, local planning authorities should... not include land which it is unnecessary to keep permanently open...". Whilst the Borough's Green Belt review paper seeks to address this part of the NPPF, the macro-scale approach needs developing further as part of a full review of development boundaries pursuant to LP2.</p> <p>Continued from above: It is quite feasible for low quality land around settlements to be removed from green belt to provide towards development needs without compromising the objectives of green belt under the NPPF, and that is considered to be the case with this site. It is read as part of the settlement more than it is as part of the countryside and the green belt, with mature woodland to its northern and eastern boundaries, restricting any views of the site from these directions (i.e. from the countryside and from within the green belt). It fails to contribute to the feeling of openness (i.e. an absence of built form) given it is developed on the edge of a village and its landscape setting is most certainly urban fringe. It is considered unnecessary to keep this land permanently open. The development of this site at circa 28dph could generate up to 10 dwellings towards the housing supply, for social and economic gain without compromising the environmental qualities of the Borough, in this case the purpose of green belt keeping the settlements within the Borough separate from the wider West Midlands conurbation.</p>	<p>Noted. Exceptional or Very Special circumstances not considered established to warrant Green Belt release on this site. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall.</p>
DLP292	T Summerfield & B Chaburn	Object			New Site	Land at St John's Spiney Gun Hill New Arley	<p>Continued from above: The land is of low visual environmental quality and development of it would be read as a sustainable extension to the village as opposed to an incursion into the open countryside, reducing the separation between settlements.</p> <p>It is noted that emerging policy LP11 would affect this site. The policy, as currently written, seeks to protect all employment land. This is both unfeasible and disproportionate for small sites such as my clients: if it becomes necessary to consider alternative uses. This approach is at odds with the increasingly permissive regime of permitted development rights allowing other commercial, retail, residential and flexible uses – particularly in rural locations. This absolute protection is not supported by evidence that demonstrates a significantly negative context for the rural economy presently exists and there is a subsequent need to protect every single employment premises at all costs. Many vacant premises exist even on larger sites in settlements higher in the hierarchy, and are struggling for a tenant. Imposing the financial burden of marketing and delay (including wasted business rates) is inappropriate beyond the larger, purpose built industrial and business parks.</p>	As above
DLP292	T Summerfield & B Chaburn	Object			New Site	Land at St John's Spiney Gun Hill New Arley	<p>Continued from above: The land is of low visual environmental quality and development of it would be read as a sustainable extension to the village as opposed to an incursion into the open countryside, reducing the separation between settlements.</p> <p>It is noted that emerging policy LP11 would affect this site. The policy, as currently written, seeks to protect all employment land. This is both unfeasible and disproportionate for small sites such as my clients: if it becomes necessary to consider alternative uses. This approach is at odds with the increasingly permissive regime of permitted development rights allowing other commercial, retail, residential and flexible uses – particularly in rural locations. This absolute protection is not supported by evidence that demonstrates a significantly negative context for the rural economy presently exists and there is a subsequent need to protect every single employment premises at all costs. Many vacant premises exist even on larger sites in settlements higher in the hierarchy, and are struggling for a tenant. Imposing the financial burden of marketing and delay (including wasted business rates) is inappropriate beyond the larger, purpose built industrial and business parks.</p>	<p>The Plan Policy deals with issues beyond permitted development rights. Level of detail inappropriate for Local Plan. If site is in current employment use then it will benefit from a level of pd rights, unaffected by Local Plan. However, if proposal goes beyond pd right allowances then Local Plan policy will apply, requiring loss of use to be justified and evidenced, given need to maintain and diversify rural employment opportunities and provision. No change proposed.</p>
DLP292	T Summerfield & B Chaburn	Object		LP11	New Site		<p>Isolated rural employment sites cannot compete in a modern climate with those locations better served by transport and service infrastructure, such as Birch Coppice and Hams Hall, and hence the protection should relate to the established business parks/industrial estates as defined on the Proposals Map. Given their better connections, there is a more real prospect of re-occupation of premises for employment purposes. Notwithstanding this, one only need look at the next 'tier' of employment sites in Atherstone, Nuneaton, Tamworth, Coleshill and Birmingham to see that even there – despite better connectivity compared to rural villages – many vacant premises exist and are struggling for a tenant. Hence imposing the financial burden of marketing and delay (including wasted business rates) is inappropriate beyond the larger, purpose built industrial and business parks.</p>	<p>Disagree. Small employment sites and opportunities can often serve local needs and their loss can impact on rural employment and economic growth opportunities. Existing identified sites can provide location for many small scale sites to aspire and relocate to, from premises/properties such as this. Vital for rural economy. Note Policy does not prevent small scale redevelopment based on pd rights or Para 89 NPPF Green Belt exceptions. No change proposed</p>
DLP293	T Summerfield & B Chaburn	Object		LP2			<p>Unclear on what basis the settlements are categorised as 'local service centres' and 'other settlements with a development boundary', with no apparent evidence base to inform this settlement hierarchy. Comprehensive review of development boundaries required to address needs and shortfall. Include "quick win" small sites for delivery and flexibility.</p>	<p>Settlement hierarchy based on review and update or earlier settlement assessments that accorded settlement position in hierarchy based on level of services and infrastructure available to the settlement. Part of overall evidence base. Development Boundaries have been reviewed to include the proposed Site Allocations within them, and, where appropriate, planning consents granted. No change proposed.</p>

# North Warwickshire Draft Local Plan Representations

REF	ORGANISATION NAME	SUPPORT/OBJECTION	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP293	T Summerfield & B Chaburn	Object			Category 4 settlements		Arbitrary "Cap" of 10 units on size of windfall developments appears without justification.  Part A "small in scale"... requires definition, whilst text "adjacent to a village" excludes affordable exceptions sites on edges of Category 1 and 2 settlements, where it is most sustainable. The policy, as a whole, fails to deal with the approach to rural based development in the countryside, including barn conversions. This omission creates a conflict with the Category 5 section of the policy for a barn conversion application, whilst the policy fails to confirm that appropriate development for agriculture, forestry, equestrianism, tourism, sports and recreation will be supported, following the Matthew Taylor Report (as alluded to at para. 7.3). This policy should deal with the spatial distribution of development of all kinds -- not just housing and employment.	Threshold of 10 units reflects differentiation between major and minor applications in a rural Borough. 'Cap' also used by National Planning Policy Guidance such as S106 and Affordable Housing requirements thresholds. No change proposed.  Term 'small in scale' will depend on circumstances of case and site/settlement. Difficult to give precise definitions where situations may differ and change. Unnecessary detail and unnecessary need to repeat NPPF Policy and Guidance. Part B provides some of clarification and explanation sought. No change proposed.
DLP293	T Summerfield & B Chaburn	Object			Category 5 settlements		Policy generally follows NPPF but continued reliance on existing limits of the Green Belt is no longer sustainable. The Green Belt review paper is noted but its macro scale approach needs developing further as part of a full review of development boundaries pursuant to LP2. It is quite feasible for low quality land around settlements such as Piccadilly, Kingsbury or the two Arleys to be removed from green belt to provide towards development needs, without compromising the objectives of Green Belt under the NPPF. Equally, sites around Water Oton and Cotes Hill might warrant greater protection in order to prevent the very real threat of coalescence.	No change considered necessary at present time. Exceptional or Very Special circumstances not considered established to warrant major Green Belt release currently. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP293	T Summerfield & B Chaburn	Object		LP3			This policy appears to be a 'valued' Green Belt designation, with its intent to prevent the merging of settlements. However the policy does not appear capable of surviving beyond the Plan period without review. Given the need to surrender Green Belt elsewhere, continuing pressure on land to the south of the A5 for employment needs, and the 'meaningful gap' contiguous with the existing Green Belt designation; a case for extending the Green Belt this far north could be made.	Disagree. Although similar to Green Belt objectives the principal reasoning is to maintain separation of settlements. This is a long established Planning Best Practice approach through use and maintenance of "Strategic Gaps". Part of Gap has been impacted by recent Planning Appeal which will inform area to be designated. Board report will cover Meaningful Gap and refer to this issue in more detail. No further change proposed.
DLP293	T Summerfield & B Chaburn	Object		LP5	Meaningful Gap		Policy needs restructuring/rewording, with 'there will be' followed by an aspiration (second bullet). There is no objection to the OAN for the Plan period in principle, although the deliverability of this need and the requirement to maintain a 5 year rolling supply may result in the need to allocate more so to demonstrate a supply at adoption (and thus a sound Plan).	Noted. Text may be clarified. Plan period will be extended to address this issue and provide a full 15 years from Adopted Plan start date, and maintain a 5yr rolling supply.
DLP293	T Summerfield & B Chaburn	Object		LP6			The quantum of special needs housing (for the aging population) seems to be an arbitrary figure (10%) without any regard to viability of development schemes across the Borough. The need for such accommodation is generally couched in the desire to downsize from larger dwellings to smaller houses or bungalows. In these circumstances the occupants would not qualify for affordable housing given their existing capital/income. Ergo, it will be rare for any of the special needs housing to be accommodated within the affordable housing element (notwithstanding that this 40% requirement conflicts with the fact it could be 30% or 40% as required under policy LP9). The effect of this policy, therefore, would require 30-40% affordable housing and a further 10% special needs housing (up to half of the overall total) of any particular site above 100 dwellings. Experience suggests that land values are not sufficiently high in the Borough, or anywhere in the wider region, to sustain this policy requirement.	Policy is flexible to reflect different needs for differing sites and areas. Special needs requirement applies to all types and tenure of housing not simply 'affordable'. Covers wide category of special needs adaptable housing from disabled to elderly adaptations and accessibility. Some evidence available in the Borough's housing strategy and CWP/IMA (Cipt 10 Nov 2013), which defines the key special needs groups. Further work may be necessary to better define or explain the term in the Plan. Some delivery has already come forward to address needs. No change proposed but term will be clarified in Glossary.
DLP293	T Summerfield & B Chaburn	Object		LP7			The densities of 30dph and 50dph are aspirational and there does not appear to be evidence underpinning this policy which demonstrates such targets are achievable. It is suspected that such figures are being used to assess the capacity of allocations under LP39 and thus this could have significant ramifications for the soundness of the Plan.	Densities of 30dph are fairly conservative when compared with actual development density delivery and 50 dph within central urban development sites is also not uncommon. In addition allocated sites within LP39 are reduced further by threshold from gross to 60% net for sites over 150 units and 70% net for sites less than 150 units. Sites less than 10 is 100%.

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REF	ORGANISATION NAME/	SUPPORT/OBJEC	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP293	T Summerfield & B Chaburn	Support		LP8			<p>The recognition of windfall contributing to supply is welcomed, but the strategy for development (particularly LP2) must facilitate consistent delivery of windfall sites across the Plan period in order for 60 per annum to be sound. As availability of such sites dries up, the ability to maintain a rolling supply will be put into jeopardy (given 60 dpa represents nearly a quarter of the Borough's annual need (23%), adjusted to exclude allocations for Coventry, Birmingham, etc.)</p> <p>Policy needs restructuring. "On schemes of 10 or more dwellings, 1-30% of housing provided on-site will be affordable 2, except in the case of Greenfield (previously agricultural use) sites where 40% or more... when the PPC states "...more than 10..." (i.e. 11 or more). This makes the policy unsound. Furthermore, it is unreasonable to base requirements on gross housing numbers, particularly when reliance on windfall sites is real. The inclusion of "net" would address this. The definition of greenfield is incorrect as greenfield means previously undeveloped land (see Annex 2 of the NPPF). If it is intended to only capture agricultural land, then "greenfield" should be omitted from the policy. However this creates a loophole in that a prior change of use to, say, sports or equestrian use, would then circumvent the need to provide 40%. Finally, whilst the 100% affordable housing need in the SHMA is noted, 30% or 40% does not appear to be underpinned by viability work. Even greenfield sites are often unviable at 30%, let alone 40%, and the Council appears to be pursuing a target which cannot be met in the modern economic climate.</p>	<p>Noted. Evidence available indicates windfall will continue and can support housing delivery. Windfall is assessed at a conservative level and are expected to continue. Sufficient sites currently allocated to deliver OAM and address additional Birmingham shortfall. No change proposed.</p> <p>Agents, landowners and developers seek to justify increases in site profit percentages year on year (from 10% in 2007/8 to 12.5 in 2009 to 17 to 20 in 2015 now 25% expectations) based on the premise this is the "industry norm", applying average or reasonable expectation based on industry comparisons. Approach appears to suggest that this continuous increase in profit margins is sacrosanct and cannot be redirected towards social, affordable housing or other infrastructure provision, which is seen as automatically "unviable" and must be reduced without argument (despite earlier lower profit expectations being accommodated as a "norm"). This is considered unreasonable. Why are the increasing profit margins not equally arguable as "non-viable" where the expectation is far too high to be truly reasonable or necessary? SHMA viability assessments take a number of issues into account to address site and affordable housing viability. Percentage proposed is considered a reasonable starting point for negotiation. Policy is applied flexibly not rigidly in accordance with NPPF and National Planning guidance.</p>
DLP293	T Summerfield & B Chaburn	Object		LP9	Tenure split		<p>The target affordable housing tenure mix of 85% rent to 15% intermediate does not provide flexibility. It also does not appear to be underpinned by evidence from a SHMA (particularly as the Borough accepts they are part of a wider HMA).</p> <p>Para. 8.16 – suggest that offering to the local letting list first is inappropriate for 'overspill' from adjoining authorities, with these developments of strategic scale and relevance to the adjoining authority, not the Ward affected.</p> <p>Protection of all employment land is unfeasible and disproportionate for small businesses if it becomes necessary to consider alternative uses for their premises. This approach is at odds with the permissive regime of permitted development rights allowing other commercial, retail, residential and flexible uses – particularly in rural locations. The absolute protection should relate to established business parks/industrial estates where there are better transport connections and supporting services, and thus a real prospect of re-occupation of premises for employment purposes. Isolated rural employment sites cannot compete in a modern climate with such locations and imposing the financial burden of marketing and delay (including wasted business rates) is inappropriate. Suggest that the sites protected are those listed in LP12, with the two policies merged.</p>	<p>Disagree. No differentiation in need is expressed. Policy is worded flexibly "where practicable" and subject to viability assessment. No change proposed.</p>
DLP293	T Summerfield & B Chaburn	Object		Para 8.16			<p>Para. 8.16 – suggest that offering to the local letting list first is inappropriate for 'overspill' from adjoining authorities, with these developments of strategic scale and relevance to the adjoining authority, not the Ward affected.</p>	<p>Noted. Circumstances will depend on merits of case. However, Plan priority is to address North Warwickshire affordable housing needs first. No change proposed.</p>
DLP293	T Summerfield & B Chaburn	Object		LP11			<p>The Plan Policy deals with issues beyond permitted development rights. Level of detail inappropriate for Local Plan. If site is in current employment use then it will benefit from a level of pd rights, unaffected by Local Plan. However, if proposal goes beyond pd right allowances then Local Plan policy will apply, requiring loss of use to be justified and evidenced, given need to maintain and diversify rural employment opportunities and provision. No change proposed.</p>	<p>The Plan Policy deals with issues beyond permitted development rights. Level of detail inappropriate for Local Plan. If site is in current employment use then it will benefit from a level of pd rights, unaffected by Local Plan. However, if proposal goes beyond pd right allowances then Local Plan policy will apply, requiring loss of use to be justified and evidenced, given need to maintain and diversify rural employment opportunities and provision. No change proposed.</p>
DLP293	T Summerfield & B Chaburn	Object		LP13			<p>The re-use provisions of this policy would conflict with LP11 where the premises concerned were a B1, B2 or B8 use. Furthermore, the closing paragraph imposes restriction not sustained at a national level, requiring a sequential consideration of uses where the NPPF is more permissive in letting market forces drive re-use of existing rural buildings. Analysis of consents given since 2006 under similar saved policy provisions would suggest very few or no community facilities have been secured by this approach, and very few employment opportunities. The former guidance in PPS7 is not reflected in the NPPF, and thus this policy is inconsistent with it.</p>	<p>Disagree. Do not consider a conflict occurs. If properties in question have already been converted or changed use to B1/B2/B8 uses and a further change of use/redevelopment is sought for residential or other non employment generating uses then they are no longer affected by Policy LP13 but by Policy LP11. Farm diversification has, in effect, already occurred. No change proposed.</p>
DLP293	T Summerfield & B Chaburn	Object		LP15	Conserving the Historic Environment		<p>The section on 'Conserving the Historic Environment' states:          "Where a proposal affects the significance of a heritage asset, including a non-designated heritage asset, or its setting, the applicant must be able to demonstrate that:          i) all reasonable efforts have been made to sustain the existing use; find new uses or mitigate the extent of the harm to the significance of the asset; and,          ii) the works proposed are the minimum required to secure the long term use of the features of the asset that contribute to its heritage significance and interest are retained. Where a proposal would result in the partial or total loss of a heritage asset or its setting, the applicant will be required to secure a programme of recording and analysis of that asset and archaeological excavation where relevant and ensure the publication of that record to an appropriate standard. (emphasis added)          This wording allows for a development adjacent to a heritage asset to unacceptably harm its setting, and thus its significance, but still accord to the policy if attempts have been made to mitigate the impact – even where its setting is totally lost. This fails to draw in the consideration of public benefits and the balancing exercise required in heritage terms (as confirmed by recent high court rulings).</p>	<p>Disagree, clarification sought on interpretation from English Heritage. Further work on HE assessment of Historic setting underway and will inform Plan. Policy must be read as a whole. Only where the proposal has been justified and evidenced that it outweighs the Historic Assets degree of significance and the impacts on the setting of an asset will the subsequent criteria for demonstrating efforts to sustain existing use, find new uses and ensure works are minimum necessary will apply. Does not pre-suppose that development with unacceptable impact will automatically be allowed, simply because that have submitted supporting evidence and assessments. If considered that proposal has an unacceptable impact this will be sufficient to warrant justifiably refusal. No change proposed. Clarification may be added to RL.</p>

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REF	ORGANISATION NAME/	SUPPORT/OBJEC	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP293	T Summerfield & B Chaburn	Object		LP21			<p>In respect of the restriction on A2, A3 and A5 uses, this appears to be based on perception as opposed to evidence. Para. 11.4 states that "poor health and in particular obesity, is an issue throughout the Borough", but with some local high concentrations. In addition there is increasing concern over betting"; but no evidence appears to support these claims. Recent changes to other legislation are stemming the gain of betting and cash shops, whilst permitted development changes also provide control. However, there must be an evidence base to demonstrate that additional premises in that use in that particular area would be harmful to the vitality of the town/local centre. Similarly, this would be applicable to takeaways, restaurants and cafes – the latter of which are arguably important in maintaining the vitality of a centre and should in fact be encouraged – not resisted.</p>	<p>Current evidence based on assessment of existing uses. Current indices of deprivation available indicate health, poverty and obesity indicators across Borough. No specific perception expressed beyond avoidance of high concentrations, which addresses issues of health, poverty, town centre viability and vitality, to avoid loss of retail choice and availability and economic health. National research has shown links between increase in numbers of fast food outlets and obesity see - <a href="http://www.bmj.com/content/348/bmj.g1464">http://www.bmj.com/content/348/bmj.g1464</a> No change proposed. Other authorities successful in applying restrictions, Birmingham, Gateshead and Barking and Dagenham in east London where evidence of high rates of obesity, poverty coincide with high incidence of fast food takeaways, betting shops and payday loan outlets, with the aim of limiting the amount of such businesses where these impact on vitality, viability, health and financial security/stability of town centres or associated areas. No change proposed.</p>

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REF	ORGANISATION NAME	SUPPORT/ OBJECTION	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP293	T Summerfield & B Chaburn	Object		LP23			Given all services and facilities will contribute to the functioning of the settlement in varying degrees; the structure needs further consideration as it is presently disproportionate by way of an absolute requirement with at 4 criteria - particularly (a) which requires re-siting of the service/facility in all cases (an inappropriate financial burden where the loss of the service/facility would not compromise the day to day lives of the community and thus can be sustained). Suggest change: "Development proposals, where sufficiently large and it is feasible, will be expected to provide."	Noted. Potential need for RJ clarification in para 11.6. Loss of services and facilities is an important issue in smaller service settlements. This is a particular issue for the last remaining service or facility of a use such as retail. Policy still flexible in allowing loss through change of use where replacement provision made or evidence of availability elsewhere or no realistic prospect of alternative service is likely and loss will not harm vitality. No further change proposed.
DLP293	T Summerfield & B Chaburn	Object		LP24			Missing word under Safeguarding of Rail/Routes: "...to allow for the re-instatement of the route or if this is not possible then as a recreational cycle route". Notwithstanding this, re-instatement of rail routes should be based on a likelihood of them providing a passenger or freight service. There is little evidence of passenger demand for either of the routes, with questionable likelihood of the Backsley Colliery site being used for freight given (a) the low lake up of Birch Coppice and (b) its disconnect to the strategic road network.	Noted. Disagree. Policy already notes "where appropriate to the area and to the development". No change proposed.
DLP293	T Summerfield & B Chaburn	Object		LP27			Generally the allocations are logical extensions to existing settlements. Consideration should be given to developments around the edge of Nuneaton which facilitate transport improvements to both authorities, such as securing a link between Plough Hill Road and Coleshill Road, and Church Road and Mancetter Road. A similar approach is noted at the former Orchard Colliery site at Dordon. As Appendix B is omitted from the draft Plan, it is difficult to ascertain whether there is a suitable mix of allocations (i.e. small and large sites, greenfield and brownfield, infrastructure requirements, etc.). However it is clear from recent appeal decisions that the larger allocations/SUEs cannot be counted early on in the trajectory, or in their entirety. The land to the east of Polesworth/Dordon for 2000 houses will span Plan periods, with average build out rates for such an allocation (assuming 2 housebuilders) of circa 80-90 opa (i.e. 1,200 to 1,350 across this Plan period). It seems quite likely that, coupled with other sites of 1000+, that some 1,000-1,500 dwellings projected will not be delivered in this Plan period, ergo more sites are required to deliver the OAN for this Plan and ensure soundness. Circa 49% of housing for the Plan period is to be provided by way of SUEs.	Noted. Agreed. Text amendment to clarify Policy.
DLP293	T Summerfield & B Chaburn	Object		LP39			Continued from above: A greater number of small and medium sized sites appear to be required in order to maintain both 5 year supply and ensure the overall needs are met, and there is ample opportunity (land) across the Borough under the SH-LAA which could facilitate this. Release of further green belt may be necessary to deliver these needs in the most sustainable fashion; but it appears that selective releases of lower value Green Belt, which it is unnecessary to keep permanently open, could offer considerable assistance here.	Noted. Allocations such as at Haristill and Ansley Common address issues raised. Plan also includes a number of smaller allocations in addition to major significant SUEs. Current sufficient 5 year supply healthy and current evidence shows no issue of delivery affecting applications coming forward. No change proposed.
DLP293	T Summerfield & B Chaburn	Object		LP40			With current supply, based on the latest HMA and FOAN, at circa 3.0 years; there is a need to significantly boost supply now by bringing forward a number of smaller 'quick win' sites to restore the rolling 5 year supply and allow for the extended lead in times on the larger sites	Noted. Allocations such as at Haristill and Ansley Common address issues raised. Plan also includes a number of smaller allocations in addition to major significant SUEs. Current sufficient 5 year supply healthy and current evidence shows no issue of delivery affecting applications coming forward. No change proposed.
DLP293	T Summerfield & B Chaburn	Support and Comment		LP1			Add flexibility - "Quality of Development/Place - all development proposals must, where feasible and viable to do so, ....."	Noted. Plan should be read as a whole. Other Policies provide necessary flexibility. No change proposed.
DLP293	T Summerfield & B Chaburn	Object		Category 4 settlements			Settlement categorisation is unclear between local service centres and other settlement with a development boundary - no apparent evidence base. Comprehensive review of development boundaries required to address needs and shortfall. Include 'quick win' small sites for delivery flexibility. Policy as a whole fails to deal with rural based development including barn conversions. This omission creates conflict with Category 5 section of Policy for barn conversions and fails to confirm that appropriate development for agriculture, forestry, equestrianism, tourism, sports and recreation will be supported following the Matthew Taylor Report. This policy should deal with spatial distribution of development of all kinds, not just housing and employment.	Settlement hierarchy based on review and update or earlier settlement assessments that accorded settlement position in hierarchy based on level of services and infrastructure available to the settlement. Part of overall evidence base. Development Boundaries have been reviewed to include the proposed Site Allocations within them, and, where appropriate, planning consents granted. Plan should be read as whole. Unnecessary duplication and cross reference. Other development management and Farm Diversification Policies relate to Rural Barn conversion proposals. No change proposed.
DLP293	T Summerfield & B Chaburn	Object		Category 5 settlements			Arbitrary cap of 10 units on size of windfall developments appears without justification.	Noted. Small in scale will depend on site circumstances, settlement size and character, need identified so to retain flexibility an arbitrary threshold will not be applied. No change proposed.
DLP294	Caroline Hogarth	Object		Scale		Polesworth and Dordon development	Object particularly to Dordon, Polesworth development. Inappropriate scale, will have huge impact over wide area. Combined impact of Tamworth's and North Warwickshire's housing does not appear to have been taken into account including stresses on some infrastructure and services.	Noted. Larger Proposals still reflect current Settlement hierarchy targeting development in larger more sustainable settlements and locations. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Board Report will address some of these issues. No change proposed.

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REF	ORGANISATION NAME/	SUPPORT/OBJECTION	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP294	Caroline Hogarth	Object					Health care and education services already struggling to meet demand. Limited shops available in the villages.	Necessary infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Board Report will address some of these issues. No change proposed.
DLP294	Caroline Hogarth	Object			Parking		Limited parking and public transport provision which is not a realistic alternative.	Development Management policies will ensure sufficient parking provision is provided within new developments. On larger site proposals Public Transport services will be encouraged and supported through S106 Obligations and financial contributions, requiring early commencement to encourage use.
DLP294	Caroline Hogarth	Object			Traffic		In absence of improved public transport, heavy traffic impact will occur. New Relief Road will access onto A5 and one of worst bottlenecks on A5. Surrounding rural road network insufficient to accommodate potential traffic. Many historic and fragile single trade canal and river bridges may be impacted/damaged. Unsustainable proposals which will inevitably generate increased car traffic/travel.	Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Infrastructure and service investment issues being addressed through the IDP and contribution by Development. This is a continual process. Board Report will address some of these issues. No change proposed.
DLP294	Caroline Hogarth	Object			Environmental impact		Several uncommon animal and plant species within site need protection. Several areas nearby subject to flooding. Reducing Green Spaces and reducing ability to absorb rainfall and increase run off will increase flood risk.	Noted. Impact on ecology and natural environment will be addressed through compensatory measures such as Biodiversity offsetting contributions. Proposals will include areas of habitat retained and conserved as Local wildlife sites. Proposals will be required to address flooding issues to ensure current run-off is not increased and flood storage and preventative measures will be an integral part of larger proposals.
DLP294	Caroline Hogarth	Object					Will impact setting of listed Dordon Hall and ancient Leonard's Cross.	Noted. Further work underway to address setting of Historic Assets. Board Report will address some of these issues. No change proposed.
DLP294	Caroline Hogarth	Object		LP39			Object. No comment.	
DLP294	Caroline Hogarth	Object		LP40			Object - Concerns over further large scale development close to A42M42 bottleneck, particularly once HS2 affects area. No provision for small scale employment units amongst residential areas, to reduce car travel.	Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed.
DLP294	Caroline Hogarth	Object			IDP		IDP/SA see earlier replies regarding inadequate infrastructure and services.	Infrastructure and service investment issues being addressed through the IDP and contribution by Development. This is a continual process. Board Report will address some of these issues. No change proposed.
DLP295	Kate Barren	Object				Ansley Common/Hartshill Allocations	Insufficient advertising of consultation.	Disagree. Plan consultation advertised in a number of ways through North Talk delivered to all Borough properties, on-line consultation and direct letter or e-mail to over 2000+ individual consultees, agencies and contacts. Also advertised in Local press and consultation period extended over 12 weeks with numerous public drop in sessions including evenings and weekends.
DLP295	Kate Barren	Object					Scale of Proposals too large for Ansley Common.	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Ansley Common and Hartshill are treated as a combined service settlement. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Board Report will address some of these issues. No change proposed.
DLP295	Kate Barren	Object			Infrastructure		Insufficient health, dentists, and GP services available. Schools - insufficient capacity in local schools.	Further infrastructure will be delivered through financial contributions and work is ongoing to inform IDP and site proposal requirements. Board Report will address some of these issues. No change proposed.
DLP295	Kate Barren	Object			Traffic Impact		Traffic impact, particularly around schools. There is insufficient parking provisions for additional housing resulting in congestion. Transport network already heavily congested and cannot cope with additional traffic generating pollution.	Local Plan Strategic Transport assessment aims to address the traffic and transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed.
DLP295	Kate Barren	Object			Drainage		Existing drainage problems at Ansley Common. Drainage system and drains need thorough review before plans are approved. Additional surface water run off will increase current problems.	Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. Development will not be permitted that increases risk of flooding over that existing currently. Where specific site and/or area problems are highlighted the Site Proposals and IDP will note the need to address the issue. The Board Report will address some of these issues. No further change proposed.
DLP295	Kate Barren	Object			Rural Environment and Wildlife		Former disused rail track at rear of property is used by walkers and cyclists plus noted in rambling leaflets. Moor Wood contains variety of birds nests, species and should not be forced to move. Removal and loss of hedgerows and trees will affect the eco-structure and lead to more pollution.	Noted. Former route is not a Public right of Way, but may be an opportunity to encourage its inclusion as part of Site Proposals and enabled by development. Concerns over natural environment impact are noted and Plan Policies require proposals to address impact through protection of ecologists/species where possible and conserve, enhance and retain nature conservation features as part of any development. Bio diversity Offsetting may also be applied to address impacts on Nature Conservation. No change proposed.
DLP295	Kate Barren	Object			Local Community		Community is semi-rural interacting in shop, allotments etc. Proposal will turn area into a large sprawling estate that will destroy the community as housing on a vast scale is impossible to integrate into a village community.	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Ansley Common and Hartshill are treated as a combined service settlement. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Board Report will address some of these issues. No change proposed.

# North Warwickshire Draft Local Plan Representations

REF	ORGANISATION NAME	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP295	Kate Barren	Object			Roads & Access	Ansley Common Allocations	Access to estate will involve demolition of my neighbours and potentially my house which is worrying. Roads are busy and additional heavy vehicles for quarry and logistics will put enormous strain on road systems. Vital a review of the road system and any changes to facilitate construction is undertaken before construction starts. No alternative options appear to have been considered or appraised. Consultation process poor, not written in Plain English. No effort to reach "hard to reach" groups. Does not meet any recognised standards for public consultation such as consultation principles published by Cabinet Office.	No details of access to site proposals yet determined or whether specific properties will need to be acquired in order to demolish. Local Plan Strategic Transport assessment aims to address the traffic and transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed. Alternative Options were considered through the Growth Options paper. Disagree with consultation comment. Wide consultation undertaken including article in North Talk delivered to all households and drop in sessions for public to come and discuss Plan and issues with Officers. Sessions held outside office hours and weekends to enable access for hard to reach groups as well as meetings at rural Hubs. Wide range of individuals, consultants and agencies directly contacted to maximise consultation principles published by Cabinet Office are non-statutory and not wholly applicable to consultations on large complex documents such as Local Plans. Nevertheless, plain English and avoidance of acronyms was applied as much as practically possible.
DLP296	Sue Eaton	Object		LP1-40			I believe there are alternatives to many of Policies proposed which are not demonstrated have been considered prior to arriving at Policies in Plan.	Alternative Strategic Options were considered through the Growth Options paper, which were subject to Sustainability Appraisal. Reasonable Site Alternatives have also been assessed through the Sustainability Appraisal and published for information/evidence base. Sustainability Assessment also assesses alternative options. No change proposed. Noted.
DLP296	Sue Eaton	Object				Polesworth Dordon Allocation	Object to Proposals	
DLP296	Sue Eaton	Object			Core strategy changes		Changes to 2014 Core Strategy have no clear justification. No consideration of alternative options and appraisal of these options.	Alternative Strategic Options were considered through the Growth Options paper, which were subject to Sustainability Appraisal. Reasonable Site Alternatives have also been assessed through the Sustainability Appraisal and published for information/evidence base. These along with the increased housing requirement identified in the OAHN and impact of Birmingham Shortfall are the evidence justifying the change in strategy and policy. No change proposed.
DLP296	Sue Eaton	Object					Inadequate infrastructure to support housing development of this scale and LDP supporting the Plan is lacking in detail with no risk assessment of likelihood of achieving funding required for infrastructure.	IDP is an ongoing process. Further work underway with service providers will inform IDP and Plan and address delivery. Board Report addresses some of these issues. No change proposed.
DLP296	Sue Eaton	Object		LP40			Object to Proposal. Only one perspective and no alternative options demonstrated or appraised.	Alternative Strategic Options were considered through the Growth Options paper, which were subject to Sustainability Appraisal. Reasonable Site Alternatives have also been assessed through the Sustainability Appraisal and published for information/evidence base. No change proposed.
DLP296	Sue Eaton	Object		IDP			No evidence of consultation with Statutory bodies e.g. NHS or WCC for education. IDP is directly contradicted by WCC consultation on Education Sufficiency Strategy. The Plan (IDP) does not demonstrate a credible likelihood of delivery therefore, along with Local Plan, should not be approved.	Disagree. All relevant service providers, infrastructure providers, agencies and relevant statutory bodies have been consulted. IDP is an ongoing process. Further work underway with service providers will inform IDP and Plan and address delivery. Board Report addresses some of these issues. No change proposed.
DLP296	Sue Eaton	Object					Roads and Access - Access to estate will involve demolition of my neighbours and potentially my house which is worrying. Roads are busy and additional heavy vehicles for quarry and logistics will put enormous strain on road systems. Vital a review of the road system and any changes to facilitate construction is undertaken before construction starts.	No details of access to site proposals yet determined or whether specific properties will need to be acquired in order to demolish. Local Plan Strategic Transport assessment aims to address the traffic and transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed.
DLP296	Sue Eaton	Object					General - Area being used simply to achieve government targets. Other areas not impacted as greatly, e.g. Solihull. How does accommodating Birmingham overspill support need for housing for local people.	Housing need established through Objectively Assessed Housing Needs Assessment (OAHN) and Strategic Housing Market Area study for Coventry and Warwickshire. All areas are affected by housing need and growth. Duty to Co-operate requires the Borough to work positively with adjoining authorities to consider and help address any shortfall they cannot accommodate. Impact reflects Boroughs situation lying within two Housing Market Areas (Coventry's and Birmingham's). The local housing requirement is still a priority to address. No change proposed.
DLP296	Sue Eaton	Object					Proposal needs to be fair, proportionate (in scale) and sympathetic to the community. Small development, supported by infrastructure can be integrated into community. As area is one of poorest in North Warwickshire, likely to be bottom of list for funding. Development needs to be more fairly spread out including to the more affluent areas.	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Ansley Common and Hartsill are treated as a combined service settlement. These are the considered the most sustainable locations and areas with some infrastructure to support development needs and the need for regeneration enabled by development. Board Report will address some of these issues. No change proposed.
DLP297	Junction 9 Consortium	Object			New Site	CH9 Land Parcel east of J9 of M42 west of Hams Hall	Site is affected by HS2 Safeguarding area. Site does not score highly in Green Belt review (12/20). Impact of HS2 may also affect site. Site will be constrained between HS2 and Hams Hall. Also part of Minerals safeguarding area. Site could provide opportunity for significant logistics development to address the urgent need for more high quality employment land in the region highlighted by CWLEP SEP.	The policy behind the building of HS2 is not one that is relevant to the Local Plan. HS2 is a national infrastructure proposal that lies outside the Local Plan process and is considered insufficient reason to warrant Green Belt release. Other similar transport infrastructure proposals (M42/M6 Toll) have not resulted or generated Green Belt release as a direct result. Very Special circumstances not considered established to warrant Green Belt release.
DLP297	Junction 9 Consortium	Object					NWBC has significant locational strengths for the logistics distribution industry and site, with good and efficient access to national transport infrastructure could help address this need. J10 M42 St Woodmen Appeal noted the Adopted Core Strategy did not have enough employment land.	Disagree. Plan focus is on North Warwickshire needs and requirements but takes into account employment needs and growth from wider sub-region through additional employment land allocated to address accommodation of housing for Birmingham shortfall. Plan allocations enable a range of opportunities to come forward that will potentially satisfy both local and sub-regional needs, at MIRA, Hams Hall and Birch Coppice. No change proposed.

# North Warwickshire Draft Local Plan Representations

REF	NAME/ ORGANISATION	SUPPORT/ OBJEC	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP297	Junction 9 Consortium	Object			CH9 Land Parcel east of J9 of M42 west of Hams Hall	Delivery of this site to a named occupier will provide Borough with confidence that existing jobs will not be lost to other LAs and ensure further growth will be contained within Borough.	Disagree. Plan focus is on North Warwickshire needs and requirements. Plan allocations enable a range of opportunities to come forward that will potentially satisfy both local and sub-regional needs. Very special circumstances not considered established to warrant Green Belt release. Sufficient sites currently allocated to deliver employment needs. No change proposed.	
DLP297	Junction 9 Consortium	Object				Impact of HS2 will affect landscape character as will minerals extraction so a phased logistics use after these will ensure employment retention in North Warwickshire.	Noted. HS2 is a National Infrastructure proposal outside the remit and control of the Local Plan process. Too early to establish impact. The area safeguarded for HS2 is noted in the Plan and impacts of the national infrastructure scheme will be treated flexibly on their merits as exceptions to normal Green Belt or countryside policies in accordance with NPPF guidance. Very special circumstances not considered established to warrant Green Belt release. Sufficient sites currently allocated to deliver employment needs. No change proposed.	
DLP298	Rita Poulson	Object			Daw Mill	Site at Daw Mill should be used as a Recreational Area and Sanctuary for wild life.	Noted. Not within public ownership or control to enable. No change proposed.	
DLP298	Rita Poulson	Object		LP15		All developments for redundant buildings need exploratory investigations before work begins to avoid loss or damage to historic site.	No automatic assessment required on all proposals by regulation as some governed by "Prior Notification". Nevertheless, where planning permission is required and building conversion works involved on buildings noted of historic value/merit an assessment will be required through Policy LP15. County Council with responsibilities for historic environment data are consulted on all applications through weekly lists. No change proposed.	
DLP298	Rita Poulson	Object		LP39		Object to Policy. Current developments too cramped and lack garden space and recreational areas. Impacts on lack of privacy and mental health.	Noted. No details on design, open space, garden provision or density yet submitted. Concept/Master Plan Design Brief for larger proposals will address design and open space provision. Plan should be read as a whole. Development Management Policies, LP24, 31 and 32 also address built form, amenity and open space issues. No change proposed.	
DLP298	Rita Poulson	Object		LP40		Object to additional development as road network provides good access to employment. Unnecessary.	Disagree. Plan focus is on North Warwickshire employment needs and requirements but takes into account employment needs and growth from wider sub-region. Plan locations enable a range of opportunities to come forward that will satisfy both local and sub-regional needs. at MIRA, Hams Hall and Birch Copple, which should discourage unnecessary commuting traffic outside of Borough with resulting congestion and pollution impacts. No change proposed.	
DLP298	Rita Poulson	Object	Para 10.9			History and Heritage of an area give an identity to all residents of North Warwickshire. With increasing population we need knowledge and understanding of our surroundings and green space for recreation.	Noted. Current open Space and Recreation review underway. Will inform plan. No change proposed.	
DLP299	David Hodgetts Hodgetts Estates	Object		LP2	Settlement hierarchy.	Coleshill should be downgraded to a Category 2 settlement, 'Market Town within the Green Belt'	Disagree. Services, facilities and size all indicate a main sustainable settlement, appropriate to its position in the Settlement Hierarchy. No change proposed.	
DLP299	David Hodgetts Hodgetts Estates	Object		LP5	Meaningful Gap	On the basis that appropriate development should be allowed between the settlements of Polesworth & Dordon and Tamworth, and that this was the intention of the Inspector when suggesting a principal modification to Policy NW18, Bullet point 3) should be deleted in order to make the Draft Local Plan sound. The extent of the meaningful gap should be amended to release an area of land west of Dordon, for mixed-use development as shown on the 'Policy Formulator' (ref. 221700101) plan submitted with these representations.	Disagree. The Board Report will address the Meaningful Gap issue. No change proposed.	
DLP299	David Hodgetts Hodgetts Estates	Object		LP6	Amount of Development	The total amount of employment land requirement identified at Policy LP6 should be recalculated in light of double counting of permitted sites, identified strategic need and the future loss of existing employment land due to HS2.	Disagree. Plan focus is on North Warwickshire needs and requirements but takes into account employment needs and growth from wider sub-region through additional employment land allocated to address accommodation of housing for Birmingham shortfall. Plan allocations enable a range of opportunities to come forward. Impact of HS2 will be addressed at the time of implementation. No change proposed.	
DLP299	David Hodgetts Hodgetts Estates	Object		LP11	Economic Regeneration	Delete the words "small scale" from "rural business to be compliant with paragraph 28 of the NPPF.	Disagree that Policy conflicts with Para 28. Reference to "sustainable growth and expansion of all businesses" in NPPF enables focus on sustainable locations and avoidance of development in unsustainable locations. Enables Local Plan to focus and encourage major development towards sustainable settlements/locations. Plan should be read as a whole. Does not necessarily prevent regeneration or small scale expansion of existing large rural businesses but enables assessment of impact on countryside and consideration of sustainability of proposal. No change proposed.	
DLP299	David Hodgetts Hodgetts Estates	Object		LP12	Employment Areas CORE 42	List 'Core 42' as an existing industrial estate.	Noted. Core 42 part of former site proposal and current planning consent. Plan will be updated to reflect consents and changed circumstances, where relevant.	
DLP299	David Hodgetts Hodgetts Estates	Object		LP13	Rural Employment	Delete bullet points b) and c) as they do not conform with paragraph 28 of the NPPF.	Disagree that Policy conflicts with Para 28. Plan should be read as a whole. Criteria b and c relate specifically to rural building conversions, not new build. No change proposed.	
DLP299	David Hodgetts Hodgetts Estates	Object		LP21	Town Centres and Neighbourhood Centres	'Browns Land & New Street Shopping parade, Dordon' should be designated as a 'District Centre'.	Disagree. Scale and level of services on Browns Lane parade insufficient to warrant District Centre designation and other services in settlement too dispersed. New proposal to east may enable creation of District Centre, in association with existing services on Long Street. No change proposed.	

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REF	ORGANISATION NAME/	SUPPORT/OBJEC	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP298	David Hodgetts Hodgetts Estates	Object		LP32		Built Form	The second and third paragraphs under 'Alterations, Extensions and Replacements' should be amended so that the policy conforms with paragraph 28 of the NPPF. General principles should be detailed to read: d) reflect the positive characteristic architectural styles, patterns and features taking into account their scale and proportion; e) reflect the predominant materials, colours, landscape and boundary treatments in the area that make a positive contribution to the built form; Object to allocation of Land to east of Polesworth & Dordon for predominantly residential uses. Propose an alternative allocation of land west of Dordon for mixed-use, incorporating open space, local nature reserve, allotments, community facilities and residential - Policy Formulation (ref. 221700101).	Disagree that Policy conflicts with Para 28. Plan should be read as a whole. Where specific proposals for rural building conversions have been enabled to conserve their historic rural character, this should be retained and protected. Nevertheless, note is taken of issue regarding buildings converted as a result of NPPF guidance in para 55 "where the development would re-use redundant or disused buildings and lead to an enhancement to the immediate setting." Further clarification will be considered.
DLP299	David Hodgetts Hodgetts Estates	Object		LP39		Housing Allocations	Allocation of Land Immediately West of Birch Coppice Business Park, Dordon for employment purposes supported. Allocation of Site of playing fields south of A5 Dordon, adjacent to Hat End Farm supported, including provision of replacement playing fields on land north of the A5. Suggested new allocation on land north-east of J10 M42 as motorway service area. See below:-	Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. Site falls within area designated as "Meaningful Gap" and impact of HS2 safeguarding route. No change proposed. Board Report addresses some of these issues.
DLP299	David Hodgetts Hodgetts Estates	Support		LP40		Employment Allocations	Allocation of Land Immediately West of Birch Coppice Business Park, Dordon for employment purposes supported. Allocation of Site of playing fields south of A5 Dordon, adjacent to Hat End Farm supported, including provision of replacement playing fields on land north of the A5. Suggested new allocation on land north-east of J10 M42 as motorway service area. See below:-	Noted.
DLP299	David Hodgetts Hodgetts Estates	Object			New Site	Land NE Junction 10, M42	Propose new allocation on land north east of Junction 10 M42 as Motorway Service Area use.	Local Plan is delivering more than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, agreed through MOU. Sufficient sites currently allocated to deliver Employment needs and OAHN. No change proposed.
DLP300	Stoford Properties	Object			New Site	Brickhill Street Farm	Site within Green Belt enclosed by Strategic Road Network, providing clear defensible boundaries. Development would not contribute to merging of Coleshill/Birmingham.	Local Plan is delivering more than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, agreed through MOU. Sufficient sites currently allocated to deliver Employment needs and OAHN. No very special circumstances considered established to warrant Green Belt release. No change proposed.
DLP300	Stoford Properties	Object			New Site	Stonebridge Road off A446 Packington.	Site ideally placed for employment and development.	Local Plan is delivering more than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, agreed through MOU. Sufficient sites currently allocated to deliver Employment needs and OAHN. No very special circumstances considered established to warrant Green Belt release. No change proposed.
DLP300	Stoford Properties	Object					Both sites considered suitable for employment with no strategic impact on the Green Belt	Noted. Disagree. No very special circumstances considered established to warrant Green Belt release. No change proposed.
DLP300	Stoford Properties	Object					Economic need to contribute to Midlands Engine and CWLEP SEP. Scarcity of employment land has potential to damage economic prospects of area.	Noted. No very special circumstances considered established to warrant Green Belt release. No change proposed.
DLP300	Stoford Properties	Object					NWBC has core strength in the Logistics, Distribution, Manufacturing and Construction sections these sites could support. Two recent appeals on planning decisions support the release of sites, Hams Hall Power Station B site in the Green Belt and St Modwens J10 of M42. Appeal to support the need for additional employment land. Both sites could be developed now and are available.	Noted. Disagree. Local Plan is delivering more than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, agreed through MOU. Sufficient sites currently allocated to deliver Employment needs. No very special circumstances considered established to warrant Green Belt release. No change proposed.
DLP301	Curworth Parish Council	Object				Community Facilities	Need Local Plan Policies to protect current existing facilities to protect current existing facilities including PO, Shop, School, village hall and two pubs, Church and Church Hall. Apply concept of 'building of special interest' (Local Listing) to those buildings that make positive contribution to local environment and community.	Noted. Plan addresses issue of loss of Local services and facilities in policies LP22, 23 and Chapter 11. No change proposed.
DLP301	Curworth Parish Council	Support					Pressure Borough is under recognised and PC support to focus most development towards three Market towns rather than creating a "new village" elsewhere.	Noted.
DLP301	Curworth Parish Council	Object					Need improved design control to avoid inappropriate development. A design brief for use would be helpful.	Noted. Local design brief could be part of a Neighbourhood Plan if required. Plan addresses design issues in Policies LP15 Historic Environment, LP31 Development Considerations and LP32 Built Form. No change proposed.
DLP301	Curworth Parish Council	Support			Green Belt		Opposed to Green Belt erosion. Pressure locally to develop "high quality employment sites" need to be managed and slowed down. Support the retention of Green Belt boundary largely intact as proposed.	Noted.
DLP301	Curworth Parish Council	Object					Concerned over loss of good quality agricultural land if this approach, loss of Green Belt, is taken. Rurality is still predominant character of area despite major infrastructure such as M42 and M6 Toll. Green Belt closest to existing conurbation is the most valuable of all and retained as a bulwark against urban encroachment as long as possible.	Noted. No significant loss of Green Belt land proposed. No change proposed.
DLP301	Curworth Parish Council	Object			Employment		Borough is already well provided for with large sites no further needed. However, small or starter sites are in short supply and PC would support Borough initiatives to provide more of these.	Noted. Local Plan is delivering more than local needs in terms of employment land. Sufficient range of sites currently allocated to deliver Employment needs. No change proposed.
DLP301	Curworth Parish Council	Object					Avoid further distribution warehousing due to impact on exponential increases in HGVs on local road network. These are close to capacity.	Noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Local Plan is delivering more than local needs in terms of employment land. Sufficient sites currently allocated to deliver employment needs. No very special circumstances considered established to warrant Green Belt release in Curdworth area. Board Report will address some of these issues. No change proposed.

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REF	ORGANISATION NAME	SUPPORT/OBJECT	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP301	Curdworth Parish Council	Support			Traffic & Transport		PC acknowledge the Borough's recognition on need for commensurate infrastructure noted in the IDP and supports aspirations therein. Quality of life for residents has fallen due to HGV movements, pollution noise and vibration. Pollution levels are noted particularly. Impact of overnight parking in lay-bys and verges also of concern. Nevertheless PC are both to support concept of a HGV park within the Borough as traffic should be kept moving through what is basically a national traffic hub!	Noted. Wholesale restriction of B8 uses not practicable. Need and demand for use exists. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed.
DLP301	Curdworth Parish Council	Comment			Public Transport		PC will support measures to reduce amount of traffic on local road network and support any proposal to improve or provide subsidised bus services (recently lost service in Curdworth) for benefit of rural communities.	Noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed.
DLP302	Mrs J Woolley	Object				Polesworth and Dordon proposals	Object to allocations in Polesworth/Dordon. Dordon and Polesworth are not market towns. An artificial designation made by the Council to justify the large scale of development.	Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. The Draft New Local Plan allocations reflect the historical identification and reality that Polesworth and Dordon, along with Atherstone and Mancetter and Coleshill form the largest major settlements (in scale, population, size, transport links and opportunities, and available services and facilities) within North Warwickshire Borough and have been identified as such within the Strategic Policy, past and present, dealing with the Settlement Hierarchy for the Borough. Prior to the Structure Plan the close relationship between the two settlements in Planning terms was recognised by the Polesworth and Dordon Local Plan Brief in 1984 and Local Plan in 1989. The Plan links the two settlements with a continuous development boundary and notes in para 4.19 that "the built up area of Dordon is an indistinguishable continuation of Polesworth southwards". Plan does allocate significant number of sites at other main and service settlements in Borough, outside of Green Belt constraints.
DLP302	Mrs J Woolley	Object					Limited shopping, leisure and community facilities that do not compare to a 'Market Towns' Limited employment opportunities. Residents have to travel to Tamworth or Atherstone to meet their needs.	Noted. Polesworth/Dordon one of main urban settlements within the Borough and is most sustainable in terms of infrastructure and size. Proposal may enable improved retail, leisure and community facilities to be realised. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed.
DLP302	Mrs J Woolley	Object					Scale of development disproportionate to size of the villages. Merging the two will result in loss of identity. Also disproportionate compared to other settlement allocations elsewhere.	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the most sustainable locations and areas with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. No change proposed.
DLP302	Mrs J Woolley	Object					Concerned North Warwickshire is only Council to have agreed to take Birmingham and Coventry over-spill.	Noted. Other Local authorities will need to address the shortfall issue through the Duty to Co-operate as they progress their Local Plans. No change proposed.
DLP302	Mrs J Woolley	Object		LP9			Concerned over 40% affordable requirement which will not be primarily for locals but for Birmingham rather than North Warwickshire which is losing its green fields. Birmingham is allocating brownfield sites for parks, when this should be for housing.	Disagree. Affordable housing priorities will be for local needs or people with local links. Main issue with brownfield sites is viability and deliverability for sensitive residential uses, where recreational uses may be achievable. Nevertheless, where opportunities arise brownfield redevelopment is also a priority. No change proposed.
DLP302	Mrs J Woolley	Object			New Village		Council should be forming a new village.	Noted. Disagree. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. Lead in time for establishing a "new settlement" would be too long to address current development needs.
DLP302	Mrs J Woolley	Object					Where will funding for services and facilities come from given the current demands on and lack of funds for existing services and facilities. Children's Centre has reduced services and schools are overcrowded.	Infrastructure is a key issue that is being addressed through the IDP. This is a continual process. Issue of funding and delivery will also be addressed in Board report. Ongoing discussions underway with services, infrastructure providers and agencies to identify funding sources, opportunities and timing where necessary. As situation clarified this will be reflected in updates to the IDP. Board Report will address some of these issues.
DLP302	Mrs J Woolley	Object			Traffic		Traffic already a nightmare. Long Street cannot cope with further demand. Congestion already occurs. Village roads not designed for current traffic volumes. Increased risk of highway safety for road users and children. Development will add to this problem. New relief road and Grendon Road Island will not alleviate these issues.	Noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed.
DLP302	Mrs J Woolley	Object					Increase in development at Birch Coppice will also add to traffic pressure. Increase in commuting to Birmingham. B5000 traffic congestion is dire. Increased traffic will increase percentages of accidents on narrow bridges.	Noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed.
DLP302	Mrs J Woolley	Object					Poor public transport links which are under threat. Increased Council cuts will reduce access to employment and surrounding area even further, increasing congestion through use of private transport.	Noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed.
DLP302	Mrs J Woolley	Object					If the Council pushes ahead with the plans the infrastructure should be put in place first before houses are built.	Concerns noted. Cannot prevent all development coming forward prior to infrastructure as development may be enabling delivery of infrastructure through on-site provision of financial contribution. Pricing will address some of delivery issues. Board report will address some of infrastructure issues. No change proposed.

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REF	ORGANISATION NAME/	SUPPORT/OBJECTION	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP302	Mrs J Woolley	Object			Green Space		Development will be on fields and green spaces that separate the two villages and will take away the heart of the two communities. These open spaces are currently used by dog walkers and children and loss will have health impacts. Replacement with regular parks will not enable children to thrive or develop as well.	Disagree. Access to countryside will continue and be maintained. Proposals will be subject to Concept/Master plan that will include open space, recreation and green infrastructure. Significant areas of Dordon/Polsworth proposal will remain open space, wildlife sites with accessible links. No change proposed.
DLP302	Mrs J Woolley	Object			Loss of Wildlife		Wide variety of species will be unable to survive on this site. Loss of blue bells particularly.	Disagree, through appropriate management and safeguarding with buffer zones protection should be maintained. Development proposals will need to address impacts and put in place mitigation. No change proposed.
DLP302	Mrs J Woolley	Object			Flooding		High water table means potential for flooding is high. Previous developers decided not to build as is classed as Marsh Land. Built development will cause flooding from rain run off.	Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. No change proposed.
DLP302	Mrs J Woolley	Object			Mining		Presence of former mining works has stopped development locally. Cost of addressing this previous use, including contamination, is significant, in region of £2 million to make suitable to build on.	Majority of settlement area surrounding site has history of past mining which has not prevented development. Development proposals will need to address former mining activity, including contamination. Current information indicates site is still viable. No change proposed.
DLP302	Mrs J Woolley	Object			TPO's		Site also includes numerous TPO's.	Presence of TPO's within Site allocations will need to be addressed by any development layout proposed. No change proposed.
DLP302	Mrs J Woolley	Object			Legal Covenant		Land to rear of Church Road has a legal covenant preventing use for "offensive, noisy or dangerous trade or business, or occupation which may be or grow to be a nuisance to Sir George Chetwynd and heirs/successor in title." We feel this development would be a nuisance and would object to buildings used for occupancy.	Noted. This covenant is a civil matter that is not relevant to the Local Plan process. Unclear that the development of the proposal will automatically result in any "offensive, noisy or dangerous trade or business, or occupation which may be or grow to be a nuisance to Sir George Chetwynd and heirs/successor in title." No change proposed.
DLP303	Mr Lakhnypaul	Object			New Site	Land at Fyves Court, Wading Street, CV10 0SB	Allocate site for development. To contribute to boost supply of housing to ensure 5 year supply. Site currently in residential use, associated with the use of the house and character is "semi-rural not 'rural". Site has low conservation value and protected trees will be retained. No historical buildings or archaeological remains on site. Site is within walking distance of shops and facilities in Weddington and there is a major employment site at MIRA. (Also planned public transport improvements will help). Careful redevelopment of site would not impact on open countryside character. The proximity of neighbouring development at Lower Farm, currently under construction, is considered similar situation to this site.	Noted. Disagree. Location of site is in countryside, outside any identified settlement in an non sustainable location. No change proposed.
DLP304	Client	Object				Sites at Anasley Common	Object to allocation of sites at Anasley Common - Lack of facilities, services, shops, PO, schools, health, recreation and employment, including places of assembly and worship. Lack of public transport services (road and rail), traffic conflict and congestion, particularly at Nursery Hill School peak times. Insufficient capacity in local and adjoining parish schools (primary and secondary). Local GP health services unlikely to cater for large increases in population and no walk in health centre available in Anasley Common or Harshill. Residents will be almost entirely dependent on use of private cars. Nearest A&E is some 5 miles away at Nuneaton. At this will necessitate travelling with result of increasing pollution and carbon emissions impacting on health. Impact on and loss of award winning allotments and sports ground. New Local plan therefore not fit for purpose and requires further consideration and consultation. Note NWBC acknowledge the difficulties expected in developing the sites from biodiversity and wild life issues.	Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and highway authority investments to address any issues arising, where necessary and appropriate. Development proposals will also need to address natural environment impacts and put in place mitigation. No change proposed.
DLP304	Client	Object				HAR3	Site lies within Mineral Safeguarding area and green field site.	Majority of Borough lies within a mineral safeguarding site. Implication for site allocation not considered sufficient to prevent development. No change proposed
DLP304	Client	Object				ANSCOMM	Site lies within Mineral Safeguarding area and green field site.	Majority of Borough lies within a mineral safeguarding site. Implication for site allocation not considered sufficient to prevent development. No change proposed
DLP304	Client	Object			Alternative sites	Sites at Anasley Common	Propose alternative sites be considered for new housing in villages nearer Coleshill, such as Conley, Filongley and Kenesley closer to the boundaries of Coventry, with significant benefits of good road access and services/facilities and access to Coventry and Birmingham.	Alternative sites suggested fall within Green Belt, constrained by National Policy and Local strategy. Sufficient land available outside Green Belt to address development needs. No change proposed.
DLP304	Client	Object			Infrastructure costing (IDP?)	Sites at Anasley Common	No regard made towards costing of infrastructure, drainage, schools, health etc, with expressions of potential funding made without commitments from parties concerned.	Noted. Issues being addressed through the IDP. This is a continual process. Issue of funding will also be addressed in Board report. Ongoing discussions underway with services, infrastructure providers and agencies to identify funding sources, opportunities and timing where necessary. As situation clarified this will be reflected in updates to the IDP.
DLP304	Client	Object			Brown Field Register	Sites at Anasley Common	Object to lack of Brownfield Register resulting in green field allocations.	Brown field register work in progress. May inform Plan when available. Current knowledge notes there are insufficient brown field sites available and appropriately located to address development needs. No change proposed.

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REF	ORGANISATION NAME	SUPPORT/OBJEC	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP304	Client	Object			Housing shortfall from Birmingham and Coventry	Sites at Anasley Common	Insufficient details and information on housing shortfall from Birmingham and Coventry within the Local Plan. Unable to determine whether accepting this shortfall is a matter of necessity or convenience. Inappropriate to accept any volume of housing without prior consultation with residents. Housing allocation therefore ill-conceived and poorly considered. Birmingham and Coventry shortfall is double that of NWBC needs itself. SHLAA is therefore based on incorrect criteria. Criteria used should not be on the basis of available land submitted by parties for development, but on assessment of strategic locations based on infrastructure, services and access to employment with good road links to provide easy access for unimproved journeys and reduce pollution. Anasley Common and Harts Hill are considered too poorly located in terms of current road networks. Advice from adjoining Local Authority Leader is that though there is a legal requirement for LA's to consult where neighbouring councils have a housing land shortfall this is not a requirement to "capitulate" (i.e. accept?) and does not preclude a consultation with residents of adjoining boroughs prior to committing land to adjoining authorities.	Coventry shortfall evidenced through Coventry and Warwickshire Strategic Housing Market Assessment and addressed through Memorandum of Understanding between sub-regional group of local authorities. Birmingham shortfall evidenced through Strategic Housing Market Assessment and Local Plan examination. MOU with Birmingham to address an element of this shortfall agreed through Duty to Co-operate. Cannot ignore DIC and if try and refuse to accommodate some shortfall where land is available will result in Local plan process being considered unsound and Planning Appeals difficult to resist. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed.
DLP304	Client	Object			Housing shortfall from Birmingham and Coventry	Sites at Anasley Common	Continued from above. No consultation undertaken as to why NWBC should be accepting housing from neighbouring authorities or information available relating to why there is a shortfall of land. It is accepted that local authorities should not act in an isolationist or protectionist manner, but consider object to accommodating additional housing from adjacent authorities which will add to commuting and travel impacts. NWBC need to provide explanation as to why they have signed up to a "Memorandum of Understanding" with Coventry and Birmingham.	As above
DLP304	Client	Object			Affordable Housing	Sites at Anasley Common	Any affordable housing delivered on sites will inevitably, following resale, not be truly affordable. Suggest allocating new builds in lower house price areas. Expect the level of affordable housing delivered will be kept to a minimum.	Noted. Issue of Affordable Housing actual affordability is a National One outside remit of Local Plan. Aim is to achieve affordable housing accessible locally to address range of tenures and types. Where practical and viable this will be maximised. Ongoing work with housing strategy team helps identify needs and opportunities for Proposals to address. No change proposed.
DLP304	Client	Object			Density	Sites at Anasley Common	Proposed site density of 30 dph misleading and/or inappropriate for Anasley Common. Existing pre and post war development at a higher density means site likely to deliver 40 to 50 dph due to developer pressure, meaning significant increase in dwellings in excess of NWBC requirements.	Disagree. Unnecessary to seek significantly higher densities if need also to address environmental impacts and service and infrastructure needs. Where appropriate within site proposals higher densities can be sought but overall likely and expected to be around 30 dph. No change proposed.
DLP304	Client	Object			Green Belt	Sites at Anasley Common	Object to release of land from Green Belt for housing unless not suitable for agriculture or is Brownfield land. Insufficient consideration given to exhaust brownfield site development before Green Belt release. Highlighted by lack of Brownfield register.	Noted. There are insufficient brown field sites within the Borough to deliver the housing need, resulting in the necessity to allocate green field, countryside sites. Where impacts are significant compensatory measures will be sought. Site lies outside Green Belt. Brownfield register work in progress. May inform Plan when available. Current knowledge notes there are insufficient brown field sites available and appropriately located to address development needs. No change proposed.
DLP304	Client	Object			Flooding and Drainage	Sites at Anasley Common	Inadequate flooding and drainage facilities. Bourne Brook currently at capacity for storm water drainage. New drainage and pumping systems will be required. Impossible to consider any form of residential development without infrastructure being put in place first, including drainage, storm water, road network, access to health, leisure, recreational and retail facilities and medical, employment and educational services/facilities being available.	Concerns noted. Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. Cannot prevent all development coming forward prior to infrastructure as development may be enabling delivery of infrastructure through on-site provision of financial contribution. Phasing will address some of delivery issues. Board report will address some of infrastructure issues. No change proposed.
DLP304	Client	Object		SA		Sites at Anasley Common	SA report indicates "all proposed sites for Anasley Common and Harts Hill perform negatively against all environmental objectives, that is air quality, pollution and the like and are worse than the majority of non-preferred sites". Much of information in SA report (5:40 and table 5.7) is misleading such as availability of library adjoining HAR3. This is volunteer run within the Parish Church Hall and is assumed could be closed/availability withdrawn at any time by Church Authority if conflict of need arose. Also misleading to refer to services and facilities in adjoining Borough such as Bingo Hall and Chapel End social club, now closed.	Sustainability Assessment performance of sites does not preclude their allocation where other sites are less sustainably located. Development proposals will need to address environmental impacts highlighted in SA. Settlement position in hierarchy linked with Harts Hill and nearby services support allocation. New development will also help maintain existing services as well as help to address infrastructure needs. Infrastructure is a key issue that is being addressed through the IDP. This is a continual process. Issue of funding and delivery will also be addressed in Board report. No change proposed.
DLP305	Mr C Smith	Object		LP3	Green Belt Infill		Object to Criterion 3. Limited infilling within GB Infill boundaries' conflicts with Criterion 5. Indicating proposals will be determined in line with NPPF. NPPF does not seek to continue infill development to artificially drawn policy boundaries. Infill boundary approach will prevent all or any type of development previously accommodated as 'limited infill in villages' (such as squash court), when no change in National planning policies have arisen to justify the restrictive approach of Criterion 3. Should be amended to state "limited infilling in villages", if such boundaries are to be defined, the boundaries should be drawn around the villages.	Green Belt Infill Boundaries subject to a report and assessment in 2012/13 and consultation. Forms part of evidence base. Local approach to be confirmed through Local Plan process. No change proposed.
DLP305	Mr C Smith	Object		LP11			Object to 3rd paragraph of Policy LP11 as inconsistent with the provision of NPPF Section 3. 'Supporting a Prosperous economy'. Para 28 of Framework does not continue sustainable growth and expansion to small businesses. It is not Government policy to strangle growth of large scale businesses in rural areas by the application of restrictive policies to force them into urban areas. Such approach is wholly misguided in context of Government's commitment to create jobs and prosperity (NPPF Para 18).	Noted. Disagree that Policy conflicts with Para 28. Reference to 'sustainable growth and expansion of all businesses' in NPPF enables focus on sustainable locations and avoidance of development in unsustainable locations. Enables Local Plan to focus and encourage major development towards sustainable settlements/locations. Plan should be read as a whole. Does not necessarily prevent regeneration or small scale expansion of existing large rural businesses but enables assessment of impact on countryside and consideration of sustainability of proposal. No change proposed.

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REF	NAME/ ORGANISATION	SUPPORT/OBJECT	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP305	Mr C Smith	Object		LP11	Phrase 'rural businesses'		Object to phrase "rural businesses" implying a judgement of the nature of the business in relation to a rural area. NPPF clear that Government support is given to "all types of businesses" in rural areas. The objective of Policy LP11 to ensure expansion of businesses in rural areas do not impact detrimentally on countryside character etc. amounts to general planning principles which would be applicable to any proposal for expansion of a business of any scale.	Noted. Term is not meant to relate to nature of business, simply its location which is matter of fact. No change proposed.
DLP305	Mr C Smith	Object		LP11	Omission to reference to Policy LP3		LP11 also deficient in omission of a cross reference to Policy LP3. Para 89 of NPPF allowing exceptions to development in the Green Belt relating to limited infilling, partial or complete redevelopment of brownfield land with no greater impact on openness of GB. Note brownfield sites may well be employment sites and LP11 is more restrictive than NPPF. This part of the policy should be rewritten. "Support and encouragement will be given for businesses within the rural area to expand in line with the NPPF, where expansion does not impact detrimentally on the countryside character in environmental or sustainable terms."	Noted. Disagrees that Policy conflicts with Para 89. Local Plan process enables different approach to NPPF to be applied or interpreted. Note also Para 28 NPPF reference to "sustainable growth and expansion of all businesses" in NPPF enables focus on sustainable locations and avoidance of development in unsustainable locations. Enables Local Plan to focus and encourage major development towards sustainable settlements/locations. Plan should be read as a whole. Unnecessary to simply re-iterate NPPF. No change proposed.
DLP306	Client	Support/ Comment				Land south of Anasley Common	In general, we are in support of the local plan as whole.	Noted. The Borough OAHN upon which 5 yr supply is assessed is the 5280 figure, the additional shortfall is for addressing Birmingham's need and forms part of their OAHN. The delivery, particularly of the larger site proposals, will be subject to infrastructure.
DLP306	Client	Object		LP6	Amount of Development		LP6 Amount of Development then caveated by the statement that: 'the actual amount of development delivered over the Plan period will be governed by the provision of infrastructure to ensure developments are sustainable'. Surely if the Borough were to deliver less than at least the 264pa then they would fall into shortfall and possibly the 454pa, regardless of the infrastructure delivery at this time. We therefore, suggest that this paragraph is removed from the policy.	Noted. The Borough OAHN upon which 5 yr supply is assessed is the 5280 figure, the additional shortfall is for addressing Birmingham's need and forms part of their OAHN. The delivery, particularly of the larger site proposals, will be subject to infrastructure capacity and delivery of required infrastructure, delivery of which may extend beyond Plan period. No change proposed.
DLP306	Client	Support/ Comment		LP7	Housing Development		Whilst we do not dispute this policy in general terms, it should be noted that the necessary infrastructure caveat is again present and is a concern, especially in light of policy LP6.	Noted. See response to LP6. No change proposed.
DLP306	Client	Object		LP9	Affordable Housing Provision:		Whilst we do not dispute this policy in general terms, it should be noted that the proposed affordable housing mix of 85% affordable rent and 15% suitable intermediate tenure is deemed to be too high in terms of affordable rent and does not therefore represent a diverse enough approach, which could be achieved by reducing this to a lower percentage and increasing the suitable intermediate tenure percentage, say to a 65% to 45% mix, allowing for greater flexibility of supply.	Policy is flexible, to be applied "where practicable" and subject to viability assessment. No change proposed.
DLP306	Client	Object		LP14	Natural Environment:		Whilst we do not dispute this policy in general terms, it should be noted that the paragraph that states: 'Development will not be permitted which would directly or indirectly damage, existing mature or ancient woodland veteran trees or ancient or species-rich hedgerows.' is too inflexible and should be amended to ensure that developments that will deliver wider benefits and enhancements should be able to be developed if there is a minor direct or indirect damage to a small area of existing mature or ancient woodland, veteran trees or ancient or species-rich hedgerows. This policy should be reworded to add, 'unless the benefits far outweigh the perceived damage and adequate mitigation by way of enhancement and/or replacement appropriate planting.'	Noted. Policy reflects level of protection sought in NPPF. Text may be clarified to better highlight when and where impact may be accommodated.
DLP306	Client	Support/ Comment		LP39	Housing Allocations:		Whilst we do not dispute this policy in general terms, specifically the allocation of Land South of Coleshill Road, Anasley Common, (15ha) for residential development, it should be noted that the site could accommodate more than the proposed 230 dwellings.	Noted. Standard density of 30dph net (using %stage discount to address infrastructure requirements) used to establish housing numbers. Actual delivery may vary higher or lower. No change proposed.
DLP306	Client	Object			Additional Land and access route	Land south of Anasley Common	If this additional land were allocated as well it would allow for a road to be brought off Coleshill Road that could access the site, but also be potentially extended in due course, through cross border cooperation with Nuneaton and Bedworth Borough, to become a relief route that could extend through the site onto Plough Hill Road thus reducing existing congestion at the Coleshill Road and Plough Hill Road junction. The allocation of the additional land, would also allow for the potential relocation and additional provision of green open space and recreation land and a greater flexibility of development.	Noted. Sufficient land currently allocated to address housing and employment needs. Longer term potential for access route/recreation land noted and discussions with adjoining Borough undertaken but land not required at present. No change proposed.
DLP306	Client	Object			Housing delivery	Land to north of Anasley Common	Numbers currently provided by the proposed draft Local Plan are likely to suffer, due to the complex delivery issues on some sites, for example the allocated land North of Anasley Common and the likely delays on the necessary infrastructure to deliver the housing numbers required. This may result in an under supply of housing unless additional land is allocated to allow for a greater flexibility in supply. It is considered the land to the North of Anasley Common, (19.7ha) that has been allocated to accommodate 355 new dwellings over the plan period has a number of development constraints likely to prevent or hinder swift delivery.	Noted. Board Report addresses some of these infrastructure and constraints issues. No change proposed.
DLP306	Client	Object			Additional land	Land south of Anasley Common	It is therefore proposed that to aid flexibility of supply and ensure greater rates of delivery over the plan period the additional land to the South of Anasley Common available and illustrated in figure 5b: Harshill with Anasley Common (Reasonable Alternative Sites) of the North Warwickshire Site Allocation Plan (Appendix 3).	Noted. Sufficient land currently allocated to address housing and employment needs. Longer term potential for additional land noted but further land not required at present. No change proposed.
DLP306	Client	Object			Soundness of Plan		In order for the Plan to be found it needs to be in accordance with paragraph 182 of the NPPF which in turn is interpreted in paragraph 021 Reference ID: 3-20140306 of the NPPF.	Noted. Unclear as to why plan not considered in accordance with NPPF and guidance. No Change proposed.

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DLP307	Cathedral Agricultural Partnership and the White Family	Support/ Comment		LP1			Generally support this policy. However, the final section of the policy refers to 'required infrastructure' of development should be provided and sets out the mechanisms for doing so. Clarification is sought on what the 'required infrastructure' should be, and we consider that this should be reserved until the Infrastructure Delivery Plan is finalised.	Noted. IDP is ongoing work in progress. Board report addresses issue of infrastructure delivery and requirements. Required infrastructure will need to be assessed on a site by site basis at application stage. Plan and IDP provide broad strategic guidance on expected infrastructure which may change over time. Discussions ongoing with service and infrastructure providers and where infrastructure needs and details are available these will be noted in the Plan Site Proposals. No change proposed.
DLP307	Cathedral Agricultural Partnership and the White Family	Support		LP2			No comments	Noted.
DLP307	Cathedral Agricultural Partnership and the White Family	Support/ Comment		LP6			Support the amount of development proposed for the Borough and the testing of capacity to assist in meeting Birmingham's unmet housing need. This approach will assist in meeting the Duty to Cooperate. The Council should be clearer in terms of setting out what the Borough's housing requirement is and the exact figures for the unmet needs of the neighbouring authorities (Birmingham, Coventry, and Tamworth).	Noted.
DLP307	Cathedral Agricultural Partnership and the White Family	Object		LP7	Special needs housing requirement		The provision of 10% 'special needs' housing is expected to be absorbed within the 40% affordable housing requirements of the Plan. The issue is twofold: 1. The 'special needs' housing has not been identified in the subsequent affordable housing policy and tenure mix. It is therefore unclear how this 10% requirement is expected to be delivered through the affordable housing requirement and how it will therefore be enforced. 2. It refers to 40% affordable housing requirement, however policy LP9 identifies 30 - 40% based on the site (whether it is greenfield or not) and therefore it is unclear how this 10% should be absorbed into the different requirements. Suggest that this requirement for 'special needs' housing would be more appropriately considered within policy LP9 on affordable housing.	Noted. Disagree. Special needs requirement applies to all types and tenure of housing not simply 'affordable'. Covers wide category of special needs adaptable housing from disabled to elderly adaptations and accessibility. Policy is flexible to reflect different needs for differing sites and areas. Special needs requirement applies to all types and tenure of housing not simply 'affordable'. Further work may be necessary to better define or explain the term in the Plan. No change proposed but term will be clarified in Glossary.
							Given the mining history of parts of Folesworth/Dordon site, the uncertainty of the remediation costs, the query over viability of delivering 40% affordable housing in the Borough we object to this policy. The evidence base used to inform the policies are considerably outdated, particularly the SPD and its subsequent update which pre-dates the NPPF. The Affordable Housing Viability Study makes references to 40% of sites to be apportioned for affordable housing where the site is more than 0.5 Ha in size or 15 dwellings or more. This does not support the proposed policy in the Draft Local Plan of the provision of 30% affordable housing on sites of 10 or more dwellings, except for greenfield sites which are expected to deliver 40% affordable housing. The Review and Update of the Council's Affordable Housing Viability Assessment, Site Allocations Plan Viability Assessment and CL Study March 2014 appears to be the more appropriate document for this policy. The Draft Local Plan should be clearer in which evidence base documents it is relying upon to inform the proposed policies. We would welcome an update on affordable housing viability as the position may have changed from three years ago and therefore the evidence needs to be up-to-date to support the emerging policies in accordance with NPPF Paragraph 158.	Noted. Plan will be clarified to indicate relevant evidence base. Further work on viability is ongoing. Policy nevertheless provides flexibility to address viability on a site by site basis subject to appropriate appraisal.
DLP307	Cathedral Agricultural Partnership and the White Family	Object		LP9	Affordable Housing		Paragraphs 8.12 and 8.13 refer to the Government's proposals for a national minimum requirement of 20% Starter Homes. However the policy does not identify how this will be dealt with in the NWBC requirement. Paragraph 8.17 makes reference to the 20% provision of starter homes, however does not discuss how this will form part of the affordable housing mix within the policy itself. At the same time that the White Paper was published, the Government also published their response to the Starter Homes Regulations Technical Consultation which was carried out in June 2016 which states that the Government will not implement a compulsory starter homes requirement at this point in time. Further clarification on this matter is therefore sought. The Housing White Paper proposes to amend the NPPF to set a minimum policy requirement of 10% affordable homes on new housing developments. The Council should review this policy in light of this.	Noted. Plan will be clarified to indicate relevant changes to National Guidance where necessary. Starter Homes will be included in definition of 'affordable housing' in Glossary. No current change proposed in Policy prior to any National Policy changes. No statutory requirement for starter homes is now to be applied nationally.
DLP307	Cathedral Agricultural Partnership and the White Family	Object	Para 8.2.12 & 8.13	LP9	Starter Homes		Do not support the blanket approach to retain existing trees, hedgerows and nature conservation features on all sites, unless such features are specifically protected (e.g. TPO's). Policy is overly restrictive and negatively worded and therefore not in accordance with NPPF paragraphs 14 and 162. It should be re-worded to include the words 'where informed by appropriate survey work and where possible, new development should retain...'	Noted. Disagree. Policy does not apply a 'blanket approach' but states 'where necessary'. This should accommodate concerns raised, not be overly restrictive and enable applicants to assess and indicate loss of natural environment and landscape features 'where necessary' to enable the development. No change proposed.
DLP307	Cathedral Agricultural Partnership and the White Family	Object		LP14				

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DLP307	Cathedral Agricultural Partnership and the White Family	Object		LP15	Historic Environment		Policy is unclear. Generally support policies which seek to preserve and enhance heritage assets. The policy should set out clear tests / parameters to assess how development integrates with the historic environment. Concern regarding whether it is necessary for Transport Assessments to include an assessment of how townscape and the historic environment assessed and addressed within development proposals. The evidence set out in appendix C does not make any reference to the need for transport assessments to take into account the historic environment. Therefore clarification and justification is sought on its inclusion.	Noted. Further work on Historic setting impact ongoing. Where impacts affect development proposals in layout, landscaping and mitigation these will be noted in Plan Proposal and addressed through required Concept/Master Plans and Development Briefs. Disagree on Transport assessment requirements. Where design of transport infrastructure affects or impacts on historic assets this needs to be recognised and addressed through appropriate design solutions and materials. Plan will clarify issue in RJ and Appendix.
DLP307	Cathedral Agricultural Partnership and the White Family	Support/ Comment		LP16			Support but further detail is required on how biodiversity off-setting will be dealt with to provide guidance for developers at the appropriate proposal and application stage.	Noted. Unnecessary detail. Clarification of where to access detailed info will be added. No change proposed.
DLP307	Cathedral Agricultural Partnership and the White Family	Support/ Comment		LP17			Support this policy. The Hollies, located in the centre of the proposed allocation to the east of Polesworth and Dordon, shall be retained as part of the development proposals and contribute towards the Green Infrastructure provision on site.	Noted. Clarification in proposal text to reflect and Green Infrastructure opportunity will be noted in Concept/Master Plan.
DLP307	Cathedral Agricultural Partnership and the White Family	Object		LP20			Policy relating to the retention of Green Spaces is very vague. Should set out guidance on how the Council would respond to the loss of any such spaces and how they will be protected. Note Green Space Strategy under review, findings of which will feed into the consideration of sites. Therefore as policy may change, we suggest that the amendments are consulted on prior to the Pre-Submission consultation to ensure that general comments can be taken into account prior the assessment of soundness.	Noted. Further work underway for Open Space/Recreation strategy will inform Plan and proposal changes. Intent is to deliver a SPD which will be consulted on. Policy clarification will be considered through RJ or Policy text additions. No further change proposed.
DLP307	Cathedral Agricultural Partnership and the White Family	Support/ Comment		LP22			Generally support this policy. Suggest some recognition is given towards the inclusion of the strategic housing allocations and the need to also provide new services and facilities in such developments. We suggest that the policy wording is amended to include the following: "within the strategic allocations, new services and facilities will be required as part of development proposals proportionate to the scale of the allocation."	Noted. This is a Development Management Policy that addresses proposals outside of the strategic allocations which will address their specific infrastructure requirements as required. No change proposed.
DLP307	Cathedral Agricultural Partnership and the White Family	Support/ Comment		LP24			The area of land within the strategic allocation to the east of Polesworth and Dordon owned by CAP and the White Family could provide links through the Church Commissioners land to the west to the existing settlement, and also provide better and more formal access to the open countryside to the east and south.	Noted.
DLP307	Cathedral Agricultural Partnership and the White Family	Support		LP25			No comments	Noted.
DLP307	Cathedral Agricultural Partnership and the White Family	Support		LP26	Stations		Support the proposal to improve facilities and services at Polesworth station.	Noted.
DLP307	Cathedral Agricultural Partnership and the White Family	Object		LP28			The STA should assist in shaping this policy when it is published providing information for the strategic road improvements. The policy should be refined at a later stage when proposals for the A5 are clear. As this policy could change, we suggest that the amendments are consulted on prior to the Pre-Submission consultation to ensure that general comments can be taken into account prior the assessment of soundness. Other strategic road improvements should be considered under this policy such as the connection between the A5 and B5000 at Polesworth / Dordon which specifically relates to the delivery of the draft allocation for c. 2,000 dwellings on land to the east of Polesworth.	Noted. Disagree. The Policy is a General Development Management Policy requiring all proposals that generate significant traffic movements to have a Transport assessment and the measures to be addressed through those assessments. Specific requirements identified by STA will be included or addressed through requirements in the Site Specific Proposals, or the IDP. The Board Report addressed some of these infrastructure delivery issues. No change proposed.
DLP307	Cathedral Agricultural Partnership and the White Family	Support		LP31	Development Considerations		No comments.	Noted.
DLP307	Cathedral Agricultural Partnership and the White Family	Object		LP32	Strategic sites		Support the principle in general. However, it is considered that some consideration should be given to the strategic and large sites which may not be appropriate to totally respect and reflect the existing pattern, character and appearance of its setting. We consider that a major urban extension should create its own identity and character areas.	Noted. This is an issue that can be addressed through the Site Proposals Concept/Master Plan requirements. Larger Proposals still reflect current Settlement hierarchy targeting development in larger more sustainable settlements and locations. It is still considered that large allocations can reflect existing pattern, character and appearance of its setting through appropriate layout, design and landscaping. No change proposed.

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DLP307	Cathedral Agricultural Partnership and the White Family	Support/ Comment		LP37	Renewable Energy		Support. However, the policy should offer greater flexibility in accordance with the Renewable and Low Carbon Energy Resource Assessment and Feasibility Study prepared by CAMCO which suggests that 7.5% - 10% renewable energy could be derived locally. Reference should also be given to 'subject to viability'.	Noted. Policy text makes reference to viability. No change proposed.
DLP307	Cathedral Agricultural Partnership and the White Family	Comment		LP38	Information and Communication Technologies		It is understood that Information and Communication Technologies are an important component of new housing development and should be incorporated into proposals as standard. However we query the necessity of providing a 'Connectivity Statement' with planning application submission as this could be appropriately captured within a utilities report. However, ability for the developer or housebuilder to connect to broadband will ultimately fall to the responsibility of BT Openreach. A review of the evidence base does not identify the justification for major infrastructure development providing ducting that is available for strategic fibre deployment or community owned local access networks. Therefore further clarification is sought.	Noted. Further clarification of text will highlight 'opportunity' and benefit of forward planning and 'future proofing' through provision of ducting where new infrastructure development is proposed to support and enable economic growth. No further change proposed.
DLP307	Cathedral Agricultural Partnership and the White Family	Support/ Comment		LP39		Land to the east of Polesworth & Dordon between the A9 and B5000	Support the proposed supply of housing sites to provide flexibility in delivery. Support the requirement for a mix of housing types, including for the elderly and young people. However there are concerns over the requirement for an area of self-build homes as the Council has not provided any evidence on how this could be delivered. Clarification is sought on the final sentence as it is unclear what is meant by this. We consider that proposals prepared by separate landowners should be informed by a wider indicative comprehensive masterplan / concept plan taking into consideration the phasing of the allocation and associated infrastructure.	Noted. Developers will be encouraged to address self-build and custom build opportunities as an important element of the Governments planning strategy for housing. Final sentence of proposal is intended to address 'piecemeal' delivery of major proposals and potential fragmentation of site and reduced delivery of infrastructure. Agreed that site proposals should accord with Concept/Master Plan and phasing will be an element of the Master Plan. Until master plan available proposal text is intended to catch smaller site opportunities that may be submitted. No change proposed (Text in RJ may be clarified to emphasise issue).
DLP308	George Eliot Hospital	Support					General support of policies LPT1-LP40. Detail provided of current infrastructure capacity and deficiencies.	Noted.
DLP308	George Eliot Hospital	Support		IDP	IDP		Evidence provided that indicates no available in-patient capacity to accommodate healthcare needs of additional population generated by the Local Plan and additional infrastructure will be needed to meet those healthcare needs.	Support and additional information for inclusion in IDP noted.
DLP308	George Eliot Hospital	Comment/ Information		IDP	IDP		Additional capacity needed to address housing growth by end of plan period is: - 1330- non elective admissions per annum, - 183 elective admissions per annum, - 15,900 additional outpatient appointments per annum, - 5,800 diagnostic testing attendance per annum, - 4,200 A&E attendances per annum and increase in maternity provision will be required to address expected demand for maternity beds.	Noted.
DLP308	George Eliot Hospital	Comment/ Information					To meet these infrastructure requirements the NHS Trust seeking to provide additional space within A&E, creation of new short stay assessment and treatment facilities, additional outpatient, diagnostic and rehabilitation facilities within a community hub, additional theatres for inpatients, increased labour and antenatal provision and additional car parking.	Noted.
DLP308	George Eliot Hospital	Comment/ Information					The Trust will seek developers contribution towards the provision of infrastructure to address funding shortfall/availability.	Noted.
DLP309	Arden Cross Consortium	Object		LP27			New Local Plan should recognise and reflect the "Arden Cross" site adjoining the North Warwickshire boundary in Solihull and ensure cross boundary matters of highway, transport or other infrastructure capacity and assessment, ensures compatibility between the new development at UKC Hub and the policies and proposals of the North Warwickshire Local Plan.	Noted. Reference is made in Plan to significant development proposals adjoining the Borough. Further discussions will be undertaken with consortium and adjoining authorities as part of Duty to Co-operate. No change proposed.
DLP309	Arden Cross Consortium	Object				SITA Landfill site, east of M42, north of A45, Packington.	Propose this Arden Cross site be considered as potential country park.	Noted. In absence of promotion by landowner/operator for recreation use potential opportunity very limited/unlikely during plan period. No change proposed
DLP310	Dobbles Garden Centre	Object				Land to East of Dobbles Garden Centre	7.5 ha Parcel of Land east of Dobbles Garden Centre is proposed for employment or industrial uses. Location of site between established uses at garden centre and Treatment works would not harm character, appearance and openness of Countryside. Also enables comprehensive landscaping. Providing employment needs for Borough and wider area.	Noted. Plan addresses employment need and growth through allocation of employment sites. Local Plan is also delivering more than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, agreed through MOU. No change proposed.
DLP311 (1)	Alan Wilson	Object					Loss of Town character. Traffic congestion and parking impact. Shortage of GPs.	Noted. Infrastructure is a key issue that will be addressed. Development will need to contribute towards GP Health needs. IDP will be addressed in Board Report. STA will address traffic impact and infrastructure.
DLP311 (2)	Alan Wilson	Object			Green Belt		Consideration should be given to building on Birmingham side of Borough which would minimise additional traffic on Borough's minor roads, to address Birmingham need, notwithstanding Green Belt considerations.	The Plan provides sufficient land outside the Green Belt to address the OAHM and agreed Birmingham shortfall. No release of Green Belt is proposed or necessary. No very special circumstances warrant release. No change proposed.
DLP312 (1)	Lorraine Hollis	Object			Dordon and Polesworth proposed development Environmental Impact		Scale of development not a fair or realistic amount and out of proportion. Loss of woodland, heagrows and wildlife. Loss of accessible countryside and open space, destruction of Bluebell woods - character of villages will be lost.	Proposed allocations address the Objectively Assessed Housing need and the agreed Birmingham shortfall. Openspace and woodlands will be retained as part of proposals. Settlements are considered most sustainable to accommodate development proposal. Countryside will continue to be accessible.
DLP312 (1)	Lorraine Hollis	Object			Traffic Impact		Traffic congestion already a current problem that will be made worse. Increasing air pollution and damaging health. Will be added to impact of HS2.	The STA will address impact of traffic growth and need for infrastructure. This issue is dealt with in the Board Report.

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REF	ORGANISATION NAME/	SUPPORT/OBJE	PAGE/	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP312 (1)	Lorraine Hollis	Object			Infrastructure deficiency		No detail of infrastructure required for development in Plan. Current health and education services already overstretched. Drains and sewerage impact and increase in flooding issues.	The IDP for the Plan provides detail on infrastructure needs and delivery. Further work on the IDP is in progress and will be addressed in the Board Report. Developments will be required to address their infrastructure needs.
DLP312 (1)	Lorraine Hollis	Object			Alternative Options		Have all brownfield sites been considered for Borough and Birmingham. Daw Mill Colliery could make better site for housing than industrial.	Alternative site referred to lies within the Green Belt in an unsustainable location with limited or no infrastructure and services. Similarly many brownfield sites are in such locations. Where available and deliverable they will contribute but there are insufficient brownfield sites to address the level of housing and employment need.
DLP312 (2)	Lorraine Hollis	Object					Proforma 23	Response as Proforma 23
DLP312 (3)	Lorraine Hollis	Object					Article from BBC online submitted relating to lack of new woodland created in 2016 and need for safeguards for ancient woodland.	Noted. Impact on ecology and natural environment will be addressed through compensatory measures such as Biodiversity offsetting contributions. Proposals will include areas of habitat retained and conserved as Local Wildlife sites, Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. No change proposed.
DLP313 (1)	Gary Palmer Solihull MBC	Support		LP6			Welcomes recognition of need to contribute to wider housing and other development requirements, particularly in relation to GBHMA shortfall.	Noted.
DLP313 (1)	Gary Palmer Solihull MBC	Support		LP39			Support growth proposals and strategy focussing outside green belt around Market Towns and larger settlements minimising impact on Green Belt.	Noted.
DLP313 (1)	Gary Palmer Solihull MBC	Support and Comment		LP40			Plan could give greater emphasis to significant proposals outside Borough, notably UK Central and HS2 interchange. Recognise potential benefits and impacts for settlements in southwest of Borough. Borough need an investment strategy to respond to growth proposals and infrastructure requirements.	Noted. Plan notes impact of proposals such as UK Central and HS2 and will update clarity text where necessary to highlight potential impacts.
DLP314 (1)	H Ensor	Object					Para 15:70-71 Austrey Development Boundary	Noted. Development Boundary to be amended to reflect current situation and built form.
	H Ensor	Object		LP39			Amend Development Boundary to encompass new developments along Warton Lane and Newton Lane, reflecting implemented permissions.	Noted. Disagree. Development Boundary reflects planning consent granted.
		Object					Planning consents 2014/0569 and/or 2014/0157 not progressed to Approval of Reserved matters yet. Should not be included within Development boundary.	Noted. Disagree. Development Boundary reflects planning consent granted. Additional sites not necessary to address housing need. No change proposed.
DLP315 (1)	Gillian Harrison	Object		AUS14			Object to site. Extends village south into open countryside. Impact far reaching in scale and on biodiversity. Heritage impact. Smaller pockets should be enabled such as PS131.	Noted. Sufficient sites allocated to address OAHN. No change proposed.
		Object		LP39	Chapter 15		Scope for modest increase in housing numbers in Category 4 settlements, particularly Wood End.	Noted. Standard density applied for consistency and to address service needs on site. No change proposed.
		Object					Housing density too low within Wood End, which is a sustainable settlement.	Noted. Sufficient sites allocated to address OAHN. Site is considered too large, out of scale with village size and needs. Potential adverse impact on countryside, landscape and traffic generation.
		Object				New Site Islington Farm, Wood End	Potential site of 14.29ha off Tamworth Road Wood End to Boulton Lane proposed.	Noted. Site allocated. No change proposed.
DLP316	Mr A Summerton Walton Homes	Support		LP39		A: Land north of Orton Road	Support allocation of site. Full supporting statement, Appraisal layout and technical appendices submitted, including Flood Risk assessment, Transport Statement, Ecological Assessment, Archaeological Note.	Noted. Clarification required as believe it may be the same site as "C" below.
DLP316	Mr A Summerton Walton Homes	Object		LP39		B: Land north of Kingsbury Hall	(Attached Statement missing)	Noted. Disagree. No very special circumstances established to warrant release from Green Belt. Sufficient sites allocated to address OAHN. No change proposed.
DLP316	Mr A Summerton Walton Homes	Object		LP39		C: Land at Hemmingford Mill, Coventry, Kingsbury	Proposed site south of Kingsbury of 2.2ha's and has frontages to both Coventry Road and Piccadilly Way. Limited impact, serving housing need for Kingsbury and North Warwickshire. Logical rounding off. Defensible boundaries minimise impact on Green Belt. Sustainable location within walking distance of services and facilities in village.	Noted. No change proposed.
DLP316	Mr A Summerton Walton Homes	Support			Settlement hierarchy	Kingsbury	Support identification of Kingsbury as category 3 Local Centre. Kingsbury is capable of accommodating significantly more housing to reflect its status.	Noted. No change proposed.
DLP317	Jacqui Brooks	Object				Atherstone Proposals	Infrastructure cannot adequately support proposals. Schooling will be an issue. Doctors struggles to service the current residents. Shopping in the large food stores in town struggling to cope. Pressure on other services such as social care and refuse collection? Proposed development will kill Atherstone and its community.	Atherstone is the main urban settlement within the Borough and is most sustainable in terms of infrastructure and size. Infrastructure is a key issue that is being addressed through the IDP. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Board Report will address some of these issues. No change proposed.
DLP317	Jacqui Brooks	Object				Traffic	A5 around the town is already at capacity. Impact on Holy Lane railway bridge. Car parking in Atherstone town centre is an issue.	Noted. Atherstone is the main urban settlement within the Borough and is most sustainable in terms of infrastructure and size. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed.

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REF	ORGANISATION NAME/	SUPPORT/OBJEC	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP317	Jacqui Brooks	Object				Flooding	The risk of flooding - I have seen the roads and fields flooded on many occasions. I cannot believe that this is deemed an acceptable area in which to build.	Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. Development will not be permitted that increases risk of flooding over that existing currently. Where specific site and/or area problems are highlighted the Site Proposals and LDP will note the need to address the issue. The Board Report will address some of these issues. No further change proposed.
DLP318	Clerk to Trustees Sir Francis Nethersole Foundation	Support/ Comment		LP39		POL3, Former Polesworth Learning Centre	Support proposal site. Proposal text though a little too prescriptive regarding overall form of development. Prior to further detailed investigation it may be premature to require retention/conversion of former school building.	Noted. Former school building has historic links and value as part of existing built form which should be retained, given close relationship with Conservation Area and listed abbey site/Caterhouse building. Proposal nevertheless is flexible and not considered too prescriptive. Subject to high quality of design alternative approaches may be possible. No change proposed.
DLP319	Mr W Kler Kler Group	Support			Spatial Vision	Land at Dairy House Farm, Grendon	Support spatial vision	Noted.
DLP319	Mr W Kler Kler Group	Object			Additional Sites	Site proposed to rear of Hastings Road/Chetwynd Drive, Grendon to assist meeting housing need.	Noted. Sufficient sites allocated to address Borough's OAHN and Birmingham shortfall agreed. No change proposed.	
DLP319	Mr W Kler Kler Group	Support/ Comment		LP6	Quantum of Development		Broadly support approach to delivering Borough's need and needs arising from other authorities in HMA. Borough should ensure Local plan meets fully the OAHN and not acceptable/unsound to only address part of housing, business and other development needs of HMA. Additional land above 10% agreed should be planned to address Birmingham shortfall.	Noted. Local Plan is delivering more than local needs in terms of employment land, particularly in terms of addressing employment needs relating to Birmingham housing shortfall, agreed through MOU. Sufficient sites currently allocated to deliver both Employment needs and OAHN/Birmingham shortfall agreed. Other authorities are progressing Local Plans that should address the Birmingham shortfall as well. No change proposed.
DLP319	Mr W Kler Kler Group	Support/ Comment		LP7		Special Needs housing	Broadly support. But requirements for specialist housing should be on site by site/case by case basis.	Noted. Policy is considered flexible enough to address issue, particularly in relation to threshold, inclusion as part of 40% affordable element if required and regard to site specifics and economics. No change proposed.
DLP319	Mr W Kler Kler Group	Object		LP8		Windfall	Windfall allowance too high at 10% of total housing numbers.	Disagree. Evidence available indicates windfall will continue and can support housing delivery. Windfall is assessed at a conservative level and is expected to continue. Sufficient sites currently allocated to deliver OAHN and address additional Birmingham shortfall. No change proposed.
DLP319	Mr W Kler Kler Group	Object		LP39		Land at Dairy House Farm, Grendon	Omission of site at Dairy House farm. Site is logical extension to Grendon. Full assessment and testing of site requirements and impacts has been undertaken, including Transport Assessment, Ecological Assessment, Flood Risk assessment etc. Other sites allocated in Grendon and Baddeley may have difficulties in delivery compared to this proposal. Additional housing sites are considered necessary to ensure soundness.	Noted. Disagree. Other sites are coming forward as applications and delivery or on site constraints have not been raised or identified as issues. Sufficient sites currently allocated to deliver OAHN and address additional Birmingham shortfall. No change proposed.
DLP320	Prologis & EON UK	Support/ Comment	15.30 and 15.31	LP40		Hams Hall	Prologis and EON support the allocation of land at Hams Hall under Policy LP40 and request additional information is provided to clarify the position with regard to the Hams Hall B Station Site.	Noted.
DLP320	Prologis & EON UK	Support/ Comment			Removal From Green Belt		In addition, it is noted that North Warwickshire Borough Council's Planning Board resolved to grant outline planning permission for "demolition of existing buildings and redevelopment of site for industrial/distribution uses (Class B2/B8) including ancillary offices and associated parking, highway infrastructure, ground engineering works, drainage and landscaping" subject to the completion of a Section 106 Agreement (application ref: PAP201600399). It is anticipated that the S106 Agreement will be completed in April 2017. It is considered appropriate for the New Local Plan Policy to recognise this within the supporting text. The extent of land to be removed from the Green Belt should be consistent with the approved Parameter Plan reference 30659-PL-102E and attached to these representations.	Noted. Agreed. To reflect SoS confirmation of Planning consent the Power Station B site will be removed from Green Belt to reflect the changed circumstances.
DLP321	Anita Alsopp Shutfington Parish Council	Support		LP5		Meaningful Gap	Fully support maintaining few remaining open green spaces. Gap should be enforced.	Noted.
DLP321	Anita Alsopp Shutfington Parish Council	Object				Site at Robey's Lane	Object to 500 houses being built for Tamworth at Robey's Lane. No provision from improved road infrastructure indicated.	Noted. The Borough has committed to accommodating 500 units to address Tamworth shortfall as part of Duty to Co-operate requirements. Further shortfalls have increased this figure which will be delivered across the sites allocated, not simply via the Robey's Lane site. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. No change proposed.
DLP321	Anita Alsopp Shutfington Parish Council	Object				Infrastructure	Concern that additional houses being built in villages are without consideration or implementation of additional infrastructure. Increased Allocation for Shutfington unacceptable given already stretched services and inadequate road infrastructure available in Shutfington. Improved services and facilities should be provided in larger settlements to accommodate housing growth.	Concern Noted. Infrastructure and service deficiencies and needs are issues being addressed through the IDP and contribution by Development. This is a continual process. Board Report will address some of these issues. No change proposed.
DLP321	Anita Alsopp Shutfington Parish Council	Object			Gypsy and Travellers requirements	No of pitches	Concern over number of pitches at Alvecoke, which has no amenities. Plan states there shouldn't be more than 5 pitches per site. Alvecoke has 17. Why haven't Tamworth and Lichfield provided pitches.	Concerns noted. Intention is to seek new smaller family based pitch sites. Text does not specifically relate to existing sites and pitches. Alvecoke is a municipal run larger site. In view of needs would not suggest this be reduced. Tamworth and Lichfield have also to address Gypsy and Traveller site needs were identified/developed. No change proposed.

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REF	ORGANISATION NAME	SUPPORT/OBJECTION	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP322	Efford Homes	Support		LP39	Land to the east of Polesworth and Dordon between A5 and BS000	Site off Laurel Avenue/Common Lane Polesworth	Submission of evidence and technical reports/assessments to support site off Laurel Avenue/Common Lane, Polesworth, part of larger Land allocation to the east of Polesworth and Dordon. Submission includes Planning Statements, Flood Risk assessment, Ecological assessment, Archaeological assessment and site survey.	Noted. Site forms part of larger allocation and is subject of current planning application. No change proposed.
DLP323	McCarthy & Stone Retirement Lifestyles Ltd	Support/ Comment					Generally support Plan and commend the Council for taking a positive approach in seeking to provide appropriate accommodation to meet the needs of its ageing population particularly within Policy LP7. Housing Development and the accompanying justification to this policy. We would support a review of the site allocations, to ascertain whether or not aspects of the sites are appropriate for locating specialist older persons' accommodation.	Noted.
DLP323	McCarthy & Stone Retirement Lifestyles Ltd	Object		LP7		Supported Housing	'Supported housing' such as Extra Care accommodation require a critical mass of residents in order to be both viable to build and affordable to potential residents. It is unrealistic to expect the provision of specialist accommodation for the elderly to be met piecemeal in general needs housing developments.	Noted. Larger site proposals would have size, scale and critical mass to enable viable proposals to be accommodated. No change proposed.
DLP323	McCarthy & Stone Retirement Lifestyles Ltd	Object		LP7		Proposed approach to specialist accommodation	Best approach towards meeting the diverse housing needs of older people is one that encourages both the delivery of specialist forms of accommodation such as sheltered / retirement housing and Extra Care accommodation at a requirement for homes to be built to a standard that is suitable for the elderly, or easily altered to be suitable for the elderly, such as M4(2) or M4(3) of the Building Regulations. The latter requirement would be more deliverable for conventional house builders and achievable by the mechanisms currently proposed in Policy LP7 (i.e. a 10% requirement on all sites). In light of the above we recommend that Policy LP7 is reworded in line with the advice provided in the Housing in Later Life: Planning Ahead for Specialist Housing for Older People toolkit, developed by a consortium of private and public organisations with an interest in housing for the elderly. A copy has been appended for support.	Noted. Aims supported but information too detailed for Local Plan. Text may be clarified to reflect toolkit and need for viable approach, but Policy intent is to cover wider than simply elderly "specialist" needs, which may not always accord with proposed approach. No change proposed.
DLP324	Mr M. Jones	Object			New site	Land at Farthing Lane, Curdworth	Planning statement in support of site. Development Boundary should be redrawn to accommodate site to enable 10 units to be delivered in Curdworth. Current site forms part of farm and attendant buildings.	Noted. Site lies within Green Belt. Very Special circumstances not considered established to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP325	KNK Developments LLP	Support			New Site	Land at Tamworth Road, Kingsbury	Supports the Draft Plan in relation to their land interest at Tamworth Road Kingsbury Planning statement submitted in support. Includes Transportation Technical Note, Flood Risk Assessment, Noise Report, Air Quality Report, Affordable Housing Note, Ground Investigation, Ecological Assessments and Site Appraisal.	Noted. Very Special circumstances not yet considered established to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. Policy indicates site will be safeguarded for future consideration once implications of HS2 have been clearly identified and established. No change proposed.
DLP325	KNK Developments LLP	Object			SA	Land at Tamworth Road, Kingsbury	Support the methodology, but consider that in relation to SLA4D also at Tamworth Road Kingsbury, the scoring applied fails to accurately assess the site. Changes are also recommended to the scoring in relation to Green Belt Review (2016) specifically in relation to the Kingsbury scores. These are supported in principle but it is submitted they fail to accurately assess the site accurately at Tamworth Road Kingsbury as the scoring appears to be strategically applied and fails to reflect the site character and circumstances sufficiently. Suggested refinements to scoring provided.	Noted. Approach to Green Belt review and scoring assessment is considered consistent and forms part of evidence base. Very Special circumstances not yet considered established to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. Policy indicates site will be safeguarded for future consideration once implications of HS2 have been clearly identified and established. No change proposed.
DLP325	KNK Developments LLP	Object		LP3		Green Belt	Green Belt around Kingsbury in need of formal review due to age of designation. Opportunity to amend boundary in relation to Kingsbury is through this Local Plan process. Site assessed on basis of Green Belt purposes, landscape quality and impact and other criteria and suggest exceptional circumstances have been demonstrated to justify release from Green Belt.	Very Special circumstances not yet considered established to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. Policy indicates site will be safeguarded for future consideration once implications of HS2 have been clearly identified and established. No change proposed.
DLP325	KNK Developments LLP	Support/ Comment		LP4		Safeguarded Land	Generally supportive but have a critical view of Green Belt review, method and scoring mechanism and values used/achieved. Detailed assessment and critique of Review and Scoring assessment submitted. Suggest scoring should be reviewed.	Noted. Approach to Green Belt review and scoring assessment is considered consistent as a technical report and forms part of evidence base, not a consultation document. Very Special circumstances not yet considered established to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP326	Neil Cowley Castlewood Property Ventures	Object		LP6		Amount of Development	It is imperative that North Warwickshire engages fully in the relevant Duty to Cooperate processes and takes account of the findings of the forthcoming Stage 4 report. In this context, draft Local Plan LP6, in proposing to accommodate 10 percent of Birmingham's unmet need, before a wider apportionment is agreed, is effectively premature and cannot be regarded as being properly justified and meeting the test of soundness.	Noted. Disagree. Further delay to delivery of Local Plan should be avoided. Time period for delivery of Stage 4 Report and agreement between all affected authorities on apportionment of Birmingham's shortfall will be lengthy and protracted. North Warwickshire is one of the few authorities that have "engaged fully" in the DiOC process. Positive, pro-active and pragmatic approach taken with Birmingham's support to start to address the shortfall and need to ensure delivery of housing need at least in short term. If recruitment increases this can be addressed through further work through Duty to Cooperate and local plan review.
DLP326	Neil Cowley Castlewood Property Ventures	Object				Duty to Co-operate	In respect of the duty to cooperate, it is noted that NWBC have engaged with relevant LPA's within the two housing market areas within which the Borough is situated. However, at this stage, it is premature to agree a Memorandum of Understanding with Birmingham City Council and propose to provide for 10 percent of the Birmingham's currently identified shortfall. The key issue is that the important Stage 4 report has not yet been published and a wider agreement regarding the apportionment of the city's unmet housing need has yet to be concluded.	Noted. Disagree. Further delay to delivery of Local Plan should be avoided. Time period for delivery of Stage 4 Report and agreement between all affected authorities on apportionment of Birmingham's shortfall will be lengthy and protracted. North Warwickshire is one of the few authorities that have "engaged fully" in the DiOC process. Positive, pro-active and pragmatic approach taken with Birmingham's support to start to address the shortfall and need to ensure delivery of housing need at least in short term. No change proposed.

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REF	ORGANISATION NAME/	SUPPORT/OBJEC	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP326	Neil Cowley Castlewood Property Ventures	Object		LP2	Settlement Hierarchy		Proposed Settlement Hierarchy, as set out in Policy LP2 in the draft Local Plan, is not supported by a separate background assessment. Settlement Hierarchy cannot be regarded as clearly written, fully evidenced or justified, and therefore it does not meet the tests of soundness, as set out in the NPPF. It is also not clear whether future planning permissions granted in accordance with LP2 Category 2, would contribute (formally) to the housing or employment land requirements of NWBC or an adjacent authority.	Disagree. Background documents and evidence include Core Strategy assessments, current Local Plan SA, Growth Options assessment, all which underwent consultation. These are considered sufficient to address concerns raised and test of soundness. Issue of how sites contribute to housing needs of specific authority not relevant. All sites will address housing delivery as identified. No site or element of site is specifically allocated to address the needs of a particular authority or shortfall. Overall delivery will be attributed on a percentage basis with priority focussing on North Warwickshire's OAHN. No change proposed.
DLP326	Neil Cowley Castlewood Property Ventures	Object		LP39	Housing Allocations and Distribution		The Spatial Strategy has been prepared in the absence of a full understanding of the housing needs affecting the Borough. Similarly, the proposed distribution of new housing (and in particular the discounting of option OJ12) is not considered appropriate, as it undermines the contribution to sustainable development. The Council should review its approach to the emerging Local Plan, which at present could not be considered sound. Particular regard should be had to the spatial strategy, the approach to reviewing Green Belt boundaries and the requirement to place achieving sustainable development at the heart of the Local Plan.	Noted. Disagree. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstances are applied to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP326	Neil Cowley Castlewood Property Ventures	Object			Spatial Strategy		Overall, it is considered that the spatial strategy is flawed, as a result of the prioritisation and primacy given to the protection of the Green Belt. However, where the draft Plan does propose amendments to the existing Green Belt boundaries, it does so without explanation of the 'exceptional circumstances' which justify such alterations.	Noted. Site safeguarding is an issue that will be addressed. Sites proposed for safeguarding will not be removed from Green Belt, simply identified as future opportunities once very special circumstances are established. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. Policy to be amended to indicate site will be safeguarded for future consideration once implications of HS2 have been clearly identified and established.
DLP326	Neil Cowley Castlewood Property Ventures	Object			New Site	Settlement status, spatial strategy and Land at Water Orton	The Spatial Strategy has been prepared in the absence of a full understanding of the housing needs affecting the Borough. Similarly, the proposed distribution of new housing (and in particular the discounting of option OJ12) is not considered appropriate, as it undermines the contribution to sustainable development. The Council should review its approach to the emerging Local Plan, which at present could not be considered sound. Particular regard should be had to the spatial strategy, the approach to reviewing Green Belt boundaries and the requirement to place achieving sustainable development at the heart of the Local Plan. In these respects, we note that Water Orton is exceptionally well placed to accommodate significant housing growth as arising from Birmingham's unmet. Water Orton is a sustainable location for growth and a settlement where residential expansion could logically meet the unmet needs of Birmingham. Our site, land south of Birmingham Road, has been evaluated favourably in the SHLAA (2016) and identified as having significant capacity for development. As a result, we submit that the site should be released from the Green Belt and allocated for residential development.	Noted. Disagree. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstances to be applied to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP326	Neil Cowley Castlewood Property Ventures	Object			Green Belt		The draft Local Plan does not explain the exceptional circumstances which exist to justify the proposed amendments to the Green Belt boundaries. It is difficult to understand exactly how the Council has used these two key Green Belt studies to shape the spatial strategy and inform wider policies within the draft Local Plan. Local Plan does not provide a reasoned and appropriate evaluation of the Green Belt, and cannot be sustained as a sound basis for the release of Green Belt land as presently proposed. Critique of Green Belt Review method, approach and scoring assessment submitted in support.	Noted. Site safeguarding is an issue that will be addressed. Sites proposed for safeguarding will not be removed from Green Belt, simply identified as future opportunities once very special circumstances are established. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. Policy to be amended to indicate site will be safeguarded for future consideration once implications of HS2 have been clearly identified and established. Green Belt studies formed part of joint sub-regional work to ensure consistent approach across Warwickshire authorities. Disagree with criticism of studies, which are not spatial strategy assessments but focussing on how Green Belt currently performing against the 5 key purposes. Similar approach has been used elsewhere. No change proposed.
DLP327	Mathieu Evans Gardman Developments	Object			New Site	Additional Sites, Land at Nuneston Road, Mancetter	To ensure a sufficient supply of deliverable and developable sites and to meet North Warwickshire's and the HMA needs in full, we submit that the plan should be seeking to identify additional sites, and that the process for identifying the sites currently within the plan is in need of further explanation and consideration.	Noted. Disagree. Sufficient sites currently allocated to deliver OAN and address additional Birmingham site identified. Very Special circumstances not yet considered established to warrant release of Green Belt site identified. No change proposed.
DLP327	Mathieu Evans Gardman Developments	Object			Duty to Cooperate		The situation with regard to the unmet needs of Birmingham is unclear. Whilst the Council's aspiration to meet 3,750 dwellings of Birmingham's unmet need is a positive step, it is unclear exactly how this figure has been arrived at, or indeed what will happen with the remaining balance of the 37,900 units of unmet need which are unmet in Birmingham's recently adopted plan. It is also likely that there may be additional needs forthcoming from authorities such as Tamworth and/or Solihull, which may require discussion through the Duty to Cooperate. Therefore whilst Gladman commend the work done in the Coventry HMA, and the approach outlined by North Warwickshire with regard to Birmingham, it is clear that in order to satisfactorily consider that the Duty to Cooperate has been met there is a need for substantial further discussion and joint working between authorities within the West Midlands region.	Noted. Disagree that Duty not met. Discussions are ongoing but lack of progress from other authorities addressing remaining shortfall should not be used to simply delay Local plan progress. Time period for delivery of Stage 4 Report and agreement between affected authorities on apportionment of Birmingham's shortfall will be lengthy and protracted. North Warwickshire is one of the few authorities that have 'engaged fully' in the DiOC process. Positive, pro-active and pragmatic approach taken with Birmingham's support to start to address the shortfall and need to ensure delivery of housing need at last in short term. No change proposed.

# North Warwickshire Draft Local Plan Representations

REF	ORGANISATION NAME	SUPPORT/OBJEC	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP327	Mathieu Evans Gladman Developments	Object			Sustainability Appraisal		Gladman have a number of concerns for the SA process. Firstly, it seems that the SA was produced after the completion of the plan which is currently out for consultation, the document the subject of consultation contains a date of August 2016, whilst the SA and its various appendices were not published until 2017. Gladman would remind the Council that the SA should inform the options chosen in the Local Plan, not be used to justify decisions previously arrived at. Furthermore whilst the Council have tested a number of options in relation to how the development target picked can be met, most notably the 10 options outlined in Chapter 4 of the 2017 SA report no consideration seems to have been given as to the overall quantum of development to which North Warwickshire should be accommodating. Whilst it is perhaps reasonable for the Council to assume that the level of its own housing needs is set through the MoU and perhaps therefore it would not be a reasonable option to test alternatives for its own needs (although as outlined in Section 4 and again in Section 6 Gladman would contest this) there are still unmet needs from Coventry and Birmingham, as well as possibly Tamworth, which need to be met.	Noted. Board Report addresses some of issues raised. No further changes proposed.
DLP327	Mathieu Evans Gladman Developments	Object			Sustainability Appraisal		Continued from above: It would therefore seem that assessing different potential quantum's of delivery for the Local Plan would be reasonable options. The SA contains no such assessment of the overall housing numbers to be delivered in this plan to inform the policy choice taken. Gladman believe that a failure to do so is a serious failing with the SA.	As above
DLP327	Mathieu Evans Gladman Developments	Object			OAHN		It is noted that further consideration of the following issues should be considered with regard to the OAN for the HMA and therefore North Warwickshire.	Noted. No change proposed.
	Mathieu Evans Gladman Developments						a. No adjustment is made for longer term migration trends.	OAHN and SHMA address these issues/matters.
	Mathieu Evans Gladman Developments						b. Addressing household formation rates.	OAHN and SHMA address these issues/matters.
	Mathieu Evans Gladman Developments						c. Delivering affordable housing.	OAHN and SHMA address these issues/matters.
	Mathieu Evans Gladman Developments						d. Ensuring the alignment of housing growth and economic growth.	OAHN and SHMA address these issues/matters.
	Mathieu Evans Gladman Developments						e. The implications of the 2014 SNPP and SNHP.	OAHN and SHMA address these issues/matters.
DLP327	Mathieu Evans Gladman Developments	Support			Spatial Vision and Strategic Objectives		Both the vision and the strategic objectives, listed in Section 5 of the Local Plan, provide a positive framework for guiding development in North Warwickshire.	Noted.
DLP327	Mathieu Evans Gladman Developments	Object		LP1	Sustainable Development		Support the Council in its desire to reflect the positive presumption in favour of sustainable development as outlined in the NPPF, however Gladman object to the second and third parts of the policy as written. These aspects are covered in additional development management policies within the plan. Policy LP1 should simply be a reflection of paragraph 14 of the NPPF. It should outline the presumption in favour of sustainable development and it does not need to encompass additional tests at this stage.	Noted. Disagree. Plan should be read as a whole. Local plan process can expand and develop on National policy guidance reflecting local circumstances and issues, not simply a re-iteration. No change proposed.
DLP327	Mathieu Evans Gladman Developments	Object		LP2	Settlement Hierarchy		Category 5 should be deleted from policy LP2 in order for it to be considered sound, an additional policy which reflects a permissive approach to allowing development outside of the settlement boundary, on a criteria basis, could be inserted. Such an approach would allow the plan to protect itself against unsustainable development at the same time as being open and flexible to additional development opportunities to come forward to meet identified needs.	Noted. Disagree. Additional Policy considered unnecessary. Permissive approach outside Development Boundaries is not being proposed as sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP327	Mathieu Evans Gladman Developments	Object		LP3 - LP4	Green Belt & Safeguarded Land		Gladman therefore object to the policy on the basis that it is not based on, or justified by, robust evidence.	Disagree. Green Belt review and further work underway address issue. No change proposed.
DLP327	Mathieu Evans Gladman Developments	Object		LP6	Amount of Development		Object to policy LP6 as written at present as it is not based on a robust evidence base, we also consider that there must be a firm commitment from North Warwickshire to help tackle the unmet housing needs of Birmingham, the word aspiration with regard to helping meet this need should therefore be deleted from the policy text.	Disagree. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. MOU agreed with Birmingham. No change proposed.
DLP327	Mathieu Evans Gladman Developments	Object		LP7	Housing Development		Consider the Council will need to robustly evidence that the requirements of the policy will not affect site viability and the delivery of allocations. It is also unclear what the Councils definition of special needs housing is.	Noted. Additional work to be undertaken. Board Report addresses some of these issues. The text can be clarified to include comment or Glossary on term 'Special Needs'.

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REF	ORGANISATION NAME/	SUPPORT/OBJEC	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP327	Mathieu Evans Gladman Developments	Object		LP8	Windfall Allowance		Windfall allowance should not form part of any overall housing land supply exercise both for the 5 year period, or the overall plan delivery, but act as an additional safety valve to provide additional plan flexibility in meeting overall targets.	Disagree. Evidence available indicates windfall will continue and can support housing delivery. Sufficient sites currently allocated to deliver OAHN and address additional Birmingham shortfall. Smaller 0.2ha sites not allocated but need to be taken into account. Conservative density and net delivery calculations also provide additional flexibility. No change proposed.
DLP327	Mathieu Evans Gladman Developments	Object		LP14	Natural Environment		Policy LP14 provides no clarity on how the Council will apply this policy in a consistent manner through the development management process. Gladman do not believe this policy aligns with the requirements of the Framework and should be revisited prior to progressing the Plan.	Noted. Disagree. Policy may be split to cover the Landscape separately and Natural Environment within LP16 as two topics however they are interconnected. No further change proposed.
DLP327	Mathieu Evans Gladman Developments	Object		LP15	Historic Environment		Policy LP15 does not allow for the consideration of how any adverse impacts could either be mitigated or be taken into account. This is contrary to paragraph 134 of the NPPF which states: "Where a development proposal will lead to less than substantial harm to the significance of a designated heritage asset, this harm should be weighed against the public benefits of the proposal, including securing its optimum viable use." Consider policy LP15 to be inconsistent with national policy and in need of deletion or revision.	Noted. Disagree. Policy text addresses the concern such as "commensurate to the significance of the asset" and clarifies this issue in sections titled "Understanding the Historic Environment" and "Conserving the Historic Environment". No need to repeat NPPF text. No changes proposed.
DLP327	Mathieu Evans Gladman Developments	Object		LP39	Housing Allocations		Consider that the 5% contingency of just 320 dwellings is slim, especially given that the Council count 900 dwellings from windfalls within the overall plan supply. Would contend that such a buffer should be at least 10% and possibly as high as 20% to ensure the delivery of plan targets. It is also essential that a range of sites in a range of locations are included within Local Plans so that small, medium and large housebuilders can be active. The current list of allocated sites in LP39 shows that just 3 allocations represent 65% of the capacity of the allocations and just 5 sites represent 79% of the allocations.	Noted. Disagree. Evidence of delivery above current requirement over a number of years supports 5% flexibility approach. Allocations do not identify sites of 0.2ha or less. These are addressed through the windfall allowance. Larger sites allocated to deliver significant infrastructure requirements but likely to be subdivided for phased development which will address demand for medium sites. Service settlements also have medium size allocations that address concerns. No change proposed.
DLP327	Mathieu Evans Gladman Developments	Object			Alternative Sites	Land at Nuneaton Road, Mancetter	Site is suitable, achievable and should be allocated for development within the emerging Local Plan. Site can help the Council meet its wider HMA wide housing requirement.	Noted. Sufficient sites currently allocated to deliver OAHN and address additional Birmingham shortfall. No change proposed.
DLP328	Waheed Nazir Birmingham City Council	Support/ Comment			Housing shortfall		Birmingham City Council welcomes the new Local Plan and the significant contribution the Plan makes in providing 3,790 dwellings to assist with addressing the Greater Birmingham Housing Market Area (GHMA) housing shortfall. The Plan should note that the situation in the Greater Birmingham HMA will be monitored and consideration will be given to the conclusions of the HMA Strategic Growth Study, which has recently been commissioned by the HMA authorities.	Noted. Examination will address any emerging evidence at time. No change proposed.
DLP328	Waheed Nazir Birmingham City Council	Support/ Amendment			Langley SUE co-ordinated approach	Ulniridge Road site.	The Council also supports the proposed housing allocation at Ulniridge Road. Wishaw and append minor suggested track changes to the detailed wording of the policy to ensure a co-ordinated approach with the delivery and development of the of the Langley Sustainable Urban Extension. 15.48 Within the Birmingham Local Plan there is a Sustainable Urban Extension (SUE) called Langley SUE. This site is expected to deliver approximately in the region of 6,000 dwellings. The site is currently in the Green Belt and it is proposed to exclude the site from the Green Belt and to seek it to be developed for housing as part of the Langley SUE. It would make a natural extension to the housing at Langley SUE proposal and would have a strong defensible boundary of the motorway to the east. Approximately 6.7 hectares north of Ulniridge Road, Wishaw is to be excluded from the Green Belt and allocated for residential development subject to: <input type="checkbox"/> Delivery, access, and development and delivery of the site (including infrastructure) to be directly linked to the development and delivery of the Langley Sustainable Urban Extension immediately to the south within Birmingham City Council administrative area and allocated in the Birmingham Local Plan.	Noted. Text changes will be considered to ensure co-ordinated approach taken. No further change proposed.
DLP329	Taylor Wimpey	Object		LP6	OAHN	Land south of Tamworth Road	Concern over findings interpreted in 2015 UAHN. The Council has previously agreed to accommodate an unmet need from Tamworth amounting to 500 dwellings. As indicated above, this is not included within the Council's OAHN (Table 1) and should be added to the identified need of 5,280 to arrive at the figure of 5,780 as the total for this stage in the calculation of need.	Disagree. 5280 figure includes 500 Tamworth need. No change proposed.
DLP329	Taylor Wimpey	Object			Unmet Need from Neighbouring Authorities		A further contribution towards the extant 825 dwellings from Tamworth would be a positive move in terms of ongoing and meaningful Duty to Cooperate activities.	Disagree. 3790 figure includes 825 Tamworth need. No change proposed
DLP329	Taylor Wimpey	Object		LP2	Settlement hierarchy		Presently, for new category for development (Category 2) there is no clarity on the settlements that the Council considers appropriate for expansion under this policy.	Disagree. Allocations adjoining Tamworth, Birmingham (Ulniridge Road) and Nuneaton and Bechworth Boundaries all reflect this Category, but sites will also reflect and address Category 3 Local service centres, where these sites fall within this category of Settlement. Further "refining" or detail considered unnecessary. No change proposed.
DLP329	Taylor Wimpey	Object		LP5	Meaningful Gap		Detailed analysis and assessment submitted of Meaningful Gap. RPS considers that the Council's assessment of land to be included within the Meaningful Gap to be inconsistent with the settlement hierarchy which reflects the need to distribute growth adjoining the outer boundary of the Borough. RPS considers that this could include Land at Tamworth Road as a sustainable location for future growth.	Noted. Board report addresses some of these issues. No change proposed.
DLP329	Taylor Wimpey	Object		LP39	New Site	Land south of Tamworth Road	Detailed analysis and assessment submitted in support of site south of Tamworth Road, including Promotional Document proposing that the site is suitable. Available and Achievable and should form part of the Council housing allocations under Policy L39.	Noted. Board report addresses some of these issues. Sufficient sites currently allocated to deliver OAHN and address additional Birmingham shortfall. No change proposed.

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REF	ORGANISATION NAME	SUPPORT/OBJECTION	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP329	Taylor Wimpey	Object		LP4	Safeguarding land for future Development		Policy is unclear what future development could come forward and what need this safeguarded land is expected to serve. The NPPF is clear that the Green Belt should only be amended in exceptional circumstances. RPS considers that the Council should reconsider the intentions of this policy and what the intended purpose is.	Noted. The areas will be safeguarded for potential release for housing needs in the future if required. It is not intended to release these sites from the Green Belt until a new Local Plan requires this. Nevertheless, they are being highlighted in this Local Plan as potential opportunities for the future, if housing requirements and policies need to change due to land supply, availability and housing needs. This will be clarified in the Board Report and the Plan.
DLP329	Taylor Wimpey	Object		LP7	Housing Development		There is concern here that little consideration has been given to the financial considerations associated with this policy and there is no evidence that this has been tested for viability as part of the supporting evidence base. Monitoring and type of housing included unclear.	Noted. Further work will be undertaken. Board report addresses some of these issues. Monitoring based on National Guidance (C2 not included in housing calculation). No change proposed.
DLP329	Taylor Wimpey	Object		LP8	Windfall Allowance		Unclear where windfall information has come from and how the Council has come to the figure of 60 dwellings per annum as the windfall allowance. Greater transparency on the supporting evidence base here would be welcomed.	Noted. Further work undertaken to clarify source from Monitoring records. Board report addresses some of these issues. No change proposed.
DLP329	Taylor Wimpey	Object		LP9	Affordable Housing Provision		The viability assumptions in the emerging policy were appraised as part of the Examination of the 2014 Core Strategy, however RPS would expect the evidence to be brought up to date prior to submission, to ensure that the evidence remains valid.	Noted. Further work will be undertaken. Board report addresses some of these issues. No change proposed.
DLP329	Taylor Wimpey	Object		LP24	Recreational Provision		The viability assumptions in the emerging policy were appraised as part of the Examination of the 2014 Core Strategy, however RPS would expect the evidence to be brought up to date prior to submission, to ensure that the evidence remains valid.	Noted. Further work underway and Open Space/Recreation review in progress. Board report addresses some of these issues. No change proposed.
DLP329	Taylor Wimpey	Comment		LP27	Railway Lines		Proximity of HS2 Safeguarded land to Taylor Wimpey site noted.	Noted.
DLP329	Taylor Wimpey	Object		LP31	Development Considerations		RPS would discourage sequential approach to brownfield sites. Policy term "adaptable for future use" is vague and difficult to interpret. RPS considers that the policy should be reworded in a more positive way to reflect that there will need to be development in MSA areas.	Noted. Interpretation of term "adaptable" and application of sequential approach not considered too difficult. Commonly applied without difficulty in other circumstances, Plans and Policies, MSA an issue for Minerals Local Plan. Most of Borough affected by MSA's. No change proposed.
DLP329	Taylor Wimpey	Object		LP36	Parking		Policy is difficult to comment on as the detailed standards supporting this policy have not been published for consultation.	Noted. Current standards in 2006 Local Plan and Core Strategy appendices. Further work will be undertaken. Board report addresses some of these issues. No further change proposed.
DLP329	Taylor Wimpey	Object		LP37	Renewable Energy		Proposal has viability considerations for development. Policy would be better placed if it sought to adopt a fabric first position, which builds in energy saving measures into the design first, before looking to integrate renewable energy schemes.	Noted. Renewable and Low Carbon Energy Resource Assessment and Feasibility Study prepared by CAMCO suggests that 7.5% - 10% renewable energy could be derived locally. Forms part of evidence base and Informed Core Strategy. Toolkit available online for developers to use to address issue. No change proposed.
DLP330	Stephen Briggs Alvecoke Wood	Object			Natural Environment Impact	Site at Robey's Lane	Land West of Robey's Lane, proposed development, of potentially over 1,000 houses is in extremely close proximity to Alvecoke Wood. It is a precious and irreplaceable habitat, with a Tree Preservation Order applying to the whole site and has been designated a Local Wildlife Site and a Site of Importance for Nature Conservation by Warwickshire Wildlife Trust. Buffer strips/zones should be incorporated to address and safeguard site from development impacts. Visual amenity impact and habitat impact significant.	Noted. Potential of Buffer Zones will be applied to proposal to address impact.
DLP330	Stephen Briggs Alvecoke Wood	Object			Traffic Impact	Site at Robey's Lane	We would also need substantial improvements to the fencing around our site, which would be a substantial cost and negative impact on visual amenity. We do not feel we should have to fund any of these measures in response to external developments instigated with council approval. Robey's Lane already has problems with traffic speeds and additional housing will exacerbate an already very poor situation at several times of the day and in all directions along the B5000 and Robey's Lane and into Alvecoke.	Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues.
DLP330	Stephen Briggs Alvecoke Wood	Object			Commercial Impact on woodland	Site at Robey's Lane	Expect a major impact to the biodiversity and commercial viability of our woodland site should the Land West of Robey's Lane development go ahead. We feel very strongly that this development is not appropriate and it should be withdrawn from the Local Plan.	Noted. Plan addresses current housing and employment need and growth through allocation of sites. Land has been proposed as sustainable opportunity for development. Development Management Policies will hopefully address some of the concerns and impacts raised. Proposal has to assess ecological and environmental impact and address these through appropriate mitigation of financial contributions through Bio-diversity Offsetting approach. No further change proposed.
DLP331	Sewem Trent Water Ltd	Object			New Site	Land east of Curdworth	The Local Plan needs to allocate and safeguard sufficient land now to ensure there is flexibility to respond to housing and employment growth targets. STWL considers that the 9.3 hectares of land east of Curdworth is suitable for housing development as it no longer fulfils the purposes of including land within the Green Belt and therefore should be released from the designation in the next stage of the Local Plan.	Noted. Site lies within Green Belt. Require "very special circumstances" to be established to enable sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP331	Sewem Trent Water Ltd	Object			New Site	Land at Polesworth/Dordon	The Local Plan needs to allocate and safeguard sufficient land now to ensure there is flexibility to respond to housing and employment growth targets. Given Site proximity to the proposed housing allocations, recent developments at Polesworth, policy restraint on development to the west of Polesworth by both existing and emerging Development Plan policy and flood risk constraints on land to the north. Site should also be allocated for development alongside, or potentially as part of, the emerging and large strategic housing allocation to the east of Polesworth and Dordon.	Noted. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.

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REF	NAME/ORGANISATION	SUPPORT/OBJEC	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP331	Severn Trent Water Ltd	Object			New Site	Land at Coleshill	The Local Plan needs to allocate and safeguard sufficient land now to ensure there is flexibility to respond to housing and employment growth targets. It comprises: a large sewage treatment works with several operational and dis-used filter beds; a food to waste plant; redundant non-operational land; and flood plain marshland. The site is bisected by the River Tame and, whilst designated as Green Belt, it is located within a large industrial area, 10km north east of Birmingham City centre. STWL considers that the 70 hectares of land at Coleshill is suitable for employment uses and it no longer fulfils the purposes of including land within the Green Belt and therefore should be released from the designation in the next stage of the Local Plan.	Noted. Site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP332A	Matthew Naylor Church Commissioners	Object		LP22		Land at Dordon	Support principle of Policy but need to ADD amend text - "within strategic allocations where these uses are identified as being appropriate within specific policies of this plan"	Noted. No change proposed.
DLP332A	Matthew Naylor Church Commissioners	Support		LP24			Support principle of Policy	Noted.
DLP332A	Matthew Naylor Church Commissioners	Object		LP9	Affordable Housing		Object to 40% requirement in view of pressure from other infrastructure requirements. Clearer updated evidence needed on viability.	Noted. Plan will be clarified to indicate relevant evidence base. Further work on viability is ongoing. Policy nevertheless provides flexibility to address viability on a site by site basis subject to appropriate appraisal.
DLP332A	Matthew Naylor Church Commissioners	Object		LP15	Historic Environment		Policy unclear and should be revised. List of revisions proposed for consideration.	Noted. Disagree, ongoing discussions with historic England may clarify Policy. No further changes proposed.
DLP332A	Matthew Naylor Church Commissioners	Object		LP20	Green Spaces		Clarification sought on identification of LWSs in Dordon Proposal. If classed as green space and open space then superfluous and should be excluded from Policy.	Noted. Further work on Concept/Master plan for site may clarify situation. Green Spaces and Open spaces can be contiguous and do not define whether they are managed or publicly controlled. Areas retained to provide protection should not conflict with their inclusion in Proposal, which will enable their management as part of development proposal. Further discussion may revise map. No further change proposed.
DLP332A	Matthew Naylor Church Commissioners	Support		LP6	Settlement hierarchy		Support and comments submitted relating to Land allocated at Dordon in church commissioners control.	Noted.
DLP332A	Matthew Naylor Church Commissioners	Support/ Comment		LP1	Sustainable development		Support principle of Policy, however, policy cannot be specific as to what required infrastructure can be, is therefore not effective. Policy also seeks to protect PROWs, a criterion that does not sit comfortably with presumption in favour of sustainable development.	Noted. Disagree, "Sustainable development" should be supportive and complementary to protection of PROWs. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues. No change proposed.
DLP332A	Matthew Naylor Church Commissioners	Support		LP7	Housing Development		Support policy that requires 100 dwellings or more to have mixed tenure and types of dwelling and that sites provide necessary infrastructure subject to integration with IDP and proportionally funded and delivered.	Noted.
DLP332A	Matthew Naylor Church Commissioners	Support		LP2	Settlement hierarchy		Support settlement hierarchy.	Noted.
DLP332A	Matthew Naylor Church Commissioners	Object		LP14	Natural Environment		Object to criterion "b" retaining trees, hedges and natural conservation features. Suggest amended text	Noted. Policy reflects level of protection sought in NPPF. Text may be clarified to better highlight when and where impact may be accommodated. Further discussion with English Nature ongoing.
DLP332A	Matthew Naylor Church Commissioners	Object		LP16	Nature conservation		Policy needs to be amended if applied to LWSs. Additional wording suggested.	Noted. Policy reflects level of protection sought in NPPF. LWSs are designated local Conservation assets/sites. Development impacts must be assessed and offsetting or mitigation works may be necessary/required. Further discussion on text with English Nature ongoing.
DLP332A	Matthew Naylor Church Commissioners	Support		LP26	Stations		Support with comments.	Noted.
DLP332A	Matthew Naylor Church Commissioners	Support		LP26	Transport Assessments		Support with comments.	Noted.
DLP332A	Matthew Naylor Church Commissioners	Support		LP36	Parking		Support with comments.	Noted.
DLP332A	Matthew Naylor Church Commissioners	Support		LP29	Walking and Cycling		Support with comments.	Noted.
DLP332A	Matthew Naylor Church Commissioners	Support		LP28	Strategic Road Improvements		Support with comments.	Noted.
DLP332A	Matthew Naylor Church Commissioners	Support	Paras 15.34 to 15.38			Land to East of Polesworth and Dordon	Support with comments.	Noted.

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REF	ORGANISATION NAME	SUPPORT/OBJEC	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP332/A	Matthew Naylor Church Commissioners	Support		LP39	Allocation	Land to East of Polesworth and Dordon	Support with comments.	Noted.
DLP332/A	Matthew Naylor Church Commissioners	Object		LP37	Renewable Energy		Object to "blanket" approach. Not supported by evidence. Not clear it is viable or sustainable.	Noted. Renewable and Low Carbon Energy Resource Assessment and Feasibility Study prepared by CAMCO suggests that 7.5% - 10% renewable energy could be derived locally. Forms part of evidence base and informed Core Strategy. Toolkit available online for developers to use to address issue. No change proposed.
DLP332/B	Church Commissioners	Object			New Site	Glebe Farm, South of Blythe Road, Coleshill	New site proposed for allocation.	Noted. Site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP332/B	Church Commissioners	Object		LP1		Sustainable Development	We would question the effectiveness of the policy given the relative vagueness of the criterion stating that development should "provide the required infrastructure". This requirement should be set out in specific policies within a site allocations policy or the Infrastructure Delivery Plan. To avoid any ambiguity we recommend that this criterion (provide the required infrastructure) should be deleted from LP1.	Noted. Disagree. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues. No change proposed.
DLP332/B	Church Commissioners	Object		LP2	Settlement Hierarchy		It would be appropriate to reallocate some of the housing numbers from settlements lower down the hierarchy towards the more sustainable Market Town of Coleshill. Glebe Farm would be the most appropriate site to deliver this housing need and meet the economic and social needs of the town and wider area.	Noted. Site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP332/B	Church Commissioners	Object		LP3	Green Belt		Green Belt wrapping around Coleshill is seen as a major constraint to significant. This presents significant barriers to the provision of adequate housing and affordable housing within Coleshill and we therefore believe Green Belt land at Glebe Farm should be released to help address this.	Noted. Site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP332/B	Church Commissioners	Object		LP4	Safeguarded Land for Potential Future Development		The land to the south of the developable site at Glebe Farm (shown on Appendix 2) could be Safeguarded for potential residential development in the future.	Noted. Site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP332/B	Church Commissioners	Object			Housing Numbers		It is important that the District seeks to address the shortfall from neighbouring authorities. We would suggest that this challenge is achieved by allocating sufficient housing across all significant settlements, particularly ones towards the top of the hierarchy such as Coleshill.	Noted. This shortfall issue is being addressed. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP332/B	Church Commissioners	Support			Employment Requirements		Agree with the point in paragraph 7.46 that "any additional housing and employment needs to be considered in balance".	Noted.
DLP332/B	Church Commissioners	Object		LP9	Affordable Housing Provision		Analysis of Affordable housing delivered in Coleshill submitted in support of comment. We consider it is necessary that the Council test the viability of larger sites and amend the policy accordingly. In the absence of an up-to-date and relevant evidence base, LP9 is unsound and further work is required to ensure compliance with paragraph 173 of the NPPF.	Noted. Plan will be clarified to indicate relevant evidence base. Further work on viability is ongoing. Policy nevertheless provides flexibility to address viability on a site by site basis subject to appropriate appraisal.
DLP332/B	Church Commissioners	Support		LP17	Green Infrastructure		The development of this site would contribute to the ambitions of this policy by introducing a green infrastructure link between the town centre and the River Blythe.	Noted. However, site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP332/B	Church Commissioners	Object		LP39	Housing Allocations		The draft Local Plan should be clearer about the proposed housing allocations and commitments for settlements such as Coleshill. The Green Belt is a policy constraint which should not undermine the requirement to meet housing need in particular settlements or to undermine the spatial strategy. We believe that there are justifiable reasons to release land from the Green Belt at Glebe Farm to ensure sufficient housing delivery in Coleshill over the plan period.	Noted. Site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP333	Client Group of landowners, house builders and developers with land interests	Object		LP8	Amount of Development		Object to the housing requirement identified in Policy LP8 totalling 9,070 dwellings based on - 1. The assessment of objectively assessed housing need (OAHN) (9,070 dwellings) in light of more recent evidence (1.5 - 1.16 accompanying technical note); 2. The level of unmet need accommodated from Coventry (1.17 - 1.20 of accompanying technical note); 3. The level of unmet need accommodated from Birmingham (1.21 - 1.25 of accompanying technical note). Based on the above Policy LP8 is unsound as: 1) is not positively prepared, 2) it is not justified, 3) it is not effective and 4) it is not consistent with national policies.	Noted. Disagree. Housing requirement based on an agreed sub-regional approach published in HMA to arrive at OAHN considered robust. Further delay to delivery of Local Plan should be avoided. North Warwickshire is one of the few authorities that have "engaged fully" in the DnOC process. Positive, proactive and pragmatic approach taken with Coventry Sub regional authorities and Birmingham's support to start to address the shortfalls and need to ensure delivery of housing need at least in short term. If requirement increases this can be addressed through further work through Duty to Cooperate and local plan review. No further changes proposed.
DLP334	The Feoffees of Bonds Hospital Estate Charity	Object			Development Boundary	Land at Filongley	The development boundary drawn around the village of Filongley prevents any meaningful development taking place in this village and it is questionable as to whether or not the telephone exchange building located off Ousierne Road is deliverable. Filongley should be allowed to expand in such a way to accommodate additional housing.	Noted. Site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.

# North Warwickshire Draft Local Plan Representations

REF	ORGANISATION NAME/	SUPPORT/OBJEC	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP335	Mr & Mrs G Shakespeare	Object				Land east of Polesworth and Dordon	Whilst my clients are content to have the area of land known as 'The Hollies' included within this proposed draft allocation they also have another site which has been in the draft allocation proposals for some considerable time namely POL 7. Although part of larger site is capable of being developed without the need of a master plan and is already the subject of a current planning application. This area of land was always considered suitable for development prior to the East of Polesworth Dordon proposal scheme and should be allowed to be developed immediately.	Noted. To address issue of wider infrastructure needs, service provision and reasonable contribution to new relief road and other highway infrastructure, preference is to retain site with larger allocation. Concept/Master plan will also enable proper planning of site and area. No change proposed.
DLP336	White Farming Partnership	Object			New site/land addition	Additional land to east of Polesworth and Dordon	Additional land to east of proposal should be included. Enable open space to be provided and site to be viable.	Noted. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP337	Mr C Wilkins Lichfield Machine Tools Ltd	Object		LP4	New site	Land east of Curdworth	LP4 identifies safeguarded land for both housing and employment future uses but fails to identify safeguarded land for employment on land east of Curdworth.	Noted. Site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP337	Mr C Wilkins Lichfield Machine Tools Ltd	Object		LP6	Employment		Recent studies into the requirement for employment land show that there is a requirement for large employment sites in the locality of the M42 bypass of Birmingham which is recognised as an optimal location for new strategic employment growth. Currently the plan fails to allocate new land to meet this requirement and take the opportunity to locate this development in North Warks and maximise spin off benefits.	Noted. Site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP337	Mr C Wilkins Lichfield Machine Tools Ltd	Object		LP13	Rural Employment		Object that the policy as drafted is over prescriptive regarding the relationship of rural buildings to the road network and that limited extensions are not considered acceptable, this is considered to be out of step with the NPPF at Para 55, and the third bullet point which indicates redundant or disused buildings can be converted in rural areas not withstanding their location. There is no requirement for a rural building to have an employment use first as the primary aim. The NPPF and other Government documents do not support this restrictive approach to housing.	Disagree that Policy conflicts with Para 55. Plan should be read as a whole. Criteria b and c relate specifically to rural building conversions, not new build. Local Plan process enables different approach to NPPF to be applied or interpreted. Unnecessary to simply re-literate NPPF. No change proposed.
DLP337	Mr C Wilkins Lichfield Machine Tools Ltd	Object		LP40			Object on the basis that it makes no allowance for a strategic employment site to the east of Curdworth.	Noted. Site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP338	A R Cartwright Ltd	Support/ Comment				Land south of Anasley Common	Support allocation of Land south of Anasley Common. Note access potential off Cartwright homes adjoining site.	Noted. Access issue noted. Highway concerns over additional traffic onto Plover Hill road. Larger relief road proposal will need consideration. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues.
DLP339	Mr M Neachell	Object		LP2	Settlement Hierarchy		The Settlement Hierarchy fails to note Lee Marston as a settlement where development is allowed.	Incorrect. Settlement is "washed" over by Green Belt constraints and located in open countryside. No change proposed.
DLP339	Mr M Neachell	Object		LP3	Green Belt		Para 7.16 identifies Lee Marston as having potential for small scale infill as shown on the proposals map, however this scale of development within the build fabric of the settlement is not considered to be sufficient to sustain the settlement. A new green belt boundary should be drawn to allow development between Hams Lane and Church Lane, which would allow the organic growth of the settlement in a sustainable manner with an appropriate mix of housing types and tenures.	Noted. Site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP339	Mr M Neachell	Object		LP3	Green Belt 30% building increase restriction		LP3 as drafted a 30% volume increase in buildings is not in line with the NPPF. What is required is an assessment on individual applications as each building and its setting will vary, it is quite inappropriate to include an express figure and even more ridiculous for this to include the GDPO allowance, which in some cases will exceed 30%.	30% requirement applies outside of and above any PD allowances. Threshold has been upheld at appeal. No change proposed.
DLP339	Mr M Neachell	Object	Para 7.24 & 7.25				Considered out of step with Para 69 final bullet point of the NPPF which clearly says that the redevelopment of PDL land is acceptable and does not prohibit residential reuse.	Disagree. Text is not suggesting the designation as PD means residential is unacceptable. NPPF also requires development to be sustainable and in Green Belt it must not impact on openness. So Para 69 is not as open ended as suggested. If location is unsustainable and development impacts on openness, whether it is brownfield or not is immaterial. No change proposed.
DLP339	Mr M Neachell	Object		LP4	Safeguarded land/New Site	Site west of Hams Hall	Identifies safeguarded land for both housing and employment future uses but fails to identify safeguarded land for employment adjacent to Hams Hall.	Noted. Site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP339	Mr M Neachell	Object		LP6	Housing		It is completely unclear at this point in the plan whether the plan is dealing with a housing target of 5280 or 9070. The policy will need to be clarified to establish how for example a 5 year land supply is calculated. Plan has adopted a 10% nominal aspiration of the requirement, yet there is no evidence to support this figure, which could upon agreement be a much larger requirement given that some authorities have claimed they cannot take any of the Birmingham requirement.	Disagree. OAHN based on evidence including 2015 SHMA that Warwick DC Inspector recently accepts and considers to be based on reasonable and soundly based assumptions. Although 3790 figure (Bham shortfall) indicated as to be tested in table 2, actual Plan site allocations include land to address delivery of all this figure (9070) subject to provision of necessary infrastructure. There is a review mechanism that can be triggered if further recruitments are expected to be delivered in NW. Five year supply will be based on 5280 figure as established at Appeal. Further delay to delivery of Local Plan should be avoided. No further changes proposed.

# North Warwickshire Draft Local Plan Representations

REF	NAME/ ORGANISATION	SUPPORT/OBJECTION	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP338	Mr M Neasehell	Object		LP6	Employment		Recent studies into the requirement for employment land show that there is a requirement for large employment sites in the locality of the M42 business of Birmingham which is recognised as an optimal location for new strategic employment growth. Currently the plan fails to allocate new land to meet this requirement. LP6 should therefore be amended to increase the amount of employment land to accommodate a strategic employment site in the M42/Lea of Birmingham employment belt.	Noted. Site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP339	Mr M Neasehell	Object		LP13	Rural Employment		Object on the basis that the policy as drafted is over prescriptive regarding the relationship of rural buildings to the road network and that limited extensions are not considered acceptable, this is considered to be out of step with the NPPF at Para 55. The policy needs rewording to reflect Para 55 of the NPPF, the need to boost the housing supply and the aspirations of the GPDO and the relaxed requirements for rural building conversion.	Disagree that Policy conflicts with Para 55. Plan should be read as a whole. Criteria b and c relate specifically to rural building conversions, not new build. Local Plan process enables different approach to NPPF to be adopted or interpreted. Unnecessary to simply re-literate NPPF. No change proposed. No change proposed.
DLP339	Mr M Neasehell	Object		LP39	Omission of sites at Lea Marston		We object to the omission of any allocation at Lea Marston as set out above.	Noted. Settlement lies within Green Belt. Require "very special circumstances" to be established to enable site release or removal from Green Belt. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP339	Mr M Neasehell	Object		LP40	New Site	Site west of Hams Hall	Object on the basis that it makes no allowance for a strategic employment site to the west of Hams Hall.	Noted. Site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP339	Mr M Neasehell	Object		Proposals Map		We object to the Lea Marston inset plan on the basis that the land between Hams Lane and Church Lane should be included within the development boundary.	Noted. Settlement lies within Green Belt. Require "very special circumstances" to be established to enable site release or removal from Green Belt. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.	
DLP340	Trustees of the Estate of JB Aucott	Object		LP2	Settlement Hierarchy	Land south of Windmill Lane, Austrey	Defines category 4 settlements as only appropriate for windfall developments and sites identified in neighbourhood plans, new plan can and should propose developments in the category 4 settlements to support the housing land supply. Neighbourhood Plans will therefore have to be reviewed to be up to date. The settlement of Austrey should have additional development and Policy LP2 should be amended to allow for this.	Local Plan is delivering more than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, agreed through MOU. Sufficient sites currently allocated to deliver Employment needs and OAHN. No change proposed.
DLP340	Trustees of the Estate of JB Aucott	Object		LP6	Housing		Unclear at this point in the plan whether the plan is dealing with a housing target of 5280 or 9070. The policy will need to be clarified to establish how for example a 5 year land supply is calculated. It is not clear how the additional requirement of a further 3790 dwellings has been arrived at, when to date there is no published figure for the Wit which sub divides the Birmingham requirement in a rational manner. Currently the plan has adopted a 10% nominal aspiration of the requirement, yet there is no evidence to support this figure, which could upon agreement be a much larger requirement given that some authorities have claimed they cannot take any of the Birmingham requirement.	Disagree. OAHN based on evidence including 2015 SHMA that Warwick DC Inspector recently accepts and considers to be based on reasonable and soundly based assumptions. Although 3790 figure (Pham shortfall) indicated as to be tested in table 2, actual Plan site allocations include land to address delivery of all this figure (9070) subject to provision of necessary infrastructure. There is a review mechanism that can be triggered if further requirements are expected to be delivered in NW. Five year supply will be based on 5280 figure as established at Appeal. Further delay to delivery of Local Plan should be avoided. No further changes proposed.
DLP340	Trustees of the Estate of JB Aucott	Object			New Site	Austrey SAP HS3 (Site AUS14)	The plan says sites in these settlements are not allocated, but the policy says it is allocated, this is very confusing. In any event land off Windmill Lane Austrey should be allocated for development as it is a sustainable site in a settlement that is clearly recognised as an appropriate location for new housing. It is completely unclear whether the named site off Main Road is an allocation or has planning permission.	AUS14 has planning consent. Development Boundary has been amended to reflect current planning situation. No change proposed.
DLP340	Trustees of the Estate of JB Aucott	Object			Proposals Maps		We object to the Austrey inset plan on the basis that the land south of Windmill Lane should be included within the development boundary.	Where necessary, Development Boundaries will be amended to reflect new and extant consents immediately adjoining boundaries. Local Plan is delivering more than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, agreed through MOU. Sufficient sites currently allocated to deliver Employment needs and OAHN. No new sites in Austrey proposed.
DLP341	Hanworth Group	Object			Duty to Co-operate	Land at Daw Mill, Filongley	The MOU agreements do not address the "regional" and "sub-regional" employment needs and hence the Draft Local Plan does not meet national planning policy and guidance regarding duty to co-operate in respect of these matters.	Disagree. Local Plan is delivering wider than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, agreed through MOU. This reflects a positive and pro-active approach to Duty to Co-operate responsibilities. No change proposed.
DLP341	Hanworth Group	Object			Spatial Portrait		Hanworth Group consider that the Draft Local Plan is "silent" on the full employment needs for the Borough with regard to the "regional" and "sub-regional" needs. Development in the countryside should be appropriate in terms of scale and character as set out in paragraph 2.23 of the "Spatial Portrait". Further emphasise the importance of rail within paragraph 2.8. Re-word the final sentence of paragraph 2.23 to add "and that which needs to be accommodated within the countryside due to its specific locational requirements".	Rail already noted as important. Local Plan is delivering more than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, agreed through MOU. Sufficient sites currently allocated to deliver Employment needs and OAHN. No change proposed

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REF	ORGANISATION NAME/	SUPPORT/OBJEC	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP341	Harworth Group	Object			Strategic Objectives		Strategic Objective 1, is unsound and not consistent with national planning policy. Paragraph 5.2 of Strategic Objective 1, the Draft Local Plan states "...giving priority to re-using previously developed land and buildings within Market Towns and Local Service Centres". This strategic objective is inconsistent with Policy LP11: Economic Regeneration which clearly states that the redevelopment of existing employment land (previously developed land) can occur outside of development boundaries and not merely within Market Towns, Local Service Centres or those locations related to the settlement hierarchy. It should be amended to encourage the redevelopment of all previously developed land (subject to other planning policies and safeguards) and hence redevelopment of previously developed land should NOT be restricted to Market Towns, Local Service Centres or those locations related to the settlement hierarchy.	Noted. Objective refers to "priority" not total exclusion and/or restriction of employment development outside boundaries. Nevertheless, the Local Plan is intending to bring at allocated employment sites within the development boundary and avoid further allocations outside these boundaries, as Local Plan is delivering more than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, agreed through MOU. Sufficient sites currently allocated to deliver Employment needs and OAHN. Also not all pdi sites lie in sustainable locations or would constitute sustainable development as required by NPPF. No change proposed.
DLP341	Harworth Group	Object		LP1	Sustainable Development		Whilst it is recognised that development should seek to meet the criteria outlined under the heading 'Quality of Development / Place', consider that there should be flexibility within the policy as there may be circumstances where it is not possible to accord with all the criteria where robust justification has been provided. Policy LP1: Sustainable Development is inconsistent with the Framework and national planning guidance by requiring development proposals to conform with or improve an individual settlement's character, rather than seek to respect, reinforce and promote the local character of an area where possible through sustainable development and good design. Amendments to text proposed.	Local Plan should be read as a whole. Local Plan process enables different approach to NPPF to be adopted or interpreted. Unnecessary to simply re-iterate NPPF. No change proposed.
DLP341	Harworth Group	Object		LP2	Settlement Hierarchy		Majority of the new development proposed within the Borough to 2031, is too focused around a small number of settlements / areas of the Borough. Concerned that the Council do not have a clear understanding of the development needs of the Borough as a whole (especially with regard to "regional" employment needs) and hence Policy LP2 has a narrow focus on proposed development areas which are mostly located adjacent or in close proximity to the A5 on the eastern outer boundary of the Borough. Council should: - Reconsider the spatial distribution of development in the Borough away from the A5. - Increase the focus for proposed development in 'Category 3: Local Service Centres' to provide a more balanced settlement hierarchy and meet the development needs of the wider Borough. - Include a Part D to 'Category 5: Outside of the above settlements' which would address pdi sites outside development boundaries.	Noted. Settlement hierarchy based on review and update or earlier settlement assessments that accorded settlement position in hierarchy based on level of services and infrastructure available to the settlement. Alternative Strategic Options were considered through the Growth Options paper, which were subject to Sustainability Appraisal and published for informal evidence base. Sustainability Assessment also assesses alternative options. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Most significant development allocations are targeted at the most sustainable settlements in the Borough (outside of Green Belt). Require "very special circumstances" to be established to enable site release or removal from Green Belt. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAH and address additional Birmingham shortfall. No change proposed.
DLP341	Harworth Group	Object		LP3	Green Belt		LP3: Green Belt and its supporting text is wholly inconsistent and at odds with the Framework and national planning guidance through its removal of and conclusion that all partial or complete redevelopment of previously developed land within the Green Belt for open market housing is unacceptable.	Disagree. Policy indicates determination must be in line with NPPF. Local Plan process enables different approach to NPPF to be adopted or interpreted if circumstances and evidence allow. Objector appears also to "cherry pick" elements that fit their argument. No change proposed.
DLP341	Harworth Group	Object		LP6	Amount of Development		Object to the Council's conclusions that the identified "regional" and "sub-regional" need which is a strategic priority does not need to be considered in the Draft Local Plan. Consider that the Council appear to be precluding the "regional" and "sub-regional" need being met in the Borough.	Disagree. Plan focus is on North Warwickshire needs and requirements but takes into account employment needs and growth from wider sub-region through additional employment land allocated to address accommodation of housing for Birmingham shortfall. Plan allocations enable a range of opportunities to come forward that will potentially satisfy both local and sub-regional needs at MIRA, Hams Hall and Birch Coppice. Local Plan is delivering more than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, agreed through MOU. No change proposed.
DLP341	Harworth Group	Support/ Subject to		LP11	Economic Regeneration		Support subject to other changes to Strategic Objectives and LP1 and LP2 are agreed.	Noted. Disagree. Changes cannot be made "subject to", if other amendments are opposed. No change proposed.
DLP341	Harworth Group	Object		LP12	Employment Areas	Former Daw Mill	Former Daw Mill Colliery site has key locational characteristics that make the opportunity afforded by the existing rail connections significant. Plan should make specific reference in the supporting text to the rail connection at the former Daw Mill Colliery, its strategic significance and explicitly encouraging proposals that facilitate the efficient use of the site by using the "live" rail connection and the existing rail sidings.	Noted. However, site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAH and address additional Birmingham shortfall. No change proposed.
DLP341	Harworth Group	Object		LP16	Nature Conservation		Paragraph 118 of the Framework confirms that mitigation and compensation relates to the situation only where there is "significant harm" from development. Policy is inconsistent with national planning guidance as it relates to all development and not those that result in "significant harm".	Noted. Policy reflects level of protection sought in NPPF. Development impacts must be assessed and offsetting or mitigation works may be necessary/required. Further discussion on text with English Nature ongoing.
DLP341	Harworth Group	Support/ Subject to		LP31	Development Considerations		Support subject to other changes to Strategic Objectives and LP1 and LP2 are agreed.	Noted. Disagree. Changes cannot be made "subject to", if other amendments are opposed. No change proposed.

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REF	ORGANISATION NAME/	SUPPORT/OBJEC	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP341	Hanworth Group	Object		LP39	Housing Allocations - New housing Site	Former Daw Mill	Concerned that the Council do not have a clear understanding of the development needs of the Borough as a whole and hence Policy LP39 has a narrow focus on proposed development areas which are mostly located adjacent or in close proximity to the A5 on the eastern outer boundary of the Borough. Council should increase the focus for proposed housing development in Category 1 and Category 3 to those areas not located adjacent or in close proximity to the A5 to provide a more balanced settlement hierarchy and meet the housing needs of the wider Borough. Allocate the former Daw Mill Colliery site as a housing allocation under the new Category 5; Part D as the Hanworth Group have proposed.	Noted. Settlement hierarchy based on review and update or earlier settlement assessments that accorded settlement position in hierarchy based on level of services and infrastructure available to the settlement. Alternative Strategic Options were considered through the Growth Options paper, which were subject to Sustainability Appraisal. Reasonable Site Alternatives have also been assessed through the Sustainability Appraisal and published for information/evidence base. Sustainability Assessment also assesses alternative options. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Most significant development allocations are targeted at the most sustainable settlements in the Borough (outside of Green Belt). Require "very special circumstances" to be established to enable site release or removal from Green Belt. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP341	Hanworth Group	Object		LP40	Employment Allocations	MIRA site	Land at MIRA; employment allocation should be reallocated from a Category 2 - Adjacent adjoining settlements' site to a new Category 5 site as the site does not sit adjacent to an adjoining settlement. Object to the omission of the former Daw Mill Colliery site from Policy LP40: Employment Allocations as an employment allocation.	Noted. MIRA site located adjoining Regional enterprise Zone and Nuneaton and Bedworth Local Plan allocations, fitting Category 2 status. However, Daw Mill site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP342					New Site	Land at Spring Farm, Wailing Road, Grendon	Proposed site for housing. SHLAA information submitted in support.	Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP343					New Site	Land east of Boulton Lane, Wood End	Promoting site at Wood End, outside Green Belt and adjoining a sustainable settlement. Potential site of 14.29ha off Tamworth Road Wood End to Boulton Lane proposed.	Noted. Sufficient sites allocated to address OAHN. Site is considered too large, out of scale with village size and needs. Potential adverse impact on countryside, landscape and traffic generation.
DLP344	Mark Jordan						Ruining a once great town by expanding too much and too quickly. The community spirit will be diminished. The A5 main road needs to be dual carriage way ALL the way from Alverstone to Tamworth. The railway bridge by the TNT and Aldi needs the footpaths removing to make it wider, and a new pedestrian bridge putting up (similar to the set up by the crows nest pub in Nuneaton. This needs doing now.	Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Infrastructure and service investment issues being addressed through the IDP and contribution by Development. This is a continual process. Board Report will address some of these issues. No change proposed.
DLP344	Mark Jordan				New Site	New Town in Green Belt	The BEST way to cater for this influx of people is to build a new town on green belt land. That way the infrastructure can be planned out (similar to Milton Keynes) There is plenty of land around Filbingley.	Noted. Settlement lies within Green Belt. Require "very special circumstances" to be established to enable site release or removal from Green Belt. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP345	Gary Iredale	Support					Support for the new draft local plan for North Warwickshire. If it were not for this new development I would've struggled to buy a house in the village I love. I believe that the proposed new development can only be a good thing for Polesworth and Dordon as there have been no real improvements to the road network for many years now and I believe the only way this can be achieved is by the area receiving a significant development. The proposed development would also ensure new schools, new GP/healthcare facilities and also leisure facilities all of which are currently very stretched and limited in capacity in the area. The possibility of Polesworth Train station being reopened with a decent level of service in both directions would also be a great benefit to commuters who live in the area.	Support Noted.
DLP346	Ian Fray	Support	15.60 - 15.63			Land north of Kingsbury Hall	We support the removal of land north of Kingsbury Hall from the Green Belt and proposed for housing.	Noted.
DLP346	Ian Fray	Support		LP6			Support the Council's proposals to support the housing shortfall within the Greater Birmingham & Black Country HMA. However, clarification on whether the 3,790 dwellings being offered by NWBC will be sufficient is required as part of the HMA Memorandum of Understanding which has not yet been made public.	Noted. No change proposed.
DLP346	Ian Fray	Object		LP7		Densley	We support the Council's proposal for housing to be built at no less than 30 dwellings per hectare (other than in town centres), but consider that this policy should be amended to include a further reference 'subject to site constraints and opportunities'. We consider that this would be a more reasonable approach which provides sufficient flexibility for housebuilders to make the best use of available land and maximise the use of a site to meet market conditions.	Noted. Policy considered sufficiently flexible and net figure applied to address site constraints and infrastructure/service requirements. No change proposed.
DLP346	Ian Fray	Object		LP7	Special Needs		In addition, the reference to 'special needs' housing should be made more clear by way of definition and evidence provided to justify the level of requirement identified. 10% requirement for 'special needs' housing is expected to be absorbed within the 40% affordable housing requirements of the Plan. Therefore should this requirement for 'special needs' housing be more appropriately considered within policy LP9 which specifically deals with affordable housing?	Noted. Special needs requirement does not necessarily simply apply to affordable housing but across board in terms of tenure and type. No change proposed.
DLP346	Ian Fray	Object		LP9	Affordable Housing requirements		We object to the Council's policy which requires 40% affordable housing on greenfield sites and 30% on schemes of 10 or more dwellings. There is no justification to require an additional 10% affordable housing on greenfield sites.	Disagree. Policy is flexible and accommodates viability assessment were necessary. Further work on viability will be undertaken. Board report will address some of these issues. No change proposed.

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REF	ORGANISATION NAME/	SUPPORT/OBJEC	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP346	Ian Fray	Object		LP14	Natural Environment		We do not support the blanket approach to retain existing trees, hedgerows and nature conservation features on all sites, unless such features are specifically protected (e.g. tree preservation orders). Each development site will have a range of constraints and opportunities which will need to be addressed as part of proposals to bring development forward. This policy is overly restrictive and negatively worded. It should be re-worded to include the words 'where possible, new development should retain...'	Noted. Disagree. Policy does not apply a "blanket approach" but states "where necessary". This should accommodate concerns raised, not be overly restrictive and enable applicants to assess and indicate loss of natural environment and landscape features "where necessary" to enable the development. Policy reflects level of protection sought in NPPF. Text may be clarified to better highlight when and where impact may be accommodated.
DLP346	Ian Fray	Support		LP2			We support the Council's proposals to distribute development in accordance with the Borough's settlement hierarchy. We support the inclusion of Kingsbury as a Category 3 local service centre. (Note rep indicates incorrect policy reference as LP21)	Noted.
DLP346	Ian Fray	Object		LP22	Services and Facilities		We support the policy for new services and facilities to be provided in local service centres such as Kingsbury.	Noted.
DLP346	Ian Fray	Object		LP39			We support the proposed allocation of land north of Kingsbury Hall. It is considered that 41 dwellings suggested under draft policy LP39, is too low. Additional information on site capacity can be provided to the Council, but based on 30dph, we consider that around 50-60 dwellings could be achieved on approximately a 60% net developable site area.	Noted. Concerns over inability to adequately access site and Green Belt less raise concerns over deliverability. Site proposed for removal. Board report will address some of these issues. No other change proposed.
DLP247	Janet Hodson JVH Town Planning	Object		LP2	Settlement Hierarchy		Defines category 4 settlements as only appropriate for windfall developments and sites identified in neighbourhood plans. Any currently adopted neighbourhood plans are in accordance with the adopted Core Strategy. A new plan can and should propose developments in the category 4 settlements to support the housing land supply. The Settlement Hierarchy fails to note Lea Marston as a settlement where development is allowed. The Settlement Hierarchy should include a further tier or settlements below category 4, where modest amounts of development can be permitted adjacent to the settlement boundary to support the future sustainability of the settlement.	Noted. Incorrect. Some sites are allocated in Category 4 settlements. Lea Marston is not a Category 4 settlement and is washed over by Green Belt. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP247	Janet Hodson JVH Town Planning	Object		LP3	Green Belt	Remove land between Hams Hall and Church Lane from Green Belt	A new Green Belt boundary should be drawn to allow development land between Hams Lane and Church Lane, to allow organic growth of settlement.	Noted. Lea Marston is washed over by Green Belt. Require "very special circumstances" to be established to enable site release or removal from Green Belt. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP347	Janet Hodson JVH Town Planning	Object		LP3	Green Belt	30% restriction on volume increase	LP3 as drafted a 30% volume increase in buildings is not in line with the NPPF. What is required is an assessment on individual applications as each building and its setting will vary. It is quite inappropriate to include an express figure and even more ridiculous for this to include the GDPO allowance, which in some cases will exceed 30%.	30% requirement applies outside of and above any PD allowances. Threshold has been upheld at appeal. No change proposed.
DLP247	Janet Hodson JVH Town Planning	Object	Para 7.24 & 7.25				Paras Considered out of step with Para 89 final bullet point of the NPPF which clearly says that the redevelopment of PDL land is acceptable and does not prohibit residential reuse.	Disagree. Text is not suggesting the designation as pdl means residential is unacceptable. NPPF also requires development to be sustainable and in Green Belt it must not impact on openness. So Para 89 is not as open ended as suggested. If location is unsustainable and development impacts on openness, whether it is brownfield or not is immaterial. No change proposed.
DLP347	Janet Hodson JVH Town Planning	Object		LP4			Identifies safeguarded land for both housing and employment future uses but fails to identify safeguarded land for employment adjacent to Hams Hall and east of Curdworth.	Noted. Site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP247	Janet Hodson JVH Town Planning	Object		LP6	Housing		It is completely unclear at this point in the plan whether the plan is dealing with a housing target of 5280 or 9070. The policy will need to be clarified to establish how for example a 5 year land supply is calculated. Plan has adopted a 10% nominal aspiration of the requirement, yet there is no evidence to support this figure, which could upon agreement be a much larger requirement given that some authorities have claimed they cannot take any of the Birmingham requirement.	Disagree. OAHN based on evidence including 2015 SHMA that Warwick DC Inspector recently accepts and considers to be based on reasonable and soundly based assumptions. Although 3790 figure (Bham shortfall) indicated as to be tested in table 2, actual Plan site allocations include land to address delivery of all this figure (9070) subject to provision of necessary infrastructure. There is a review mechanism that can be triggered if further requirements are expected to be delivered in NW. Five year supply will be based on 5280 figure as established at Appeal. Further delay to delivery of Local Plan should be avoided. No further changes proposed.
DLP347	Janet Hodson JVH Town Planning	Object		LP6	Employment		Recent studies into the requirement for employment land show that there is a requirement for large employment sites in the locality of the M42 belt/ east of Birmingham which is recognised as an optimal location for new strategic employment growth. Currently the plan fails to allocate new land to meet this requirement. LP6 should therefore be amended to increase the amount of employment land to accommodate a strategic employment site in the M42/ east of Birmingham employment belt.	Noted. Site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP247	Janet Hodson JVH Town Planning	Object		LP13	Rural Employment		Object on the basis that the policy as drafted is over prescriptive regarding the relationship of rural buildings to the road network and that limited extensions are not considered acceptable, this is considered to be out of step with the NPPF at Para 55. The policy needs re-drafting to reflect Para 55 of the NPPF, the need to boost the housing supply and the aspirations of the GPDO and the relaxed requirements for rural building conversion.	Disagree that Policy conflicts with Para 55. Plan should be read as a whole. Criteria b and c relate specifically to rural building conversions, not new build. Local Plan process enables different approach to NPPF to be adopted or interpreted. Unnecessary to simply re-iterate NPPF. No change proposed. No change proposed.
DLP247	Janet Hodson JVH Town Planning	Object		LP39	Omission of allocation at Lea Marston		We object to the omission of any allocation at Lea Marston as set out above.	Noted. Settlement lies within Green Belt. Require "very special circumstances" to be established to enable site release or removal from Green Belt. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.

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REF	ORGANISATION NAME/	SUPPORT/OBJECTION	PAGE/ PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSE
DLP347	Janet Hodson JVH Town Planning	Object		LP40	New Site	Site west of Hams Hall and east of Curdworth	Object on the basis that it makes no allowance for a strategic employment site to the west of Hams Hall and east of Curdworth.	Noted. Site lies within Green Belt. Require "very special circumstances" to be established to enable release. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP347	Janet Hodson JVH Town Planning	Object			New Site	Austrey SAP HS3 (Site AUS14)	The plan says sites in these settlements are not allocated, but the policy says it is allocated, this is very confusing. In any event, land off Windmill Lane, Austrey should be allocated for development as it is a sustainable site in a settlement that is clearly recognised as an appropriate location for new housing. It is completely unclear whether the named site off Main Road is an allocation or has planning permission.	AUS14 has planning consent. Development Boundary has been amended to reflect current planning situation. No change proposed.
DLP347	Janet Hodson JVH Town Planning	Object		Proposals Maps			We object to the Austrey inset plan on the basis that the land south of Windmill Lane should be included within the development boundary.	Where necessary, Development Boundaries will be amended to reflect new and extant consents immediately adjoining boundaries. Local Plan is delivering more than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, agreed through MOU. Sufficient sites currently allocated to deliver Employment needs and OAHN. No new sites in Austrey proposed.
DLP347	Janet Hodson JVH Town Planning	Object		Proposals Map			We object to the Lea Marston inset plan on the basis that the land between Hams Lane and Church Lane should be included within the development boundary.	Noted. Settlement lies within Green Belt. Require "very special circumstances" to be established to enable site release or removal from Green Belt. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No development boundary currently identified only a "Green Belt Infill Boundary" that interprets Para 69 NPPF exception circumstances. No change proposed.
DLP348	Coppice Garden Centre	Object		LP11			Delete the words "small scale" from "rural business to be compliant with paragraph 28 of the NPPF.	Noted. Disagree that Policy conflicts with Para 28. Reference to "sustainable growth and expansion of all businesses" in NPPF enables focus on sustainable locations and avoidance of development in unsustainable locations. Enables Local Plan to focus and encourage major development towards sustainable settlements/locations. Plan should be read as a whole. Does not necessarily prevent regeneration or small scale expansion of existing large rural businesses but enables assessment of impact on countryside and consideration of sustainability of proposal. No change proposed.
DLP348	Coppice Garden Centre	Object		LP11 and LP3			LP11 also deficient in omission of a cross reference to Policy LP3. Para 69 of NPPF allowing exceptions to development in the Green Belt relating to limited infilling, partial or complete redevelopment of brownfield land with no greater impact on openness of GB. Note brownfield sites may well be employment sites and LP11 is more restrictive than NPPF. This part of the policy should be rewritten. "Support and encouragement will be given for businesses within the rural area to expand in line with the NPPF, where expansion does not impact detrimentally on the countryside character in environmental or sustainable terms."	Noted. Disagree that Policy conflicts with Para 69. Local Plan process enables different approach to NPPF to be adopted or interpreted. Note also Para 28 NPPF reference to "sustainable growth and expansion of all businesses" in NPPF enables focus on sustainable locations and avoidance of development in unsustainable locations. Enables Local Plan to focus and encourage major development towards sustainable settlements/locations. Plan should be read as a whole. Unnecessary to simply re-literate NPPF. No change proposed.
DLP349	Dairy House Farm	Object		LP39	New Site	Land at Dairy House Farm, Grendon	Omission of site at Dairy House farm. Site is logical extension to Grendon. Wish to see land allocated at Dairy House Farm for 1000 dwellings. Full assessment and testing of site requirements and impacts has been undertaken, including Transport Assessment, Ecological Assessment, Flood Risk assessment etc. Additional housing sites are considered necessary to ensure soundness. Critique and extracts from SHLA and Sustainability Appraisal submitted in support.	Noted. Disagree. Other sites are coming forward as applications and delivery or on site constraints have not been raised or identified as issues. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP349	Dairy House Farm	Object		LP2	Spatial Strategy		Wish to see a balancing of Draft Spatial Strategy to increase housing provision at Baddesley Eror with Grendon to make it more consistent with its position in the settlement hierarchy and its location outside the Green Belt.	Noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Local Plan is delivering more than local needs in terms of housing and employment land. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No change proposed.
DLP349	Dairy House Farm	Object		LP6	OAHN		Concern over findings interpreted in 2015 UAHN. The Council has previously agreed to accommodate an unmet need from Tamworth amounting to 500 dwellings. As indicated above, this is not included within the Council's OAN (Table 1) and should be added to the identified need of 5,280 to arrive at the figure of 5,780 as the total for this stage in the calculation of need.	Disagree. 5280 figure includes 500 Tamworth need. No change proposed
DLP349	Dairy House Farm	Object			Unmet Need from Neighbouring Authorities		A further contribution towards the extant 625 dwellings from Tamworth would be a positive move in terms of ongoing and meaningful Duty to Cooperate activities.	Disagree. 3780 figure includes 625 Tamworth need. No change proposed
DLP349	Dairy House Farm	Object		LP4	Safeguarding land for future Development		Policy is unclear what future development could come forward and what need this safeguarded land is expected to serve. The NPPF is clear that the Green Belt should only be amended in exceptional circumstances. RPS considers that the Council should reconsider the intentions of this policy and what the intended purpose is.	Noted. The areas will be safeguarded for potential release for housing needs in the future if required. It is not intended to release these sites from the Green Belt until a new Local Plan requires this. Nevertheless, they are being highlighted in this Local Plan as potential opportunities for the future, if housing requirements and policies need to change due to land supply, availability and housing needs. This will be clarified in the Board Report and the Plan.
DLP349	Dairy House Farm	Support/ Comment		LP7	Density		Broadly support acknowledging town centres can take higher densities. Policy could be worded more flexibly to address exceptions.	Noted. No change proposed



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DLP351	Clients of Hawksmoor	Yes				Land west of Robey's Lane, east of Tamworth	Confirming that the land to the west of Robey's Lane can deliver 1191 housing. Consider the requirement of accessing the site through the adjoining golf course will cause a delay to delivery.	Confirmation welcomed. Access is still preferable through golf course but alternatives may need to be considered.
	James Morris Sport England	Comment		LP1			Part 2: which specific policies does this part of the policy refer to?	Policy refers to "All development proposals" and provides overall framework policy for rest of Plan. Plan should be read as a whole.
DLP352	James Morris Sport England	Support		LP3			Permitting facilities for outdoor sports and recreation in the Green Belt (subject to scale, etc.) is supported.	Noted
DLP352	James Morris Sport England	Object		LP23			Sport England do not support the inclusion of playing field and outdoor sport facilities within this policy as the loss of these facilities will need to be assessed the criteria set out in para 74 of the NPPF.	Possibly have a separate policy or a separate section of the policy dealing with playing field and outdoor sport facilities
DLP352	James Morris Sport England	Support / Comment		LP24			Sport England supports this proposal to use the emerging Playing Pitch Strategy and supports the general requirement for playing pitches and outdoor sports facilities. However the future requirements for sporting facilities should be informed by NW's emerging Playing Pitch Strategy once complete; these facilities could be on or off site. The indoor sports facilities should be informed by an up to date Built Facilities Strategy.	Noted
DLP352	James Morris Sport England	Support		LP29			Sport England supports the promotion of walking and cycling through a walking and cycling strategy.	Noted
DLP352	James Morris Sport England			Housing			Sport England will object to any allocations where it will lead to the loss of playing fields or other sporting facilities unless there is robust evidence in accordance with para 73 of NPPF. Up to date Playing Pitch Strategy should be used. New development should contribute towards meeting the demand on new or existing sports facilities either on or off-site. Health Impact Assessments for larger developments is supported. Active Design (October 2015) should be used to assist with creating the right environment for people to get more active. It is encouraged to be used in policy and planning applications.	The Playing Pitch Strategy and other information is currently being pulled together and will inform the next steps for the Local Plan when available.
DLP353	Lorna Dirveiks	Object					The siting of so many houses around Atherstone, Dordon and Polesworth will be to the detriment of those centres by way of parking, schools, health and leisure provision. Not too late to look at a new settlement possibly the Daw Mill site.	Infrastructure is a key issue that is being addressed.
DLP353	Lorna Dirveiks	Object		LP39		NW Atherstone	The allocation covers the medieval village of Whittington which is a monument. It also has some of the best views in the Midlands. There is concern that travelling along the A5 that all the settlements will merge together all the way up to the M42.	Further advice will be sought in relation to the historic nature of part of the site. The views across the area are noted. A key issue will be to maintain the separation between settlements along the A5 to avoid the settlements merging into one another.
DLP354	Holiday Extras & Airparks Services Ltd	Object		LP36			Object to the restrictive nature of the policy to stop off-site airport parking. It is a sustainable form of provision. Local Plan should be supporting multi-modal access strategy to the airport which recognises that car travel will continue to form an important and significant element of this mix. Birmingham Airport will require an uplift in this type of provision especially with its expansion plans.	Consider a criteria based policy for sites.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP355	Jonathon Collins Hallam Land Management Ltd	Object		LP5	Meaningful Gap		No justification for a specific Meaningful Gap Policy; the methodology of the Assessment was significantly flawed with overriding weight given to landscape considerations. This is an inflexible policy requirement which could prohibit development that is needed and could otherwise be demonstrated to have no harm to the strategic objectives of the policy. Identification of land within the Meaningful Gap in advance of site allocations being proposed has undermined the process of site selection. Previous comments and criticism of Meaningful Gap report submitted in support.	Disagree, landscape considerations were clearly not given overriding weight. Main consideration was the reality that the area comprised a "Strategic Gap" between two settlements. This is a long established Planning Best Practice approach through use and maintenance of "Strategic Gaps", which is a common, policy approach used nationally to protect and maintain settlement separation and identities. No undermining of site selection, simply informing, as do other constraints and planning considerations. Board report will cover Meaningful Gap and refer to this issue in more detail. No further change proposed.
DLP355	Jonathon Collins Hallam Land Management Ltd	Object		LP6	Amount of Development		The supporting text of Policy LP6 makes it clear that the key test in accommodating the additional housing requirement will be the associated infrastructure that will be necessary. The inclusion of the Policy caveat in relation to the provision of infrastructure should be removed, as should the term 'aspiration' from the second bullet point of the policy. The Draft Infrastructure Delivery Plan should firm up how the required infrastructure will be delivered to allow a greater certainty to the Local Plan.	Noted. Infrastructure is a key issue that is being addressed through the IDP. This is a continual process. Board Report will address some of these issues.
DLP355	Jonathon Collins Hallam Land Management Ltd	Support/Comment		LP39		Land West of Robeys Lane, adjacent Tamworth	Support site. However, the proposed allocation states that the primary access is to be provided via the adjoining Golf Course redevelopment site. This is unnecessary in highway terms and has significant potential to delay the delivery of the site as agreement will need to be formed with adjoining developers who will be building on the former Golf Course development site.	Noted. Opportunity to access site through adjoining development still a key issue for this site and applies practical, sustainable planning and highway servicing approach to the development of this area/site. Further discussions underway. No change currently proposed.
DLP355	Jonathon Collins Hallam Land Management Ltd	Object				New site/land. To east of Robey's Lane site	To facilitate access and necessary infrastructure to the proposed site allocation, it is recommended that additional land is allocated to the south and east. Site area should be removed from Meaningful Gap.	Noted. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. No further change proposed.
DLP356	Cllr Chris Clark	Object					Objects to Draft Local Plan because: unclear how evidenced need has increased in the 2015 SHMA; cannot be reasonable to accept the amount of dwellings from Birmingham; settlement hierarchy is the wrong method to say where development will take place; no evidence that this number is deliverable in terms of infrastructure and planning processes and if Plan is not deliverable will never have a 5 year housing supply to the detriment of the Borough as it will push the figures up further. The council should consider without delay the development of a new settlement. There should be full transition to CIL.	The settlement hierarchy is within the 2006 Local Plan and the 2014 Core Strategy. It is based on sound evidence of size of settlement and the range of services and facilities. As part of the consultation process further information is being collected and this will be updated in the updated version of the Draft Local Plan. A new settlement was considered through the Growth Options paper. However there were no sites large enough being promoted and the time scales involved in getting a new settlement off the ground would be too long to ensure delivery within the Plan period. This is an option to be looked at in the longer term. The introduction of CIL on hold pending further work on the Local Plan.
DLP356	Cllr Chris Clark	Object			SA		The amount of development has not been effectively evaluated through the SA process. The settlement hierarchy is used without seeing the outcomes of the SA.	The settlement hierarchy has been used to direct development for many years and is based on the principle of more development be directing to the larger settlements. This is supported by the SA. The SA is one part of the evidence which is used to assist with the location of housing for the future.



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DLP356	Clr Chris Clark	Object			Infrastructure		Concerns raised in relation to traffic, primary health care, schools - primary and secondary, shopping, leisure and community facilities, public transport, cycling, water supply, sewage provision, blue light services, increased fear of crime. No costings have been provided on any of these. Coal Authority welcomes the 'signposting' within these paragraphs to the Waste and Minerals Local Development Documents	Issues being addressed through the IDP. This is a continual process. Details will improve the closer to when planning permission is submitted as details of exactly the type and number of dwellings will be known.
DLP357	Mark Harrison Coal Authority - Planning & Local Authority Liaison	Support	1.4 and 1.5					Support noted
DLP357	Mark Harrison Coal Authority - Planning & Local Authority Liaison	Support		LP31			The Coal Authority welcomes and supports the inclusion of this policy, which seeks to ensure that development does not sterilise viable known mineral reserves.	Support noted
DLP357	Mark Harrison Coal Authority - Planning & Local Authority Liaison	Support		LP31			The Coal Authority welcomes and supports the inclusion of this policy, which seeks to ensure that development does not result in mining legacy posing a risk to human health and that land is appropriately remediated.	Support noted
DLP357	Mark Harrison Coal Authority - Planning & Local Authority Liaison	Comment		15.34 and 15.36			The CA note the identification of potential constraints to the growth of Polesworth and Dordon due to the presence of coal resources within these areas. We welcome the commitment to the further investigation into the exact areas for development to the east of Polesworth and Dordon.	Noted
DLP358	Jodi Stokes Persimmon Homes Central	Support/ Comment		LP1			Support the principle of the policy however it should take into consideration the amendments to the presumption in favour of sustainable development as defined in the Housing White Paper. This will future proof the Plan.	The Housing White Paper is not national policy and any proposed changes may not be translated exactly into legislation or regulations.
DLP358	Jodi Stokes Persimmon Homes Central	Support		LP2			Support the policy and in particular the inclusion of development will be permitted in or adjacent to the development boundaries that are considered to be appropriate to its place in the settlement hierarchy. Recommend that this is included as policy for all non Green Belt settlements.	Support noted.
DLP358	Jodi Stokes Persimmon Homes Central	Support		LP3			Imperative that NWBC use the results of the Green Belt review to inform their decisions regarding releases from the Green Belt to meet their housing requirement in full in this plan period.	This has been done and no large scale Green Belt releases are required at this time.
DLP358	Jodi Stokes Persimmon Homes Central	Support		LP4			Agree that a 5% buffer should be included in calculations. In addition there should be safeguarded land that can come forward quickly where the LPA is aware of or at risk of not having a five year housing supply.	Noted

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP358	Jodi Stokes Persimmon Homes Central	Object		LP4			Uncertainty with Greater Birmingham and CW HMA unmet housing needs. Further land should be safeguarded to accommodate such numbers if NW should take a further share of the shortfall.	Do not consider that at this time that further flexibility is required. There is a review mechanism that can be triggered if further requirements are expected to be delivered in NW.
DLP358	Jodi Stokes Persimmon Homes Central	Object		LP5			Do not agree with the policy. The M42 is the natural boundary. However the pattern of development should avoid the coalescence of Dordon and Polesworth.	Noted
DLP358	Jodi Stokes Persimmon Homes Central	Object		LP6			CW SHMA is not an accurate depiction of NW's own needs. Lack of adjustment for long term trends and Duty to Co-operate shortfalls.	Disagree. SHMA is sub regional but addresses NWBC's needs clearly. Plan has made commitment through the site allocations addressing the full housing need and shortfall identified supported by MOU's.
DLP358	Jodi Stokes Persimmon Homes Central	Object		LP7	Housing Mix		Housing Mix should be dependant on evidence in the SHMA combined with knowledge of the local market.	
DLP358	Jodi Stokes Persimmon Homes Central	Object		LP7	Special Needs		North Warwickshire need to provide evidence to support an element of special needs housing on every site over 100 dwellings. It should be explained how 'an element' would be decided on each site and what impact the level of this provision would have on viability.	Policy is flexible to reflect different needs for differing sites, areas and viability. Special needs requirement applies to all types and tenure of housing. Covers wide category of special needs adaptable housing from disabled to elderly adaptations and accessibility. Some evidence available in the Borough's housing strategy and CWHMA (Chpt 10 Nov 2013), which defines the key special needs groups. Further work may be necessary to better define or explain the term in the Plan. Some delivery has already come forward to address needs. No change proposed but term will be clarified in Glossary.
DLP358	Jodi Stokes Persimmon Homes Central	Comment		LP7	Density		In regards to density we recommend a net density of 17 dwellings per acre outside of the town centre.	Noted. No change proposed
DLP358	Jodi Stokes Persimmon Homes Central	Comment		LP8	Windfall allowance		This should be supported by evidence of past performance regarding windfall housing numbers.	Noted. Evidence available indicates windfall will continue and can support housing delivery. Further work undertaken to clarify source from Monitoring records. Board report addresses some of these issues.
DLP358	Jodi Stokes Persimmon Homes Central	Object		LP9	Affordable housing		Do not support the level of affordable housing to be sought. In order to support the target of 30/40%, an up-to-date viability assessment should be published by NWBC and be made available to comment on.	Noted. Plan will be clarified to indicate relevant evidence base. Further work on viability is ongoing. Policy nevertheless provides flexibility to address viability on a site by site basis subject to appropriate appraisal.
DLP358	Jodi Stokes Persimmon Homes Central	Object		LP9	Tenure split		The tenure split of 85% affordable rent and 15% shared ownership appears unreasonable. This level of affordable rent provision is likely to affect the viability of a scheme and also takes no regards to the amended definition of Affordable Housing in the Housing White Paper. The wider range of Affordable Housing that can be provided including Starter Homes and Discount to Market Value homes should be considered further by NWBC or the provision or the tenure split should be left flexible and considered on a scheme by scheme basis.	Noted. Incorrect. Viability analysis has been published and is available on-line. Some evidence available in the Borough's housing strategy and CWHMA. Tenure split sought in terms of Policy is applied flexibly "wherever practicable", to reflect site and settlement needs, split and tenure needs and viability. Plan will be clarified to indicate relevant changes to National Guidance where necessary. Starter Homes will be included in definition of "affordable housing" in Glossary. No current change proposed in Policy prior to any National Policy changes. No statutory requirement for starter homes is now to be applied nationally.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP358	Jodi Stokes Persimmon Homes Central	Object		LP37	Renewable Energy		The Council should not expect developments to require sustainable design and construction features that are over and above the national technical guidelines as released by government in March 2016.	Noted. Renewable and Low Carbon Energy Resource Assessment and Feasibility Study prepared by CAMCO suggests that 7.5% - 10% renewable energy could be derived locally. Forms part of evidence base and informed Core Strategy. Toolkit available online for developers to use to address issue. Policy text makes reference to viability. Policy not considered to conflict with National guidance. No change proposed.
DLP358	Jodi Stokes Persimmon Homes Central			LP39			A buffer should be provided and a number of safeguarded sites should be included.	Noted. Housing requirement based on an agreed sub-regional approach published in HMA to arrive at OAN considered robust. Sufficient sites allocated to address Borough's OAHN and Birmingham shortfall agreed. Some limited site safeguarding also included. No alternative sites suggested. No change proposed.
DLP359	Richard Keatley	Object					Does not take into account Brexit as this will lead to recession and we will not need the housing or industrial. Large companies will pull out of Hams Hall.	Although there is uncertainty about the impacts of Brexit the positive view would be that it will be a positive move forward opening up other opportunities.
DLP359	Richard Keatley	Object		LP39			Neighbouring authorities should have their empty/unused homes subtracted from requirement.	Empty homes that are classified as long-term empty are taken into account in housing assessments. There is therefore no requirement to subtract from the housing requirements. However for every home brought back into use can be counted to the housing completions.
DLP359	Richard Keatley	Object			IDP		Impact of global warming means that ways should be sought to increase land capacity to grow food along with fresh water provision to support farming - may be a new reservoir at Daw Mill. The area adjacent to Coleshill should be allocated for tree and flora /fauna planting say 1/4 mile deep to mitigate the light/noise and air pollution from the motorway and rail networks.	The concerns are noted.
DLP360	Landowner of COL6	Support / Object		LP39		Land at Blytheways, Coleshill - COL6	Support the allocation of the site land at Blytheways Coleshill. However consider numbers can be increased from 27 listed on Draft Local Plan to 50. The Plan should be altered to reflect the higher numbers	Support welcomed. The number of units is based on a normal density calculation. A planning application will determine of additional numbers can be accommodated taking into account the characteristics of the site, its place within and adjacent to the Conservation Area and proximity to listed buildings.
DLP 361	Muller Property Group	Object			Ansley village category		Ansley should not be a category 4 settlement as it is well served by a range of services and facilities either within the village or close-by in Galley Common. As the Borough is 60% Green Belt and there has been a significant increase in the housing requirement.	Noted. In the settlement assessment reviews undertaken to inform the Settlement Hierarchy Ansley fell within the Category 4 in terms of services and facilities within the village. The presence of other facilities outside of the Borough boundary in other settlements is considered insufficient to upgrade the category and less sustainable compared to other settlements that contain the requisite range of services and facilities within the Borough boundary. No change proposed.
DLP 361	Muller Property Group	Object		LP39			3.15 already has planning permission. Object as this site should be listed in LP39. It should be included in the housing supply as a reserve matters application will be submitted in the short-medium term.	This site has planning permission so the expectation is that this will be delivered in a relatively short period so there is no reason for it to be allocated in the Local Plan. It is already counted in the housing supply.



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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP 361	Muller Property Group	Object		LP39		Land off Tunnel Road, Anasley	Additional land of some 1.95 hectares should be included within the settlement boundary of Anasley and that the land is included in Policy LP39 as a site allocation. It represents an opportunity to round off the village. Access can be taken through the housing site which has planning permission off Tunnel Road.	A further assessment of this area needs to be undertaken to assess its impact on the landscape around the settlement. Irregular shape of the villages is referred to specifically in the Landscape guidelines.
DLP362	James Chadwick Staffordshire County Council	Comment					Development around Polesworth and Dordon has potential cross-border impacts on infrastructure notably transport and education. This will require on-going co-operation. There are also potential impacts from water flood risk and minerals and waste matters.	Noted
DLP362	James Chadwick Staffordshire County Council	Comment					Have already met with WCC in relation to education. There will be impacts in both Staffs and Warks. Mitigation solutions exist and these will require being secured through the Plan.	Noted. Further discussions required.
DLP362	James Chadwick Staffordshire County Council	Comment					In relation to transport will want to see the results of the STA modelling work and understand impact on A5, M42 and B5000.	Noted. Further discussions required.
DLP362	James Chadwick Staffordshire County Council	Comment					Keen to understand potential mineral sterilisation issues of any allocations and potential waste implications during construction and management of waste when occupied / operational.	Noted. Further discussions required.
DLP362	James Chadwick Staffordshire County Council	Comment					Need to consider any potential issues relating to surface water flood risk and SuDS requirements as a proportion of the surface water will drain into Staffs watercourses due to topography.	Noted. Further discussions required
DLP363	Kirstie Rea Hinckley & Bosworth Borough Council	Comment					Due to the importance of the A5 HBBC would like to see a reference included to a commitment to prioritise investment in an A5 expressway from A38 to M1 via Hinckley as set out in the recently published Midlands Connect Strategy. In addition, consideration should be given to the inclusion of a safeguarding line for the A5.	Work is underway but a route has not yet been identified to enable safeguarding at this time. Text references will be included from STA as appropriate. Further work underway.
DLP363	Kirstie Rea Hinckley & Bosworth Borough Council	Comment		LP39		Land north west of Atherstone	The plan does not make clear what stage in the plan period the 70 hectare site at Atherstone would be required to be delivered although it will be subject to a future detailed planning instrument such as a masterplan. As there is an absence of detail about this future growth area, HBBC need to be assured that appropriate A5 improvements are committed to by the relevant highways authorities, including Highways England. Ideally this should form an explicit constraint within the allocations policy for the site, requiring formal commitment to investment in the A5, where required and informed by appropriate transport assessments. Also the site should not form part of the early plan delivery period in relation to the necessary lead in times required for investment in road infrastructure in order to avoid undermining the NWBC's five year supply of deliverable housing land.	Noted. Amendments to site allocation proposals text are being considered and incorporated into the Draft local Plan. IDP will also reflect findings and delivery information from STA.

# North Warwickshire Draft Local Plan Representations

REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP363	Kirstie Rea Hinckley & Bosworth Borough Council	Comment		LP39		Land to east of Polesworth & Dordon	HBBC would need to be assured that the appropriate A5 improvements are planned for and committed to, based on appropriate transport assessments and that this forms an explicit constraint within the allocation policy. The allocation should be phased beyond the early delivery phases of the plan in order to avoid undermining the NWBC's five year supply of deliverable housing land.	Noted. Amendments to site allocation proposals text are being considered and incorporated into the Draft local Plan. IDP will also reflect findings and delivery information from STA.
DLP363	Kirstie Rea Hinckley & Bosworth Borough Council	Support/ Comment		LP40		Land at MIRA	Any employment allocation close proximity to MIRA should be congruent with its aims and long term objectives and not undermined by such proposals. It is noted that proposals within draft Local Plan are consistent with its HBBC's own requirements set out in Policy DM19 of the Hinckley and Bosworth Site Allocations and Development Management Policies DPD (July 2016) limiting primary development on this proposed allocation to B1 and B2 uses. The justification for this approach is that the allocation south of MIRA presents a unique opportunity to build on the success of MIRA. In view of this, and subject to appropriate mitigation being carried out along the A5 corridor to accommodate the allocation alongside wider growth aspirations, HBBC supports in principle the allocation south of MIRA.	Noted.
DLP364	Annie English Warwickshire Wildlife Trust	Support/ Comment	53	LP19			Overall support the Plan. Local Nature Reserves (LNR): Kingsbury Meadow, Kingsbury should be included in the list. Question if the Riverside, Atherstone is a LNR. Copy of Plan with Tracked Changes submitted in support.	Kingsbury to be added to the policy. Atherstone to be listed as a proposed LNR.
DLP364	Annie English Warwickshire Wildlife Trust	Object		LP39	ANSCOMM1		Housing allocation will have a negative impact on biodiversity that cannot be mitigated and the Trust therefore objects to this allocation going forward in the local plan. The site is known to consist of mosaic of habitats including broadleaved semi-natural woodland and grassland.	Noted. Amendments to site allocation are being considered and incorporated into the Draft local Plan
DLP364	Annie English Warwickshire Wildlife Trust	Object		LP39		Land north west of Atherstone (PS213 part).	The policy should be amended to include specifically protecting and enhancing the biodiversity value of the canal LWS as well as providing access for recreation. The 4th bullet point could be amended to state: <i>4. Green infrastructure will be used to protect and enhance the wildlife habitats of the Coventry Canal with access and open routes provided where the adverse impacts from doing so can be mitigated.</i>	Noted. Amendments to site allocation proposals text are being considered and incorporated into the Draft local Plan
DLP364	Annie English Warwickshire Wildlife Trust	Object		LP39		COL1	COL1 Land at Grimstock Hill will lead to the destruction of a habitat of principle importance for nature conservation as identified by Natural England; semi-natural broadleaved woodland. The Trust objects to this allocation because there is not scope to retain the woodland within the development.	This site now has planning permission. Area retained for woodland and natural environment.
DLP364	Annie English Warwickshire Wildlife Trust	Object		LP39	POU/DOR1		Land to the east of Polesworth & Dordon has been identified as having a '++' effect on biodiversity. To address this the policy wording can be amended so that the high value biodiversity features are protected and enhanced as part of this development scheme. I suggest the following amendment to the policy: (bullet point) - <i>protection, enhancement and long term management of Local Wildlife sites and the delivery of accessible public open space within the site, to include the provision of a 50m semi-natural buffer for ancient woodland and the creation of a local Country Park and nature reserve involving part of the</i>	Noted. Amendments to site allocation proposals text are being considered and incorporated into the Draft local Plan

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP364	Annie English Warwickshire Wildlife Trust			LP39		BE7 / 8	The SA has identified likely impacts on biodiversity for this site due to its location next to a pLWS and near to Baddesley Common. The site also contains other habitats that may be of high biodiversity value. To help address this likely impact on biodiversity the following additional wording would solve this: <i>The site design should incorporate high value biodiversity features and aim to protect neighbouring designated sites for nature conservation via the appropriate use of semi-natural buffers.</i>	Noted. Amendments to site allocation proposals text are being considered and incorporated into the Draft local Plan
DLP364	Annie English Warwickshire Wildlife Trust			LP39		HAR3	Land off Church Road; the policy currently states that development here will require 'the retention and long term management of designated Local Wildlife sites.' However, the SA does not consider this sufficient to be able to predict a lower impact score than '-, -?' for biodiversity. I suggest making the wording in the policy clearer to provide the protection for the LWSs required in order to have confidence that this site could have a reduced impact on biodiversity. Suggested wording is: '...the protection and long term, favourable management of designated Local Wildlife sites.'	Noted. Amendments to site allocation proposals text are being considered and incorporated into the Draft local Plan
DLP364	Annie English Warwickshire Wildlife Trust			LP39		KING	Land North of Kingsbury Hall has been identified in the SA as having a likely significant negative impact on biodiversity as the site is adjacent to Kingsbury Wetlands pLWS and the River Tame. Possible mitigation measures could be required so that the development here has no impact on these features. Suggested wording is: Development will protect and enhance the adjacent wetland habitats of Kingsbury Wetlands and the River Tame. A minimum of a 15m semi-natural buffer will be retained between the built development and the river bank.	Noted. Amendments to site allocation are being considered and incorporated into the Draft local Plan. Site is proposed to be dropped as an allocation.
DLP364	Annie English Warwickshire Wildlife Trust			LP40		ATH15	Land at Rowland Way - this site is identified as containing semi-improved neutral grassland which is scarce within Warwickshire. Development on this site is likely to require on-site mitigation to protect the brook and associated habitats as well as off-site Biodiversity Offsetting to compensate for the loss of the grassland habitat. To protect key biodiversity features I suggest the policy is amended to state:- Innage Brook will be protected and enhanced by a 10m semi-natural wildlife buffer between development and the bank.	Noted. Amendments to site allocation proposals text are being considered and incorporated into the Draft local Plan
DLP364	Annie English Warwickshire Wildlife Trust			SA			Comments made on the following sites: ATH14; ATH18; ATH20; PS213 (part); COL1; COL3 and COL12; POL1/DOR1; ANSCOMM/HART1; HAR3; BE7/8; BE3; GRE1 and GRE2; KING; WO10; SLA116; ANS1; ANS4; NR3;; SHUT1; and WAR12. Agree with the assessments for COL16 and ANS4.	Agreement noted. SA comments to be considered by consultants
DLP364	Annie English Warwickshire Wildlife Trust				Evidence		Map provided to show the Tame Valley Wetlands Landscape Partnership boundary (provided as background information for the Draft Local Plan).	Noted
DLP365	Cell Properties Holdings Ltd					Land at Lindridge Road		
DLP365	Cell Properties Holdings Ltd	Support/ Comment		LP2	Criteria (a)		Support settlement hierarchy. Some clarity required for Category 2, criteria (a).	Noted. Text will be clarified and strengthened to indicate site is to be removed from Green Belt.
DLP365	Cell Properties Holdings Ltd	Support/ Comment		LP2	Criteria (b)		Support criteria (b) but it would be equally valid to be well related to an existing sustainable settlement.	Noted.

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DLP365	Cell Properties Holdings Ltd	Support/ Comment		LP2	Criteria (d)		The justification for Part (d) is less clear if the primary relationship of the site is with a settlement outside of the Borough.	Noted. Reasoned Justification and site proposal Text will be clarified to clearly indicate such linkages will be achieved through the adjoining SUE/settlements adjoining outside Borough and settlements within Borough.
DLP365	Cell Properties Holdings Ltd	Comment		LP3 & LP4			Acknowledgement that planning to meet the identified development needs in the period to 2031 will require the release of Green Belt land in locations in the Borough is welcomed. However, it is important that sufficient land is released to meet the full identified development needs, and that consideration is given to potential long term development needs to ensure that the new boundaries use recognisable and permanent features can endure beyond the plan period in accordance with NPPF (paras 83-85) (e.g. the need to safeguard land).	Noted. Site has clear, defined, permanent boundaries that comply with NPPF guidance on Green Belt. No change proposed.
DLP365	Cell Properties Holdings Ltd	Comment		LP6			Policy LP6 is supported in its intent. However, the provision of 3,790 dwellings to meet the unmet needs arising in Birmingham must be a firm commitment rather than an "aspiration" to realise the requirements of the Duty to Cooperate.	Noted. Sufficient sites allocated to address Borough's OAN and Birmingham shortfall agreed. No change proposed.
DLP365	Cell Properties Holdings Ltd	Object		LP9			Justification for 40% Affordable far from clear on the basis of the evidence of the need for affordable housing relative to the assessed total housing need in the Borough in the plan period and needs to be clarified. The provision of 20% of the affordable homes as Starter Homes to take account of the Governments' Starter Homes Initiative is not clear how that sits with the "preferred" affordable housing mix presented in the policy. Moreover, viability remains a critical issue and the Borough Council need to demonstrate that the totality of the policy requirements in the Local Plan (cumulatively, and including any CIL requirements) are achievable and do not render development unviable.	Noted. Plan will be clarified to indicate relevant evidence base. Further work on viability is ongoing. Policy nevertheless provides flexibility to address viability on a site by site basis subject to appropriate appraisal.
DLP365	Cell Properties Holdings Ltd	Support/ Comment		LP39		Land at Lindridge Road	Support Allocation. However, whilst there is a clear physical relationship with the Langley SUE, it is not necessary or justified to seek to directly link the delivery of the Lindridge Road site to the Langley SUE. It is a discrete development site that could and should be brought forward independently to meet the identified development needs at the earliest opportunity. Site can be independently accessed and serviced from Lindridge Road therefore, no justification for seeking to delay the site's delivery and development once it is allocated in the Local Plan.	Support Noted. Disagree re independent release and development of site separate from SUE. The very special circumstances for release of the site from the Green Belt relate very specifically to the sites relationship with and linkages to the approved and adopted SUE site to the south, including infrastructure and service opportunities, that has been approved for release from Green Belt by SoS and without which justification for release from Green Belt in isolation from the SUE would be difficult to justify irrespective of ability to access site independently from Lindridge Road. Site should not be released in advance of, and separately from the Langley SUE. No change proposed.
DLP366	Monica Fogarty Warwickshire County Council	Support/ Comment			Plan		This Council welcomes and supports the preparation of the Local Plan for the Borough area. The County Council supports growth and development through ensuring a supply of land for employment and housing which encourages sustainable economic growth.	Support Noted.
DLP366	Monica Fogarty Warwickshire County Council	Support/ Comment			HS2 impact on growth		The line of HS2 phase 1 has been embedded into the local plan proposals. It has been challenging for the Borough Council to identify proposed sustainable housing growth. We will continue to work with the Borough Council on transport and housing growth matters which take account of these impacts.	Noted

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DLP366	Monica Fogarty Warwickshire County Council	Comment			Housing growth opportunities.		To help regenerate and to add to the vibrancy of town centres we suggest that the Borough Council investigates the potential for homes in the town centre by promoting mixed used developments. New high quality housing could be located as part of mixed schemes in the heart of the towns in North Warwickshire. These would contribute to the housing delivery requirement.	Noted. Further text clarification could re-inforce opportunity of town centre mixed use developments.
DLP366	Monica Fogarty Warwickshire County Council	Comment			Economic growth		Economic growth planning policies should contribute to a responsive and competitive economy, by ensuring that sufficient land of the right type is available in the right places and at the right time to support growth and innovation.	Noted. Policy LP40 addresses the needs both of the Borough and growth as a result of addressing wider sub-regional housing shortfalls from adjoining authorities.
DLP366	Monica Fogarty Warwickshire County Council	Comment			Transport matters		The County Council will continue to support North Warwickshire Borough with the necessary highway advice by means of a Strategic Transport model. We work closely with Highways England in the development of the Strategic Transport Assessment and the identification of potential mitigation solutions on the A5 corridor. The initial work undertaken by the County Council identified significant impacts and mitigation requirements which may be deemed unviable for delivery through the Local Plan process. The County Council is, therefore, working closely with Highways England on the development of options which do not present a barrier to long term aspirations for capacity improvements on the strategic A5 corridor. A number of options are being considered and the study has potential to conclude that the very high levels of growth currently being considered cannot be accommodated within the current allocations.	Concern Noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further work and discussions under way to address infrastructure delivery and funding opportunities.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Schools and education provision		See Comments in Appendix 1 to response, listed below.	
DLP366	Monica Fogarty Warwickshire County Council	Comments			Early Years / Pre-school Sufficiency:		There will be a need to increase sufficiency through the expansion of existing provision and/or the creation of new provision in line with new primary school provision where possible.	Noted.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Atherstone and Mancetter		Atherstone and Mancetter; Development proposed in the area around Atherstone and Mancetter equates to an estimated additional 1.6 forms of entry, or an additional 48 children per year group. A site for a new 2 form entry primary school would need to be made available in this area, most likely on the land off Whittington Lane as this development generates the majority of the additional children with 1.1 of the total 1.6 forms of entry.	Noted. Including updated text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Polesworth and Dordon		Polesworth and Dordon; The 2071 homes proposed in this area are expected to generate an estimated 1.7 forms of entry; a site for a new 2 form entry primary school would need to be made available. With all but 71 of these homes on Land East of Polesworth and Dordon a site would be required on this development.	Noted. Including updated text reference in IDP and Proposal text.

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DLP366	Monica Fogarty Warwickshire County Council	Comments				Coleshill	Coleshill; The relatively low level of growth equates to less than half a form of entry of primary age pupils generated from development and will be accommodated at existing primary schools. Developer contributions should be sought in order to ensure we can expand existing primary provision where necessary.	Noted. Including updated text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments				Settlements adjoining Borough Boundary	Settlements adjoining Borough Boundary; The proposed 1191 dwellings on Land West of Robey's Lane are estimated to produce an additional 1.8 forms of entry and will require a site for a new 2 form entry primary school. Given the site's location on the border with Tamworth and proximity to the adjoining 1100 home Golf Course development, identified as a Sustainable Urban Extension in Tamworth's Local Plan; a higher pupil yield has been applied to this development to fall in line with that used for Tamworth Borough by Staffordshire County Council. Warwickshire County Council will liaise with Staffordshire County Council to ensure a cohesive approach to school place planning and that school places are provided where most appropriate for residents living in proximity to the county boundary.	Noted. Including updated text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments				Lindridge Road adjacent to Langley SU	The site at Lindridge Road adjacent to Langley SUE, Wishaw equates to less than half a form of entry of primary age pupils generated from development and will be accommodated at existing primary schools. Developer contributions should be sought in order to ensure we can expand existing primary provision where necessary. Given the location of this proposed site and the lack of provision in the immediate area Developer contributions towards home to school transport will also be sought.	Noted. Including updated text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments				Grendon and Baddesley Ensor	Grendon and Baddesley Ensor; The relatively low level of growth in this area equates to less than half a form of entry of primary age pupils generated from development and will be accommodated at existing primary schools. Developer contributions should be sought in order to ensure we can expand existing primary provision where necessary.	Noted. Including updated text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Primary Provision	Hartshill and Ansley Common	Hartshill and Ansley Common; Given the proximity of these proposed developments to Nuneaton, the slightly higher pupil yield for Nuneaton and Bedworth has been used to calculate an estimated additional 1 form of entry generated by development in the area. The possibility of a further 280 homes on the additional site on Land North of Coleshill Road and the relation to developments across the border in Nuneaton and Bedworth and the lack of available capacity within schools in this area will require land for a new 1 form of entry primary school and/or land to allow for the expansion of existing primary provision. Further work needs to be undertaken with Nuneaton and Bedworth Borough Council to understand the potential impact of their Borough Plan on primary school provision in this area.	Noted. Including updated text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Primary Provision	Kingsbury	Kingsbury; The relatively low level of growth for this area equates to less than half a form of entry of primary age pupils generated from development and will be accommodated at existing primary schools. Developer contributions should be sought in order to ensure we can	Noted. Including updated text reference in IDP and Proposal text.

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DLP366	Monica Fogarty Warwickshire County Council	Comments			Primary Provision	Water Orton	Water Orton; HS2 mitigation includes the relocation of the existing primary school into a new building. However this will not allow for any additional capacity at the school. Funds to support this will be provided by HS2 Ltd. The relatively small level of growth and the current cross county border movement means that it might not be necessary to increase the current number of school places as pupils should be accommodated in the existing primary school. This will be kept under review.	Noted. Including updated text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Primary Provision	Ansley	Ansley; The relatively low level of growth for this area equates to less than half a form of entry of primary age pupils generated from development and will be accommodated at existing primary schools. Developer Contributions should be sought in order to ensure we can expand existing primary provision where necessary.	Noted. Including updated text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Primary Provision	Newton Regis	Newton Regis; The relatively low level of growth for this area equates to less than half a form of entry of primary age pupils generated from development and will be accommodated at existing primary schools. Developer contributions should be sought in order to ensure we can expand existing primary provision where necessary.	Noted. Including updated text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Primary Provision	Shutlington Proposals	Shutlington; The relatively low level of growth for this area equates to less than half a form of entry of primary age pupils generated from development and will be accommodated at existing primary schools. Developer contributions should be sought in order to ensure we can expand existing primary provision where necessary.	Noted. Including updated text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Primary Provision	Warton	Warton; The relatively low level of growth in this area equates to less than half a form of entry of primary age pupils generated from development and will be accommodated at existing primary schools. Developer contributions should be sought in order to ensure we can expand existing primary provision where necessary.	Noted. Including updated text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Primary Provision	Wood End	Wood End; The relatively low level of growth in this area equates to less than half a form of entry of primary age pupils generated from development and will be accommodated at existing primary schools. Developer contributions should be sought in order to ensure we can expand existing primary provision where necessary.	Noted. Including updated text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Secondary (including 6th Form) Provision	Atherstone and Mancetter	Secondary (including 6th Form) Provision: Atherstone and Mancetter; Development proposed in the area around Atherstone and Mancetter equates to an estimated additional 1.1 forms of entry. Developer contributions will be requested towards providing additional secondary school provision at The Queen Elizabeth School.	Noted. Including updated text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Secondary (including 6th Form) Provision	Polesworth and Dordon	Polesworth and Dordon; Development is estimated to generate just less than 1.5 forms of entry of secondary age pupils. Developer contributions will be requested towards providing additional secondary school provision at The Polesworth School.	Noted. Including updated text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Secondary (including 6th Form) Provision	Coleshill	Coleshill; The relatively low level of growth for this area equates to less than half a form of entry of secondary age pupils generated from development and will be accommodated at existing secondary school. Developer contributions should be sought in order to ensure we can expand existing secondary provision where necessary.	Noted. Including updated text reference in IDP and Proposal text.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP366	Monica Fogarty Warwickshire County Council	Comments			Secondary (including 6th Form) Provision	Settlements adjoining District Boundary: Land West of Robey's Lane	Settlements adjoining District Boundary: Land West of Robey's Lane will generate just less than an additional 1 form of entry of Secondary age children. Contributions will be requested towards additional secondary school provision at The Polesworth School or other secondary schools as considered appropriate given the location of the proposed site. Given the site's location on the border with Tamworth and proximity to the adjoining 1100 home Golf Course development, identified as a Sustainable Urban Extension in Tamworth's Local Plan, a higher pupil yield has been applied to this development to fall in line with that used for Tamworth Borough by Staffordshire County Council. Warwickshire County Council will liaise with Staffordshire County Council to ensure a cohesive approach to school place planning and that school places are provided where most appropriate for residents living in proximity to the county boundary.	Noted. Including updated text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Secondary (including 6th Form) Provision	Settlements adjoining District Boundary: Lindridge Road adjacent to the Langley SUE, Wishaw	The site at Lindridge Road adjacent to the Langley SUE, Wishaw equates to less than half a form of entry of secondary age pupils generated from development and will be accommodated at existing secondary schools. Developer contributions should be sought in order to ensure we can expand existing secondary provision where necessary. Given the location of this proposed site and the lack of provision in the immediate area Developer contributions towards home to school transport will also be sought.	Noted. Including updated text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Secondary (including 6th Form) Provision		Hartshill and Ansley Common; Given the proximity of these proposed developments to Nuneaton, the slightly higher pupil yield for Nuneaton and Bedworth has been used to calculate just less than an additional 1 form of entry generated by development in the area. The possibility of a further 280 homes on the additional site on Land North of Coleshill Road and the relation to developments across the border in Nuneaton and Bedworth will require additional secondary school provision. Developer contributions will be requested towards additional provision at Hartshill School.	Noted. Including updated text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments			SEND provision		SEND provision: The LA has a duty to ensure sufficient and appropriate education for those children with SEND. Provision for these learners could encompass increasing provision in both special school and mainstream settings.	Noted. Including updated text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Further Development		Further development in addition to that outlined above, including the delivery of up to 3790 homes for the Greater Birmingham and Black Country Housing Market Area, will require further analysis in order to ensure education provision is considered and planned appropriately. This work would need to be undertaken once the location of any potential sites and numbers of dwellings are known.	Noted. Including updated text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council						County responsibility for Surface Water Drainage Comments below	



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DLP366	Monica Fogarty Warwickshire County Council	Comments		LP35	Surface water drainage		LP35 – No mention of development needing to reduce surface water run off to greenfield discharge rates or provide a minimum 50% betterment for brownfield sites – this should be included and specify the reason is to reduce flood risk off site. These could be included as part of the requirements for a site specific Flood Risk Assessment.	Noted. Consider including text reference in IDP and Policy/Reasoned justification text.
DLP366	Monica Fogarty Warwickshire County Council	Comments		LP39	Surface water drainage	Ansley Proposals	Ansley – Limited surface water or fluvial risk.	Noted.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Surface water drainage	Atherstone Proposals	Atherstone – Significant overland flow routes will require detailed FRA with modelling to show how the flow paths will change once the proposed 100 hectares of development is undertaken. Also parts of both site allocations are in Flood Zones 2 and 3. Ensuring this development does not increase downstream flood risk is important.	Noted. Consider including text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Surface water drainage	Austrey Proposals	Austrey – No proposed development only sites already granted permission.	Noted.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Surface water drainage	Baddesley Ensor & Grendon Proposals	Baddesley Ensor & Grendon – School site has a surface water medium – high risk zone in the south east corner of the site. The site at Church Farm also has a medium risk surface water flow route through it.	Noted. Consider including text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Surface water drainage	Centurion Park Proposals	Centurion Park – Limited surface water or fluvial risk.	Noted.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Surface water drainage	Coleshill North Proposals	Coleshill North – Fine for the actual proposal site but issues on the rest of the business park so important that the proposals do not increase problems on the wider site. FZ 2 & 3 and surface water...	Noted.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Surface water drainage	Coleshill South Proposals	Coleshill South – Limited surface water or fluvial risk.	Noted.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Surface water drainage	Dordon/Polesworth Proposals	Dordon/Polesworth – High risk surface water flow routes through the large 160.80ha site, high risk patch throttling back behind a road in the 66.1ha site next to the Tamworth Borough golf course.	Noted. Consider including text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Surface water drainage	Hartshill & Ansley Common East Proposals	Hartshill & Ansley Common East – ground water could be a potential issue due to the history of quarrying next to the site.	Noted. Consider including text reference in IDP and Proposal text.

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DLP366	Monica Fogarty Warwickshire County Council	Comments			Surface water drainage	Hartshill & Ansley Common West Proposals	Hartshill & Ansley Common West – high risk surface water flow route along the course of a brook running through Ansley Common. Would need consideration as to how the ditch/brook would be incorporated into the design of the site and drainage system.	Noted. Consider including text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Surface water drainage	Kingsbury Proposals	Kingsbury – site is very close to FZ 3 of the River Tame, consultation with the EA would be needed.	Noted.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Surface water drainage	Caldecote Proposals (MIRA)	Caldecote - Limited surface water or fluvial risk.	Noted.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Surface water drainage	Lindridge Road, Langley Sue Proposals	Lindridge Road, Langley Sue - North of the site is in FZ 3 and a high risk surface water outline. Consultation with the EA would be needed	Noted. Consider including text reference in IDP and Proposal text.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Surface water drainage	Newton Regis Proposals	Newton Regis – High velocity surface water flow route through the proposed site.	Noted.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Surface water drainage	Shutlington Proposals	Shutlington – Limited surface water or fluvial risk.	Noted.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Surface water drainage	Warton Proposals	Warton – Limited surface water or fluvial risk.	Noted.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Surface water drainage	Water Orton Proposals	Water Orton – Limited surface water or fluvial risk.	Noted.
DLP366	Monica Fogarty Warwickshire County Council	Comments			Surface water drainage	Wood End Proposals	Wood End – Limited surface water or fluvial risk.	Noted.
DLP366	Monica Fogarty Warwickshire County Council	Comments	Page 44 – Flood Defences		Infrastructure Delivery Plan		Page 44 – Flood Defences. Warwickshire County Council as Lead Local Flood Authority also has responsibility for local sources of flooding (surface water, ordinary watercourses, and groundwater).	Noted. Consider including text reference in IDP and Policy/Reasoned Justification text.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP366	Monica Fogarty Warwickshire County Council	Comments			Infrastructure requirements (Surface water drainage issues)		Where sites are proposing to discharge into existing culverts or watercourses, repairs or improvements may be required to these accepting bodies. This is not something that we have been able to condition as it is often on third party land but an increased volume passed downstream has been known to cause issues.	Noted. Consider including text reference in IDP and Policy/Reasoned justification text.
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Comment					The Joint Health response has been prepared between WCC's Public Health and NHS Warwickshire North CCG. We are pleased to see that health and wellbeing is a theme running throughout the Plan's policies and the Infrastructure Delivery Plan (IDP). In particular we are pleased that elements related to the wider determinants of health have been incorporated into many of the Plan's policies. In addition to recommendations made within the Health Impact Assessment (HIA) produced by Ben Cave Associated (2015), we have the following comments to make:	Noted.
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Comment	2.14				Public Health would welcome the opportunity to be involved in the concept mapping / master planning of employment sites to ensure that they are designed in a way that promotes healthy active workspaces and places.	Noted.
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Comment	2.2				Public Health would welcome the opportunity to be involved in the design stages of developments in villages and hamlets to ensure they maximise connections in a sustainable way.	Noted.
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Comment	3.2				We are pleased to see that health and wellbeing indicators have been factored into the Borough Plan.	Noted.
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Comment	3.6				We are committed to continuing to work with the Borough Council and partners across the health economy to ensure that the right health infrastructure is provided appropriately to support developments.	Noted.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Support	4.2				'New development will be designed...'. Public Health Warwickshire supports this policy as it requires housing to be sustainable in design and construction. In particular we support the notion that all major developments meet the standards set out in the Building for Life 12 document, as our Public Health Evidence for Planning and Developers guidance document is aligned to these principles (document is submitted for further information).	Support Noted.
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Comment	5.13				Suggestion that this includes something like 'promoting design which supports the creation of healthy, active and sustainable communities'.	Noted.
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Support	6.5				We support the Plans focus on delivering quality places to live as the measures align to public health principles.	Support Noted.
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Comment	6.8				Public Health advocate the use of Building for Life 12 standards within all developments and there support the Borough Council's inclusion of this in the Plan.	Noted.
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Comment	6.15				Public Health will continue to work with the Borough Council and facilitate discussions with NHS Warwickshire North CCG to ensure that health infrastructure is brought forward on development sites in a timely and appropriate manner.	Noted.
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Comment	6.18				Public Health welcomes the opportunity to comment on CIL and is interested to hear the Boroughs views on what should be requested for the 123 list, based on findings from the IDP framework. The framework, which has been developed jointly by NHS Warwickshire North CCG and WCC's Public Health provides evidence on the level of infrastructure required to support primary care over the Plan period. The framework will be sent separately to this response and directly to the Planning Policy Team.	Noted.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP367	Gamma McKinnon WCC Public Health and NHS Warwickshire North CCG	Comment	7.51				Gypsies and Travellers have specific health needs. Public Health Warwickshire would welcome the opportunity to comment on the G&T Local Plan prior to and during the consultation period in order to advise on the specific health and wellbeing needs and infrastructure requirements any additional sites may generate.	Noted.
DLP367	Gamma McKinnon WCC Public Health and NHS Warwickshire North CCG	Support		LP7			Public Health strongly support this policy as adequate housing to support the elderly and vulnerable population is key to supporting the sustainability of communities.	Noted.
DLP367	Gamma McKinnon WCC Public Health and NHS Warwickshire North CCG	Comment		LP9			Public Health support this policy and recommend that affordable housing is integrated with market housing to encourage social interaction and cohesion within development sites.	Noted.
DLP367	Gamma McKinnon WCC Public Health and NHS Warwickshire North CCG	Support		LP10			Public Health support the designation of new sites for Gypsy's and Travellers. We would also encourage the inclusion of emergency stopping areas as these can positively impact on health and wellbeing outcomes for G&T's.	Support Noted.
DLP367	Gamma McKinnon WCC Public Health and NHS Warwickshire North CCG	Comment	10.1				Public Health would like to be involved in the development of Supplementary Planning Documents where possible in order to ensure that principles which promote health and wellbeing are included in design.	Noted.
DLP367	Gamma McKinnon WCC Public Health and NHS Warwickshire North CCG	Comment	10.5				Place based needs assessments may help to inform the regeneration of market towns and we would like to continue to work with partners at the Borough to develop these and inform regeneration plans.	Noted.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Support		LP15			LP15 - Policy H56 – Public Health Warwickshire support this policy as it aligns to the wider health agenda and in particular our Healthy Travel Choices document. Designing places which allow for active travel and connectivity have a positive impact on people's mental and physical health and wellbeing.	Support Noted.
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Support		LP17			LP17 – Public Health strongly support this policy as evidence shows that green infrastructure can have a positive impact on peoples mental and physical health and wellbeing.	Support Noted.
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Support		LP21			LP21 – We support this policy as it states that proposals which have a detrimental impact on the viability of town centres will not be permitted. We suggest that the policy is strengthened to restrict the proximity of A5 uses near to secondary schools. We would also like to understand how the Borough Council will monitor any disproportionate concentrations of uses, and if monitoring intentions need to be included within the policy.	Support Noted.
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Support		LP22			LP22 – We support this policy and will continue to work with the Borough Council and across the health economy to ensure that there is adequate provision of health and wellbeing services to support communities.	Support Noted.
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Support		LP23			LP23 – We support this policy and will continue to engage with the Borough Council and the CCG on any primary medical care infrastructure changes.	Support Noted.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Comment		LP24			LP24 – We would like the opportunity to be involved with the design of recreational provision across the Borough. We would like to see the inclusion of fitness trails, green gyms and measured miles within any provisions to promote healthy active and sustainable communities.	Noted.
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Comment	12.6				12.6 – Public Health suggest that our Healthy Travel Choices document is used to inform the Strategic Transport Assessment.	Noted.
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Support		LP29			LP29 – Public Health support this policy and would be keen to be involved in the development of a Walking and Cycling Strategy as active travel can have a positive impact on people's health and wellbeing outcomes.	Support Noted.
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Comment		LP31			LP31 – Public Health recommends that our Public Health Evidence for Planners and Developers guidance document (attached to email) is used throughout the design stages of developments.	Noted.
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Comment		LP36			LP36 – Consideration should be given to the inclusion of cycle parking within town centres, and at key public transport stations / hubs across the Borough as this may encourage people to cycle more.	Noted.
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Support		LP38			LP38 – We support this policy as it is important to ensure that rural communities are well connected and not digitally disadvantaged. Within the NHS Five Year Forward View there is a drive to use innovative digital solutions to meet increasing demand on services e.g. through online consultation and appointments. This infrastructure is therefore of key importance in supporting the sustainability of health and wellbeing services.	Support Noted.

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DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Comment		LP39	Primary Care needs		<p>We welcome the opportunity to be involved in the pre-application and master planning stages of housing developments across the Borough to ensure that healthy active and sustainable communities are promoted through the built environment. The CCG has identified that primary medical care capacity in the following areas will not be sufficient to meet the need arising as a result of planned housing growth, and consequently there will be a requirement for additional infrastructure in:</p> <ul style="list-style-type: none"> <li>• Polesworth and Dordon;</li> <li>• Hartshill;</li> <li>• Atherstone;</li> <li>• Coleshill; and</li> <li>• Kingsbury</li> </ul> <p>Full details of needs and requirements are supplied in the Joint Health Response document</p>	<p>Noted. Primary Care needs document will inform specific site proposals and Plan. Plan Reasoned Justification and Site Specific Proposals text will be amended/clarified to reflect needs identified/highlighted. Where appropriate requirements will be referred to as part of Site proposal criteria.</p>
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Comment			IDP		<p>Response on Primary Care needs is based on initial findings from the IDP framework and is to ensure that the Plan allows for the maximum amount of flexibility for primary medical care services, which will be placed under increasing demand due to the level of housing growth across the Borough. The IDP framework is a tool, developed by the CCG and Public Health, to inform the primary medical care infrastructure requirements at each strategic site. The framework is intended to inform S106 / CIL discussions with the Borough Council as well as at the Local Estates Forum. Public Health and the CCG welcome the opportunity to discuss the IDP framework tool and our Local Plan response further with the Borough Council throughout the local plan process.</p>	<p>Primary Care needs document will inform IDP update.</p>
DJP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Comment			Health Guidance		<p>The draft Public Health Evidence for Planning and Developers document has been attached for your consideration throughout the planning process. The document contains evidence and guidance to support the development of healthy, active and sustainable communities through the built environment. This document provides public health evidence of the opportunities and benefits of integrating health and wellbeing into planning. It has been developed to align to the Building for Life Partnerships 12 principles (B4L12), which are:</p> <ol style="list-style-type: none"> <li>1. Connections</li> <li>2. Facilities and services</li> <li>3. Public transport</li> <li>4. Meeting local housing requirements</li> <li>5. Character</li> <li>6. Working with the site and its context</li> <li>7. Creating well defined streets and spaces</li> </ol>	<p>Guidance document Noted.</p>
DLP367	Gemma McKinnon WCC Public Health and NHS Warwickshire North CCG	Comment			Health Guidance		<p>Continued from above: 8. Easy to find your way around 9. Streets for all 10. Car parking 11. Public and private spaces 12. External storage and amenity space</p>	<p>as above</p>

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP368	Joan Daniels (Clerk) Polesworth Parish Council	Comment/ Note			S106 Requirements		<p>Parish list submitted for future S106 funding opportunities;</p> <ul style="list-style-type: none"> <li>- Car parking spaces for an extra 40 vehicles' around main car parking area.</li> <li>- Improved signage to main car park.</li> <li>- A map based information board.</li> <li>- A deal/agreement with pubs/eating places/Memorial Hall in Polesworth for public to use their toilets.</li> <li>- Improvements to the playgrounds in Birchmoor and Polesworth including the Abbey Green one owned by the Council.</li> <li>- Outdoor exercise gym equipment in the recreation grounds.</li> <li>- Improvement to the traffic flow in Polesworth Square.</li> </ul>	<p>Noted. The Local plan is not considered the appropriate document for listing local/individual S106 requirements for planning applications. However, the Master Plan for site Proposals can look to incorporate some of the suggestions and needs identified. A leisure services review is currently being undertaken and updated guidance prepared on Green Spaces and Playing Pitches as well as the production of an Open Space SPD. This will help to ensure the provision of sports and recreation as part of developments, where possible. Opportunity for identifying other local infrastructure needs is useful and can also help inform the IDP and site proposals.</p>
DLP369	Mr S R Rose	Object			Scale	Polesworth and Dordon proposals	<p>The number of new houses proposed for Dordon/Polesworth areas is disproportionate to the size of these villages. The number of houses proposed will double the population of the two villages over a relatively short period of time.</p>	<p>Concerns Noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Board Report will address some of these issues.</p>
DLP369	Mr S R Rose	Object			Infrastructure	Polesworth and Dordon proposals	<p>This cannot be sustained without major investments in the infrastructure e.g. roads, schools, shops, transport or other community facilities - none of which can be guaranteed through private sector led development proposals and planning applications. No faith that the infrastructure needed will be implemented prior to, or subsequent to the completion of the development.</p>	<p>Concern Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising. Board Report will</p>
DLP369	Mr S R Rose	Object				Polesworth and Dordon proposals	<p>Increase in traffic flowing up and down Long Street onto the A5, and on to the B5000 as an alternative route between Tamworth and Atherstone. The current volume of traffic (without the additional population increase) causes major delays during rush hour, and Long Street already has issues with dangerous driving and delays due to the volume of traffic and cars parked along the road, which will be worsened.</p>	<p>Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising. Board Report will address some of these issues. No change proposed.</p>

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP369	Mr S R Rose	Object			Cultural Impact	Land to east of Polesworth & Dordon	Impact on peoples quality of life and sense of being part of two distinct communities. Location of the development will link the two villages which have important, distinct communities, cultural histories and identities. Large influx of people who are not from the area or familiar with the cultural heritage that exists will undoubtedly lead to a loss of identity and change the sense of community that we currently enjoy. Polesworth and Dordon should maintain their status as villages, with distinct parish councils, and not be lumped together as a town that has a hybridised mix of culture and indistinct identity.	Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Unsure as to who the objector believes will be moving into the proposed development. It is expected that people moving to area will embrace and value the local "cultural identity" and history as, no doubt, earlier new residents such as the objector did, without detrimental impacts. Housing need established through Objectively Assessed Housing Needs Assessment (OAN) and Strategic Housing Market Area study for Coventry and Warwickshire. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built area/settlements. Board Report will address some of these issues.
DLP369	Mr S R Rose	Object				Land to east of Polesworth & Dordon	Will destroy some of our valuable green spaces for walking and leisure. Loss of which will negatively impact upon my mental and physical well-being. Concerned that the scale of this development will destroy the sense of being part of a rural, working village, and that I will no longer be able to enjoy the open countryside and nature that currently exist.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal. PROW's will be retained as appropriate. Opportunities to walk, cycle and access countryside will be maintained. No current public right exists to use all this area. No change proposed.
DLP369	Mr S R Rose	Object				Land to east of Polesworth & Dordon	The housing will destroy valuable habitat for many species of flora and fauna that are of importance for maintaining the biodiversity of North Warwickshire. This includes species most threatened and requiring conservation action under the UK Biodiversity Action Plan (UK BAP) and covered under section 41 (England) of the NERC Act (2006). The Hollies Wood, which is at the centre of the proposed development, is a locally important site for native bluebells. These are subject to the Wildlife and Countryside Act (1981) Schedule 8 Protection. Concerned that residential gardens in such close proximity to the Hollies may result in cross-breeding between different species with dramatic consequences for the genetic integrity of	Concerns noted. Hoo Hill and woodland areas to be retained and managed as part of site Master Plan proposals. Proposed buffer zones around wildlife sites/woodland areas proposed to address impact/proximity issues. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. No change proposed.
DLP369	Mr S R Rose				Alternative options		Borough Council should go back to the drawing board and consult properly on options for these developments, including the option of a completely new settlement. I feel that the current proposals impact upon Polesworth and Dordon disproportionately and unfairly.	Noted. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Lead in time for establishing a "new settlement" would be too long to address current Development needs. No change proposed.
DLP370	Mrs L M Rose	Object						Objections and Responses as for DLP369

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP371	Ruth Ellis	Object				Land to east of Polesworth & Dordon	The plan and documents do not sufficiently safeguard areas of natural and historical interest. Further sophistication and development of the plan required to provide the necessary detail and safeguards.	Concerns noted. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Further work is underway on Historic Environment and will help inform Plan. Hoo Hill and woodland areas to be retained and managed as part of site Master Plan proposals. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. No change proposed.
DLP371	Ruth Ellis	Object			Natural Environment		Certain areas (i.e. The Hollies Wood and The Common) should remain undisturbed due to their importance for wildlife and potential historical interest, and therefore effectively ring-fenced and removed from the designated 'red' development areas. Even sympathetic development into green spaces will be unnecessarily disruptive. Wide variety of species/birdlife in this area affected.	Required Master Plan for proposal will look at opportunity to create or improve access to open space, green infrastructure and walks/cycle ways. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. Board Report will address some of these issues.
DLP371	Ruth Ellis	Object			Historic Environment		Full archaeological survey needs to be undertaken around the Common/Hollies site as although the layout of the land would appear to be mostly medieval or possibly Roman.	The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Further work is underway on Historic Environment and will help inform Plan. Hoo Hill and woodland areas to be retained and managed as part of site Master Plan proposals.
DLP371	Ruth Ellis	Comment/ Object			Construction works		Assurances sought over large scale work to be undertaken to deliver the utilities/infrastructure that there will be limited and closely managed disruption to services provided to the occupants of Dunns Lane while it is undertaken.	Noted. Matters of construction disturbance and hours of working, access to site etc. will be a matter for planning conditions and legal agreements at planning application stages.
DLP371	Ruth Ellis	Support			Plan in General		Support the broad direction of the strategic elements of the plan but would like to see ring-fencing of specific areas within the proposed development sites so that these cannot be touched by developers	Required Master Plan for proposal will look at opportunity to create or improve access to open space, green infrastructure and walks/cycle ways. Hoo Hill and woodland areas to be retained and managed as part of site Master Plan proposals. Board Report will address some of these issues.
DLP371	Ruth Ellis	Support		LP39			Support the broad direction of the strategic elements of the plan but would like to see ring-fencing of specific areas within the proposed development sites so that these cannot be touched by developers	Required Master Plan for proposal will look at opportunity to create or improve access to open space, green infrastructure and walks/cycle ways. Hoo Hill and woodland areas to be retained and managed as part of site Master Plan proposals. Board Report will address some of these issues.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP371	Ruth Ellis	Comment			Infrastructure Delivery Plan, Sustainability Appraisal		The comments I have made also apply to the other plans and associated maps in relation to the ring-fencing of the Hollies and Common sub-sites from development etc.	SA issues are dealt with in the Board Report and separate table. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues.
DLP372	Brian Clemons	Object/Comments		LP39		Land to east of Polesworth & Dordon	The majority of this land proposed for the construction of these new house is upon land defined within Coal Authority plan "North Warwickshire District B dated 20th April 2016" as a "Development high risk Area". Submission includes detailed list of comments, notes and recommendations for Ground Works following assessments from a number of documents and Coal Mining Risk assessments. List of risks from former mining works is also included in detail, such as gases, subsidence, faulting and spontaneous combustion.	Concern Noted. These maps show the extent of the North Warwickshire Coalfield resource area. A high risk area is where there are hazards that are likely to affect a new development and requires a coal mining risk assessment from the Coal Authority, who have been consulted as part of the Local Plan process. Much of settlements of Polesworth and Dordon already fall within this area. Council are aware of risk which needs to be assessed and addressed by development proposals at application stage. Note from submission and assessment documents that where Coal Authority do not raise objections, "This does not mean that the coal authority have given their approval to construction of these proposed new houses upon this high risk area, just that the area would not be viable to mine the coal reserves in this area ". Assessments also note whether any resource identified is economically viable to extract.
DLP372	Brian Clemons	Object/Comments				Land to east of Polesworth & Dordon	Objector concludes following: 1. Piling is not an option within this planned high risk 2. The only practical solution would be to total grout injection to a depth of 40m to ensure total consolidation of the ground.3. Egress of mine gases and spontaneous combustion have not been considered within the proposed sites. 4. Heavily faulted area of the proposed site give the potential for ground movements and is unsuitable for housing developments. 5. Already works started within this high risk area at St Leonard, Polesworth, shows the council total disregard for public safety by allowing development upon this area, and without due to consideration to the general public who would be occupying these homes when a risk assessment states as high risk for egress of gases. 6. This development at "St Leonards" has carried piling works to prevent subsidence issues, but does not go to fully depth of the zone of potential working that may have of occurred in past times which are mainly unrecorded.	Concerns noted. The St Leonards site has been affected by open casting work in recent memory. A coal mining risk assessment from the Coal Authority was produced at the application stage, which did not prevent the development but required remedial works to address the authorities concerns/issues over former workings. It was on this basis that the application was granted planning consent. When purchasing a new home it is advisable to undertake a Local Authority Search which would highlight this issue/concern but will not automatically prevent development. Ground conditions assessments have and are being undertaken by landowners. Note the issue raised regarding St Leonards works is unclear. If, as noted in the objection, the depth of the zone of potential working that may have of occurred in past times is mainly unrecorded, then how can the depth of piling undertaken as necessary be known or confirmed as insufficient as suggested? Understanding is that the Developer will need to address the CDM Regulations. Regs will also apply to any of the existing properties and land in Polesworth and Dordon when undertaking construction works. As with Radon Gas, coal/potential methane gas emissions can be addressed through appropriate building regulation requirements at application stage. Developer is responsible for ensuring development is compliant with Building Regs and addresses any ground condition risks adequately. No changes proposed.
DLP372	Brian Clemons	Object/Comments				Land to east of Polesworth & Dordon	Continued from above: 7. Who will be responsible for compensation to the home dwellers, when issues arise that were known prior to the construction of these new building upon the proposed Plan LP 39 site and the site at St. Leonards? 8. Has the purchasers of these dwelling at St Leonard been full informed of potential risk upon this area? 9. Is the council, when it approves this LP39 development which is a defined high risk area, prepared to explain how it approved this development knowing that the proposed site lies within high risk area if there should be arising, that endanger public health? 10. This development has not complied fully complied with CDM regulations. 11. I therefore do not support the Local Plan and especially the LP39 development due to the potential high risk associated with this area.	

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP372	Brian Clemons						Proforma 5 I wish to support the housing allocations in Polesworth/Dordon. I understand the difficulties encountered in formulating this draft plan and accommodating the increased numbers of housing the Council are required to. It will bring much needed housing to the area and funding for improved services and infrastructure - we badly need better roads and improvements to the A5, better/bigger GP surgeries. As a young person who has lived all my life in the village, I want the opportunity to be able to buy my own home here in a few years, like my older siblings and their friends who have bought homes on the new Saint Leonard's development. The village needs this and it can only benefit local businesses.	Response as Proforma 5 Support noted.
DLP373	Amy Shakespeare	Support				Land to east of Polesworth & Dordon	it appears new schools/school places are also proposed within the development and the wood, which has already been very much improved by the landowner, will be maintained as a public open space/nature reserve type area, which is good.	Support noted.
DLP374	Graham Shakespeare	Support		LP39		Land to east of Polesworth & Dordon	I support the housing allocations proposed, in particular the large site to the east of Polesworth/Dordon (160.8 hectares - 2000+ houses). I believe the village/area needs this housing and the improvements that will accompany the build - the new and improved roads, bigger/new schools, more doctors facilities, etc. There has been very little growth here since the 1960s/70s, when extensive estates were built, which effectively joined Polesworth with Dordon. Back then, these developments were built on green fields and a lot of people moved into them from surrounding areas, including Birmingham. These are some of the same people that are against any new developments now, which seems a little hypocritical to say the least. The lack of growth over the last 40-50 years is the reason we haven't had any investment in or improvement to our infrastructure, which is now so very badly needed. The traffic difficulties particularly down Long Street to access the A5 and M42 are horrendous. A new road between B5000 and the A5 with a bigger island makes perfect	Support noted. Suggestions regarding traffic flow options for Long Street and Dordon are appreciated and will be considered.
DLP374	Graham Shakespeare	Support		LP39		Land to east of Polesworth & Dordon	Continued from above: sense. I would suggest that eventually blocking off access to the A5 via Long Street, effectively making it a dead end, would benefit the residents there enormously. It will take some time to come to fruition and no doubt cause minor inconveniences during construction, but this proposed allocation can only be a good thing for the village in the longer term.	as above

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP375	Tom Shakespeare	Object				Polesworth and Dordon proposals	Oppose the Plan due to the devastating impact the disproportionate amount of proposed dwellings will have on the villages of Polesworth and Dordon.	Concern noted. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built area/settlements. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues.
DLP375	Tom Shakespeare	Object				Polesworth and Dordon proposals	Plans will have an extremely detrimental effect to the rural community feel of the area, crime rates, education, road infrastructure and amenities which are already stretched and over-subscribed. Proposal to build 2000 more is an ill-informed, money saving exercise by NWBC. Polesworth and Dordon are different to the market towns of Atherstone and Coleshill and do not have the same capacity or desire to expand in this disproportionate way.	Concerns Noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. The Structure Plan notes that "Warwickshire has no pre-eminent centre and is essentially made up of a small number of main towns - Nuneaton, Rugby, Leamington, Bedworth, Warwick, Kenilworth, Stratford-upon-Avon, Atherstone and the settlements of Polesworth and Dordon - and then a far larger number of relatively small market towns and villages which are predominantly rural in character." Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Unclear as to how production of a Local Plan is a money saving exercise? Significant costs are involved
DLP375	Tom Shakespeare	Object					Housing must be distributed fairly and in proportion to the settlements within the borough. Suggest that creating a new "garden village" settlement elsewhere would be the favoured option.	Noted. Growth options considered alternative approaches. Many of villages in North Warwickshire lie within the Green Belt which limits their ability and capacity to expand as suggested. Lead in time for establishing a "new settlement" would be too long to address current Development needs. No change proposed.
DLP375	Tom Shakespeare	Object		LP1		Polesworth and Dordon proposals	Plan for Dordon and Polesworth does not provide the desired infrastructure or facilities as it suggests it "must" in LP1. Health & Education facilities are over subscribed. The council is unable to maintain the green spaces which have recently been developed through external funding (Abbey Green Park, Polesworth). Sports & Recreation Facilities are very poor and not what you would expect of a "Market Town". Road links are strained and an extra road through the villages to the A5 will not help congestion on the A5 and only encourage further traffic through Polesworth from the ever expanding Tamworth.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate.

# North Warwickshire Draft Local Plan Representations

REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP375	Tom Shakespeare	Object		LP2		Polesworth and Dordon proposals	Settlement hierarchy Polesworth & Dordon are very different to the market towns of Coleshill and Atherstone and do not have the infrastructure to accommodate this disproportionate development.	Concerns Noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. The Structure Plan notes that "Warwickshire has no pre-eminent centre and is essentially made up of a small number of main towns - Nuneaton, Rugby, Leamington, Bedworth, Warwick, Kenilworth, Stratford-upon-Avon, Atherstone and the settlements of Polesworth and Dordon - and then a far larger number of relatively small market towns and villages which are predominantly rural in character." Infrastructure is a key issue that is being addressed through the IDP.
DLP375	Tom Shakespeare	Object		LP39			The amount of dwellings proposed in Polesworth and Dordon is grossly disproportionate to its size and in comparison with other settlements in the borough. 2000 is unsustainable.	Concerns Noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues.
DLP375	Tom Shakespeare	Object		LP40		Birch Coppice	The site development has been fantastic for the local economy and employment but I now feel it has more than fulfilled the requirement in the area. Some recent additions however are poor design/quality.	Noted. Only a limited further expansion of Birch Coppice proposed. Main allocations focussed elsewhere (MIRA). Design issues will be addressed by Development Management policies at planning application stage.
DLP375	Tom Shakespeare	Object			IDP		Rail links to Polesworth are almost non-existent but welcome the proposed footbridge and car park for future capacity. Neglect of leisure facilities in Polesworth and Dordon compared with other "market towns" in the borough needs addressing. A safe neighbourhood team should be stationed in Polesworth if it is to become the market town NWBC desire or maybe reinstating a police station in Atherstone to cope with the inevitable increase in crime. The creation of a through road to the A5 in Polesworth and Dordon is an option to relieve pressure on Long Street Dordon but will increase the demand on the A5 between Dordon and Grendon and will encourage more traffic through Grendon Road Polesworth (BS000). These roads have accommodated increases already and will suffer dramatically from the increased flow of traffic. Developments on the old golf course in Amington and just outside Polesworth will also increase traffic flow through the village.	Concerns Noted. The IDP for the Plan provides detail on infrastructure needs and delivery. Further work on the IDP is in progress and will be addressed in the Board Report. Difficult to increase use and services under current privatised rail system. Fragmentation of service and infrastructure responsibilities mean ability to increase services is out of control of Local Authority. We can encourage and support but not insist, direct or require station services to be provided/improved. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. CCG and Health services consulted and advising Borough as part of Local Plan process. Board Report will address some of these issues.
DLP375	Tom Shakespeare	Object			IDP		Continued from above: Social, Health and Leisure facilities are in dire need of investment in Polesworth & Dordon and should be deemed necessary and not labelled preferred. No definite plans or reassurances for increased health provision in Polesworth and Dordon, currently at capacity from a service user point of view.	as above

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP375	Tom Shakespeare				SA		Any suggestions that Polesworth and Dordon have "a good range of existing local services and facilities" comparable with Atherstone and Coleshill are hugely mistaken and are ignorant to the realities of living in this community.	SA issues are dealt with in the Board Report and separate table. Board Report deals with some of these issues.
DLP376	Ben Law-Jones	Object			Alternative Options		No reasonable consideration given to alternatives.	Noted. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Reasonable Site Alternatives have also been assessed through the Sustainability Appraisal and published for information/evidence base.
DLP376	Ben Law-Jones	Object		LP39		Polesworth and Dordon proposals	Doubling the size of the community unrealistic and damaging to the local environment and community given the lack of existing infrastructure. No commitment to addressing the road network, rail links, schools or NHS provisions.	Concerns Noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate.
DLP376	Ben Law-Jones	Object			IDP		IDP only a wish list. Inadequately addresses the issue of the congested and inadequate A5 and heavily congested junction 10 and M42. Currently work at Coventry/Solihull. With the imminent arrival of HS2, our only options are to change jobs and find something north of the village or move.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues.
DLP377	Dale Robinson	Object				Polesworth and Dordon proposals	Don't support the amount of houses proposed in Polesworth and Dordon. These villages can not cope with that many people and vehicles.	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support
DLP377	Dale Robinson	Object		LP1-LP40			Do not support.	Noted.
DLP377	Dale Robinson	Object		LP39			Main concern is water/drainage. Fields are water logged most days, especially the lower fields. Where will the water go? The river will not cope with that amount of water as the village is renowned for floods. The main ditch off the field in park avenue goes into a drainage pipe which runs under my house and that concerns me as to the amount of water that will be able to take off the new houses and new roads in the build. Will that affect my property? Local amenities will not cope i.e. Doctors ,schools ,and roads. Will spoil the country side and local nature.	Concerns noted. Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. Flood storage and preventative measures will be an integral part of larger proposals. The IDP for the Plan provides detail on infrastructure needs and delivery. Further work on the IDP is in progress and will be addressed in the Board Report. No change proposed.
DLP377	Dale Robinson	Object		LP40			Do not support.	Noted.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP378	Rachel Gee	Object				Polesworth and Dordon proposals	Plans propose an excessive number of homes. Would effectively merge 2 separate villages into one giant town. Previous green belt land will be lost and woodland, although protected, will be, inevitably and irrevocably damaged.	OAN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. No Green Belt land affected, only green field. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. No change proposed.
DLP378	Rachel Gee	Object		LP1-LP40			All Policies. Development proposals are excessive for the Dordon and Polesworth areas. Market village characters will be lost, green belt land devastated and existing issues made significantly worse. Why are other previously developed sites not been built on/regenerated?	See Comment above. Where available and deliverable brownfield sites will contribute but there are insufficient to address the level of housing and employment need resulting in the necessity to allocate green field, countryside sites. Master Plan for proposal will look at relationship of development with existing built area/settlements.
DLP378	Rachel Gee	Object		LP39			Comments as above.	See Comments above.
DLP378	Rachel Gee	Object		LP40			Large development has already taken place. The area is now becoming overrun with noisy warehouses with significant volumes of HGVs. Whilst it is important to bring revenue to the area there has to be a limit on this.	Concerns noted. Employment allocations seeking to broaden range of employment opportunities and types (See MIRA). Existing development reflects the significant level of need and demand for logistics services. Design Impact will be addressed by Development Management policies in Plan.
DLP378	Rachel Gee	Object			IDP		A poor token afterthought.	Noted. No change proposed.
DLP379	Stella Doggett	Object			North Warwickshire and government policy		If the government does not allow building on green belt then the options for North Warwickshire are very limited and the amount of building land required should be reduced, not increased by having to take building quotas from Birmingham, Tamworth and Coventry. Populations of those areas are considerably inflated by students and immigrants who will not be in a position or want to move into Dordon and Polesworth. Council should object or challenge government policy that is driving this plan.	Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Agreement to accommodate shortfalls made as part of Duty to Co-operate. OAN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. North Warwickshire falls wholly within Birmingham/Coventry HMA's. HMA's address issue of migration and student levels. OAN based on evidence including 2015 SHMA that Warwick DC Inspector recently accepts and considers to be based on reasonable and soundly based assumptions. When appropriate Borough have challenged Government Policy but once policy in-force difficult to challenge. No change proposed.
DLP379	Stella Doggett	Object			Market Town Status		Polesworth and Dordon are not a market town. They have been artificially designated a market town when there is no town centre, no market place, no town hall, and no identity as such. Infrastructure to take such a huge number of houses is not there. Few social facilities, new school required, GP's inadequate. Road network is totally inadequate for this scale of development. Create congestion and gridlock.	Concern noted. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built area/settlements. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP379	Stella Doggett	Object			Alternative Options		<p>Allow all the villages in North Warwickshire area to expand by 100 homes, this would help to limit the demand in the Polesworth Dordon area.</p>	<p>Noted. Many of villages in North Warwickshire lie within the Green Belt which limits their ability and capacity to expand as suggested. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Plan does allocate significant number of sites at other main and service settlements in Borough, outside of Green Belt constraints.</p>
DLP379	Stella Doggett	Object		LP1		Polesworth and Dordon proposals	<p>Development proposals do not 'provide the required infrastructure'. Nearly all the requirements are dependent on the developers cooperation. No way that a development of this size on a greenfield site can in any way improve the character, appearance and environmental quality of the area. Nor can it conserve biodiversity and wild life. No way that a development alongside Hollies Wood will deter crime. The wood (surrounded by houses instead of fields) will just become a gathering place for young people with nothing to do in the area (because it is devoid of anything for the youth). No longer any local police in Dordon and Polesworth. An extra 2000 houses in this tight area with no heart or town centre could be disastrous for local crime.</p>	<p>This is the Policy that provides the strategic framework and approach, aims to address and mitigate impact of development proposals or planning applications. Balance will need to be made. Policy refers to "All development proposals" and provides overall framework policy for rest of Plan. Plan should be read as a whole. Design of development can help deter crime, see 'Secured by Design' guidance. Existing open fields, by same accessible nature will not deter crime. Development does not inevitably generate or 'encourage' crime to such a detrimental level that refusal of a planning application or Local Plan allocations end result, irrespective of need. Impact on natural environment will be addressed through on-site specific or off-site works via financial</p>
DLP379	Stella Doggett	Object		LP1		Polesworth and Dordon proposals		<p>Continued from above: contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust.</p>
DLP379	Stella Doggett	Object		LP2		Land to east of Polesworth & Dordon	<p>False to call Polesworth and Dordon a market town. Proposal will involve removing all their natural green spaces, and will destroy both villages as communities in their own right. The allocation of the kind of housing will not bring enough affordable housing to stop it from being a large commuter park on the edge of the two villages, creating more and more pollution and less and less community.</p>	<p>Concern noted. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. The Structure Plan notes that "Warwickshire has no pre-eminent centre and is essentially made up of a small number of main towns - Nuneaton, Rugby, Leamington, Bedworth, Warwick, Kenilworth, Stratford-upon-Avon, Atherstone and the settlements of Polesworth and Dordon - and then a far larger number of relatively small market towns and villages which are predominantly rural in character." This clearly links the two settlements and classifies them as a main town in effect. The Structure Plan further states that "These nine towns stood out as significantly larger and of a more urban character than the rest of the settlements</p>

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DLP379	Stella Doggett	Object		LP2		Land to east of Polesworth & Dordon		Continued from above: in the County, including the five with populations between 4,000 and 8,000." The Draft New Local plan allocations reflect the historical identification and reality that Polesworth and Dordon, along with Atherstone and Mancetter and Coleshill form the largest major settlements (in scale, population, size, transport links and opportunities and available services and facilities) within North Warwickshire Borough and have been identified as such within the Strategic Policy, past and present, dealing with the Settlement Hierarchy for the Borough. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built area/settlements, opportunity to create or improve
DLP379	Stella Doggett	Object		LP2		Land to east of Polesworth & Dordon		Continued from above: access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal. PROW's will be retained as appropriate. Board Report will address some of these issues.
DLP379	Stella Doggett	Object		LP3			It is notable that green belt land will not be used in the plan but green field sites are being used. Surely those living outside green belt land are still entitled to have their green field sites protected. Nobody wants artificial green spaces made between a load of houses when we have such a beautiful and natural area freely available.	Policy is clarification and application of National Green Belt policy locally. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Most significant development allocations are targeted at the most sustainable settlements in the Borough (outside of Green Belt). Note, Polesworth/Dordon Site area is not "freely available". No current public right exists to use all this area. Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal. PROW's will be retained as appropriate.
DLP379	Stella Doggett	Object		LP5		Land in Meaningful Gap	Some of the housing could be in the meaningful gap without merging the area with Tamworth. Similarly some of the area along the A5 could be used for housing to relieve the pressure to east of Polesworth/Dordon.	Policy clarifies area of Meaningful Gap and approach to applications for development within it. Not directly related to Polesworth/Dordon Site.
DLP379	Stella Doggett	Object		LP6			Why is there are plans to take thousands more houses for Coventry Birmingham and Tamworth. Must be brownfield sites in these towns still waiting to be used, or developers sitting on land for building waiting for the price to be right.	OAN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. Where available and deliverable brownfield sites will contribute but there are insufficient to address the level of housing and employment need.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP379	Stella Doggett	Object		LP7			I do not believe the density of housing will be adequately monitored by the one monitor North Warwickshire now have. Is there going to be, for example, allowance for parking, given that most of these houses will be two or three car families. What guarantee is there that the development will only go ahead if infrastructure can be made available.	Concerns noted. Parking is an issue that the Plan is addressing through flexible parking standards, with no maximum to ensure adequate provision. Infrastructure is a key issue that is being addressed through the IDP. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising. Will endeavour to get any infrastructure and highway improvements at the earliest opportunity. Threshold for delivering contributions and phasing of development will likely be linked to infrastructure needs and delivery. Development will have to address infrastructure needs and impacts through appropriate, necessary on-site delivery or financial contributions through S106 obligations or delivery through service providers. The IDP addresses infrastructure needs and delivery priorities and approaches. Board Report will address some of these issues.
DLP379	Stella Doggett	Object		LP14			Please see LP1 re the natural environment being adversely affected.	See response to LP1.
DLP379	Stella Doggett	Object		LP16			Bio diversity and natural habitats will be affected.	Noted. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust.
DLP379	Stella Doggett	Object		LP17			No amount of creating nature reserves will compensate for natural farmland. Nature reserves planned in or around housing developments quickly get abused and neglected, and becoming dumping grounds for rubbish and hang outs for youth.	Concern noted. Disagree. If managed and maintained properly this should not be an issue. Maintenance and management of sites will be a matter for S106 legal agreements as required by Proposals.
DLP379	Stella Doggett	Object		LP20			Poor health and obesity will not be helped by removing land on which many people now walk (from around the area not just Dordon and Polesworth people) for house building.	Noted. PROW's will be retained as appropriate. No current public right exists to use all of this area for recreation. Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal. Opportunities to walk, cycle and access countryside will be maintained.
DLP379	Stella Doggett	Object		LP21			Browns Lane and New street is not a neighbourhood centre for this area. Polesworth people wouldn't come to this area to shop. Likewise Polesworth is not the town centre for Dordon.	This is a Development Management Policy to address protection and retention of Town centre retail and neighbourhood shopping services where the exist or are concentrated. No change proposed.
DLP379	Stella Doggett	Object		LP22 and LP24			All the plans seem to rely on hopeful ideas that the developers will cooperate and go for helping to build infrastructure. This isn't going to happen with only one monitor and I think 2 enforcers on the area, checking the progress as it unfolds.	Noted. These are Development Management Policies to address infrastructure needs of planning applications and development proposals. Monitoring is ongoing and enforcement will be undertaken once issues arise. No change proposed

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DLP379	Stella Doggett	Object		LP25			<p>The Local plan is madness until something is done about the A5. Highways England need to look at the whole plan in conjunction with all the building of Warehouses along the A5 by Junction 10 of the M42 and not just take planning applications on a piecemeal basis. The whole development needs to be considered together.</p> <p>These developments are far too large and comprehensive to do anything other than destroy quality of life by changing the whole area beyond recognition. Our quality of life will be lost no matter how many 'good' features are planned, because our whole environment will be changed, in terms of health, natural environment, community, light, noise and air pollution, and the visual effect of so much housing being built on a beautiful greenfield site.</p>	<p>Concern noted. Can confirm HE have been involved in Local Plan consultation and Local Plan Strategic Transport assessment to address the transport infrastructure issues and impact of development in the Borough.</p>
DLP379	Stella Doggett	Object		LP31			<p>The transport assessment has not yet been published. An unimproved A5 and a two lane M42 plus a very small Long St and B5000 cannot sustain the size of this proposed development, which is unsustainable for the road systems around here.</p> <p>Will access to Dunns Lane be limited? The proposed new distributor road will create a great deal more car pollution. We cannot ensure that there will be extra doctors. Recruiting G.P.s is a national problem, so creating a whole new surgery might be impossible. Health impact of more traffic and air pollution, coupled with less and less space to walk and exercise. Build on the least attractive parts of the area (former mined areas) nearest A5, class as brownfield status.</p>	<p>Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions. Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal.</p>
DLP379	Stella Doggett	Object		LP39			<p>Concerns Noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Infrastructure is a key issue that is being addressed through the IDP. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Board Report will address some of these issues. Former mined areas referred to have re-naturalised and are now Local Wildlife sites that will be incorporated as part of open space/green infrastructure opportunities to be maintained and managed as part of the proposal.</p>	<p>Concerns Noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Infrastructure is a key issue that is being addressed through the IDP. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Board Report will address some of these issues. Former mined areas referred to have re-naturalised and are now Local Wildlife sites that will be incorporated as part of open space/green infrastructure opportunities to be maintained and managed as part of the proposal.</p>
DLP379	Stella Doggett	Object	Paragraphs 15.33-38			Land to east of Polesworth & Dordon	<p>Paragraphs 15.33-38 How can you respect the individual characters of the two neighbourhoods when you are just going to fill in the gap between them with 2,000 houses.</p>	<p>Noted. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built area/settlements and opportunity to create or improve access to open space, green infrastructure and walks/cycle ways. Board Report will address some of these issues.</p>

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DLP379	Stella Doggett	Object	Paragraph s 15.33-39			Land to east of Polesworth & Dordon	Paragraphs 15.33-38 How can you respect the individual characters of the two neighbourhoods when you are just going to fill in the gap between them with 2,000 houses.	Noted. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built area/settlements and opportunity to create or improve access to open space, green infrastructure and walks/cycle ways. Board Report will address some of these issues.
DLP379	Stella Doggett	Object			IDP/SA		I don't believe the local council can ensure the infrastructure can be delivered. The SA criteria are inappropriate and do not take account of changes the development will bring. Feels as if the consultation is not genuine because the developers and council are apparently already working together. The Conservatives having previously accepted donations from developers. This does not feel like a proper consultation.	Concerns noted. SA issues are dealt with on a separate table in the Board report. Borough Council work with all parties to address identified development needs, not just developers. Wide ranging and lengthy consultation undertaken.
DLP379	Stella Doggett	Object		Alternative Option			No guarantees that any of the infrastructure will be provided by the developers. The council should go for a new town, which will cost less than solving the problems that this development could cause.	Provision of infrastructure by developers will be subject to enforceable Legal agreements at Planning application stages. Lead in time for establishing a "new settlement" would be too long to address current Development needs. Costs are also likely to be similar or greater than current approach/strategy. No change proposed.
DLP380	Mark Doggett	Object					Scale of the new development is far too large for the villages/small towns of Polesworth and Dordon. Likely to be overdevelopment of the site, overbearing and out of scale and will very significantly affect the character of the neighbourhood.	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built area/settlements. Board Report will address some of these issues. No change proposed.
DLP380	Mark Doggett	Object					Calling Polesworth and Dordon a market town together is entirely artificial. Ignores the character and separateness of the communities with limited shopping facilities.	Noted. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built area/settlements. Board Report will address some of these issues.
DLP380	Mark Doggett	Object			Alternative Options		Alternative new settlement site (with better, less polluting, commuter links to Birmingham and Coventry for the overspill housing requirement expected) or spreading a much smaller number of housing developments over a large number of villages in North Warwickshire should be considered	Noted. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Lead in time for establishing a "new settlement" would be too long to address current Development needs. No change proposed.

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DLP380	Mark Doggett	Object					A5, Long Street in Dordon and the B5000 very busy and significantly congested. Proposals will exacerbate this enormously. Congested queuing traffic and increased car numbers will significantly increase the health hazard of pollution. The consultation indicates that it is doubtful there will be any improvement to the rail service at Polesworth.	Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising. Board Report will address some of these issues. Difficult to increase rail use and services under current privatised rail system. Fragmentation of service and infrastructure responsibilities mean ability to increase services is out of control of Local Authority. We can encourage and support but not insist, direct or require station services to be provided/improved. No change proposed.
DLP380	Mark Doggett	Object					Beautiful green countryside will be destroyed. The green spaces mentioned in the proposal will be surrounded, partially or completely, by houses and / or main roads and therefore are likely to lose a lot of their character, wildlife benefit, and value as recreational areas.	Concerns Noted. Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal. PROW's will be retained as appropriate. No current public right exists to use all this area. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust.
DLP380	Mark Doggett	Object				New Site north of A5, west of Dordon.	Consideration could be given to some housing being placed on the triangle north of the A5 West of Dordon, east of the traffic lights, opposite Birch Coppice without destroying the meaningful gap.	Noted. Site falls within Meaningful Gap, strategic gap policy area. No change proposed.
DLP380	Mark Doggett	Object					The infrastructure plan appears to be inspirational, with very few certain assurances. For a significant housing development to be appropriate and sustainable, there needs to be very definite and guaranteed infrastructure plans in process and in place, particularly for the A5 (a full dual carriageway bypass with slip roads, not roundabouts) and other local roads, railway, and other public transport, proper access to green space and genuine countryside parks, as well as for schools, health centres, and village centres/hubs with appropriate shops and community facilities to make the development an appropriately enlarged community	Concern noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising. Will endeavour to get any infrastructure and highway improvements at the earliest opportunity. Threshold for delivering contributions and phasing of development will likely be linked to infrastructure needs and delivery. Development will have to address infrastructure needs and impacts through appropriate, necessary on-site delivery or financial contributions through S106 obligations or delivery through service providers. The IDP addresses infrastructure needs and delivery priorities and approaches. Board Report will address some of these issues.
DLP380	Mark Doggett	Object			IDP			

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DLP380	Mark Doggett	Object		LP1			<p>LP1 sustainable development. Statement in the draft plan that 'full development proposals must provide the required infrastructure' was an aspiration. In order to get road infrastructure, for example, the provision of affordable housing percentage may be reduced. The environmental impact on Dordon of major development to the East will be significant, biodiversity will be affected, increased pollution will affect the environmental quality of the area, and it is unlikely to 'improve the individual settlements character' all as required in LP1. Adequate provision of the services, facilities and infrastructure to meet demands of the new development and communities to include health services, green infrastructure, open spaces, sports and recreation and transport as required in LP1 all appear to be uncertain and in fact doubtful that they will be sufficient.</p>	<p>Concern noted and will endeavour to get any infrastructure and highway improvements at the earliest opportunity. Threshold for delivering contributions and phasing of development will likely be linked to infrastructure needs and delivery. National Planning Guidance requires local authorities to take account of viability issue. Development will have to address infrastructure needs and impacts through appropriate, necessary on-site delivery or financial contributions through S106 obligations or delivery through service providers. The LDP addresses infrastructure needs and delivery priorities and approaches. Board Report will address some of these issues.</p>
DLP380	Mark Doggett	Object		LP2			<p>Polesworth and Dordon are separate villages with separate characters and communities. The decision to put them together calling them a market town is artificial, they do not have a market or town centre. Increasing the size of these two villages/towns very significantly, while still calling them one unit risks creating a huge estate with less community and risking increased social problems arising from this.</p>	<p>Noted. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built area/settlements. Board Report will address some of these issues.</p>
DLP380	Mark Doggett	Object		LP3			<p>Many areas within the green belt are closer to Birmingham and Coventry, more suitable places for moderate development. Commuting from Polesworth and Dordon is likely to increase car use and road congestion and pollution.</p>	<p>Noted. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Most significant development allocations are targeted at the most sustainable settlements in the Borough (outside of Green Belt).</p>
DLP380	Mark Doggett	Object		LP6 /LP7			<p>Development may well go ahead without the adequate provision of infrastructure to make it sustainable; is there local power to adequately govern or control the development to ensure it is sustainable and meets the criteria of the plan.</p>	<p>Noted. These are Development Management Policies to address Amount of Development requirements for the Plan and tenure, housing mix and density of planning applications</p>
DLP380	Mark Doggett	Object		LP14			<p>Natural environment landscaping proposals. The proposed development to the east of Dordon and Polesworth are likely to affect woodland, trees and hedgerows.</p>	<p>Noted. This is a Development Management Policy to address landscape impacts and requirements of planning applications</p>
DLP380	Mark Doggett	Object		LP15			<p>Historic environment. The environs of Dordon Hall ( a grade II listed building) are likely to be affected by this proposed development.</p>	<p>Noted. This is a Development Management Policy to address historic/built environment impacts and requirements of planning applications</p>
DLP380	Mark Doggett	Object		LP16			<p>Nature conservation. Biodiversity and habitats are likely to be affected by this proposed development.</p>	<p>Noted. This is a Development Management Policy to address natural environment and landscape impacts and requirements of planning applications</p>

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DLP380	Mark Doggett	Object		LP17			Green infrastructure is likely to be negatively affected by this proposed development.	Noted. This is a Development Management Policy to address Green infrastructure needs and requirements in planning applications.
DLP380	Mark Doggett	Object		LP21			Major development to the east of Dordon access to the "town centre" of Polesworth (which lacks a bank, building society or major supermarket) is likely to result in a significant increased use of motor vehicles, with all the parking, congestion and pollution consequences	This is a Development Management Policy to address planning applications for sites within existing identified retail frontages, town centre and neighbourhood areas and impact on viability and vitality.
DLP380	Mark Doggett	Object		LP22			New services and facilities. The plans for this for shopping, entertainment, hotel, leisure, community, social, health appeared very un-certain and aspirational	This is a Development Management Policy to address planning applications for retail/commercial uses.
DLP380	Mark Doggett	Object		LP24			Council has limited powers to ensure that the range of on-site recreational provision, such as parks, amenity space, sport and recreation facilities put in the draft plan, are provided with the proposed development.	Noted. This is a Development Management Policy to address open space and recreation requirements of planning applications. Open Space and recreation needs of Borough currently under review. Further infrastructure will be delivered through financial contributions or on-site provision. Board Report will address some of these issues. No change proposed.
DLP380	Mark Doggett	Object		LP25			Transport assessment has not been published yet. Development will have a huge effect on the local transport network particularly the A5, which is already very busy and congested including the B5000 and other local roads some of which are quite narrow. Congestion and pollution, with its health effects, both from increased traffic and from stationary traffic will increase. Major improvements to the A5, particularly a dual carriageway bypass, will be required to make a large development sustainable. Improvements to rail links at Polesworth are very uncertain and may not be supported by the rail authority. The development will reduce the space or amenity for walking for exercise and health to the east of Dordon and Polesworth.	Concerns noted. This is a Development Management Policy to address transport impacts and assessment requirements of planning applications and proposals. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Difficult to increase use and services under current privatised rail system. Fragmentation of service and infrastructure responsibilities mean ability to increase services is out of control of Local Authority. We can encourage and support but not insist, direct or require station services to be provided/improved.
DLP380	Mark Doggett	Object		LP26			Stations. It appears that improvements to rail services / links at Polesworth are very uncertain and may be resisted by the rail authority.	Concerns noted. Difficult to increase use and services under current privatised rail system. Fragmentation of service and infrastructure responsibilities mean ability to increase services is out of control of Local Authority. We can encourage and support but not insist, direct or require station services to be provided/improved.
DLP380	Mark Doggett	Object		LP28			Strategic road improvements - A5. As far as I'm aware the outcome of the study on the A5 has not been published.	Concerns noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues.

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DLP380	Mark Doggett	Object		LP31			<p>Proposal does not comply with Policy. This development does not meet the needs of residents and does compromise their quality of life and potentially the quality-of-life of the next generation. With regard to the specifics; it is not targeted at a Brownfield site, with the loss of walking land it may not promote healthier lifestyles for the community to be active outside their homes; it does not appear to be expanding or enhancing the provision of open space, recreation facilities are uncertain, and it is likely to have an impact upon neighbouring amenities for example through noise, light, other pollution and visual impact. It will significantly affect the character of the neighbourhood.</p>	<p>Noted. This is a Development Management Policy to address general and sustainability requirements of planning applications. Re Polesworth/Dordon site issue. There are insufficient brownfield sites within the Borough to deliver the housing need, resulting in the necessity to allocate green field, countryside sites. Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways and relationship of development with existing built area as part of proposal. PROW's will be retained as appropriate. No current public right exists to use all this area.</p>
DLP380	Mark Doggett	Object		LP39			<p>Plan for over 2000 houses east of Polesworth and Dordon is excessive. It will alter the nature of the two villages. The transport and other infrastructure provision that is known and definitely will be provided are not currently sustainable. Commuting / travel by car will be significantly increased. No definite certain plan, with definite resources, to develop a community rather than a large housing estate with all the social implications of this. Smaller developments across many settlements in North Warwickshire would appear to have a better chance of building appropriate housing and maintaining the human community.</p>	<p>Concerns Noted. Master Plan for proposal will look at opportunity to create or improve access to open space, green infrastructure and walks/cycle ways and relationship of development with existing built area as part of proposal. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Borough working with Highways Agency, County Highway authority and adjoining authorities/LEPs to address highway network infrastructure issues.</p>
DLP380	Mark Doggett	Object	Paragraph 15-33- 38				<p>These paragraphs note that development in Dordon and Polesworth should respect the individual characters and protect the separate identities of the two distinct communities, but didn't see any information or detail in the plan LP39 of how this is going to be done in practice. It appears that the proposal is to build houses on top of the noted coal reserves. Paragraph 15.35 appears to completely underestimate the road problems on Long Street, the A5 and B5000 when it says it "may constrain" the number of developments that take place the north of the A5. "Certainty" of what the concept plan will include is very uncertain. The new distributor road, a hub to include retail, community, and health facilities, a local country Park, a nature reserve and a good percentage of affordable and mixed housing type appears to be hopes and plans that the council has in the plan that will in practice be very difficult to finance, fully enforce and put in place, risking that it will be a development of a large housing estate rather than a community.</p>	<p>Concerns Noted. Master Plan for proposal will look at opportunity to create or improve access to open space, green infrastructure and walks/cycle ways and relationship of development with existing built area as part of proposal. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Borough working with Highways Agency, County Highway authority and adjoining authorities/LEPs to address highway network infrastructure issues.</p>

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DLP380	Mark Doggett	Object		LP40			The A5 is already very heavily trafficked with congestion at times, resulting in slow-moving or stationary traffic increasing pollution. This employment allocations at the same time as housing allocation will increase traffic, congestion and pollution on the A5 significantly. A radical solution to the A5 bypassing the communities with a dual carriageway and slip roads, (as has been undertaken in Tamworth) is required before further development either for employment or housing occurs for sustainability. The M42 as a two-lane motorway gets very congested between junctions 9 and 10 and should be improved before further employment allocations in this area. Building HS2 is likely to disrupt the M 42 junction 10 very significantly with prolonged traffic congestion.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Borough working with Highways Agency, County Highway authority and adjoining authorities/LEPs to address highway network infrastructure issues.
DLP380	Mark Doggett	Object			IDP		In the infrastructure plan the road transport section is incomplete. Significant improvement of the A5 will be essential for any sustainable delivery of a larger number of houses. Council's aspiration for a real rail service at Polesworth station may be resisted by the rail authority. Education provision might be better provided by small developments. The infrastructure report on health provision does not appear to take account of the current shortage/difficulty in recruitment of GPs. I note that the cost of additional infrastructure requirements are still to be determined which is worrying in a infrastructure report where the development of 2000 houses, perhaps up to 5000 people, is being planned. Recreation, green space and sport facilities may not be critical they are very important in the creation of the community. The infrastructure report appears to indicate that the draft local plan/concept plan for a hub with retail, health facilities and community venue (in green structure and social structure) will be dependent on developer contribution which from the consultations and communications appears to be quite uncertain, and may be low on the priorities when a new distributor road is needed.	Concerns noted. Infrastructure is a key issue that is being addressed through the IDP. Borough working with CCG, education, social and health services and agencies to address and identify service needs and requirements. Development will have to address infrastructure impacts through appropriate, necessary on-site delivery or financial contributions through S106 obligations. The IDP addresses infrastructure needs and delivery priorities and approaches. This is a continuous process. Viability, size of sites and economies of scale will determine level of service contributions/on-site delivery. Board Report will address some of these issues. Further updates to IDP will inform Plan and Proposals.
DLP380	Mark Doggett	Object			SA		Number of SA issues listed in detail. In general I note number of negative effects of the sites around Dordon and Polesworth in the sustainability report on landscape, built environment, biodiversity, efficient land use and pollution. Should the council therefore be recommending these sites for development?	SA issues are dealt with in the Board Report and separate table. See Board Report.
DLP381	Pete and Carmel Morson	Object				Polesworth and Dordon	No local residents were consulted about enormous housing development planned on our green fields.	Noted. Disagree. Plan consultation advertised in a number of ways through North Talk delivered to all Borough properties, on-line consultation plus Twitter feed/Facebook notification, and direct letter or e-mail to over 2000+ individual consultees, agencies and contacts. Also advertised in Local press and consultation period extended over 12 weeks with numerous public drop in sessions including evenings and weekends.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP381	Pete and Carmel Morson	Object				Polesworth and Dordon	Polesworth and Dordon are not market Towns but two distinct villages with own identity and history	Noted. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built area/settlements. Board Report will address some of these issues.
DLP381	Pete and Carmel Morson	Object			Infrastructure		No plans to address all the infrastructure issues e.g. overcrowded schools, Doctors, inadequate roads, no adequate shopping facilities (with 10 takeaways and very poor diversity), poor bus services and the total lack of investment in any future development in our area to deal with these problems.	Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising. Board Report will address some of these issues. No change proposed.
DLP381	Pete and Carmel Morson	Object					Traffic chaos on local network when A5 and Motorways congested/have problems. Health issues for adults and especially children from traffic fumes.	Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising. Board Report will address some of these issues. No change proposed.
DLP381	Pete and Carmel Morson	Object					Serious consideration is needed to create a garden village or town	Noted. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Lead in time for establishing a "new settlement" would be too long to address current Development needs. No change proposed.
DLP382	Zoe Cherry	Object					Disruption, noise and impact of construction traffic.	Construction traffic and operational hours will be matter for planning application conditions and highway authority advice.
DLP382	Zoe Cherry	Object			Infrastructure		How will infrastructure needs be addressed. Schools oversubscribed. Cuts to education. Lack of Social, leisure and Sports facilities. GP's capacity. A&E Health services outside Borough. Other commercial and social services impacts.	Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising. Board Report will address some of these issues. No change proposed.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP382	Zoe Cherry	Object					Traffic impacts on local network/roads. Congestion impact particularly A5. Bus services.	Concerns noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Will endeavour to get any infrastructure and highway improvements at the earliest opportunity.
DLP382	Zoe Cherry	Object					Concerns over poor design, impact on and needs of high street.	Design will be matter for Planning Application consultation. Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, opportunity to create or improve community/service centre and relationship of development with existing built area. No change proposed.
DLP382	Zoe Cherry	Object					Impact on views, natural environment/wildlife.	No automatic right to maintain views but Master Plan will address Landscape impact and visual impact, where appropriate. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. No change proposed.
DLP383	Kerien Walker	Object				Polesworth/Dordon	Traffic on A5. Schools and Doctors impact. Loss of countryside, impact on village with limited amenities, not a town.	Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, opportunity to create or improve community/service centre and relationship of development with existing built area. No change proposed.
DLP384	Robert Scarley (Mrs E Stumps)	Object				Polesworth/Dordon	Moved to area from Birmingham with husband 6 yrs ago. Increase of existing busy traffic level. Impact on Long street and A5. Highway safety. Lorry traffic off M42. Plans to build are dissuading us from buying. Improvements cannot be guaranteed.	Concerns noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Will endeavour to get any infrastructure and highway improvements at the earliest opportunity. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising. Board Report will address some of these issues. No change proposed.
DLP384	Robert Scarley (Mrs E Stumps)	Object					Houses need to be affordable but scale of development will destroy character of rural, working village. Will be unable to walk dogs in open countryside.	Affordable housing for local need identified as a key issue. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal. No current public right exists to use all this area. Access to open countryside via PROW's will be maintained. No change proposed.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP385	Christopher Guyan	Object			Transport		Saturated road network, B5000, M42, A5, Long Street, Traffic in village, parking, congestion will be made worse. Train station has poor service, forcing all new houses onto roads.	Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Proposal text will be clarified to address issues arising and noted in updated IDP.
DLP385	Christopher Guyan	Object			Areas of natural beauty and open spaces		Local plan does not give people access to large open spaces. Area is suitable for those that like access to open space, good walks. This development will take all this away. Ancient monument and local woods that will be swamped by development. Rubbish will increase.	Noted. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Further work is underway on Historic Environment and will help inform Plan. Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal. PROW's will be retained as appropriate. No current public right exists to use all this area.
DLP385	Christopher Guyan	Object			Characteristic		Impact on Characteristic of the villages and out of proportion development. Polesworth is a village. Development will lead to this status being lost. This will affect the community that has existed here to slowly be lost.	Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built area/settlements. Board Report will address some of these issues.
DLP385	Christopher Guyan	Object			Local Infrastructure		Polesworth and Dordon do not have the local facilities to support a 'market town'. There are already limited school spaces, dentist and lack of access to doctor. 2000 houses is out of proportion considering the population is around 8000 people, but 2000 houses is likely to bring at least 4000 people. 50% increase in the area.	Infrastructure is a key issue that is being addressed through the IDP. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Board Report will address some of these issues. Proposal text will be clarified to address issues arising and noted in updated IDP.
DLP385	Christopher Guyan	Object			Wider Issues		Development will enclose Polesworth and Dordon on all 4 sides making transport, access to local infrastructure and open spaces very difficult. Cumulative impact with HS2.	Noted. Infrastructure is a key issue that is being addressed through the IDP. OAHN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. Borough aware of HS2 issue but is a national infrastructure project is outside control of Local Authority. Borough working with County to try and mitigate and manage impact.

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DLP385	Christopher Guyan	Object			Natural Environment and Built Heritage		Impact on and loss of ancient settlements and woodland.	Noted. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Further work is underway on Historic Environment and will help inform Plan. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments.
DLP386	R Young (Clerk) Dordon Parish Council	Object			Transport/Traffic	Polesworth/Dordon	Roads within the Parish are not adequate to accommodate any increase in traffic volumes. Increased pollution levels. By-pass from M42 to M69 required to improve A5 flows. One-Way Traffic System needed in Dordon. Church Hill not adequate route for traffic. Weight restriction on Parish roads to be included. Paths and roads need re-surfacing, plus a Pedestrian Cycle Path. Improvements needed to road system.	Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Proposal text will be clarified to address issues arising and noted in updated IDP. Proposal Master Plan will address PROW's and Green infrastructure issues in site.
DLP386	R Young (Clerk) Dordon Parish Council	Object			Infrastructure		Additional educational facilities (i.e. School), Health Centre facilities, additional Leisure and Sports facilities and Infrastructure needs to be improved prior to building, not on completion or occupation. Increase in police availability. Additional facilities for senior citizens. Cemetery needs extension.	Concern noted and will endeavour to get any infrastructure and highway improvements at the earliest opportunity. Threshold for delivering contributions and phasing of development will likely be linked to infrastructure needs and delivery. Cannot require all services/infrastructure to be delivered first, prior to commencement. Development will have to address infrastructure needs and impacts through appropriate, necessary on-site delivery or financial contributions through S106 obligations. The IDP addresses infrastructure needs and delivery priorities and approaches. Board Report will address some of these issues.
DLP386	R Young (Clerk) Dordon Parish Council	Object					Full and detailed improvement in sewage and drainage, plus water supply needed.	Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. The IDP for the Plan provides detail on Infrastructure needs and delivery. Further work on the IDP is in progress and will be addressed in the Board Report. Developments will be required to address their sewerage infrastructure needs.
DLP386	R Young (Clerk) Dordon Parish Council	Object			S106		Local Accountability and input on the Section 106.	Parish are statutory consultee on any planning applications. Cannot guarantee involvement in negotiating/drafting S106 as this is between Local Authority/Agency and applicant. However, Parish can recommend to Council and have input on potential matters to be considered and included in S106.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP386	R Young (Clerk) Dordon Parish Council	Object			Natural Environment and Built Heritage		Protection of wildlife and ancient woodland, Medieval Settlement in Parish. Plant tree for every house. Protect Hedgerows. Heritage Centre Walk to be included. Wildlife and Archaeological Survey required	Noted. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Further work is underway on Historic Environment and will help inform Plan. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. Additional planting, landscaping and hedgerow retention in development can be an issue for Master Plan to address. No change proposed.
DLP386	R Young (Clerk) Dordon Parish Council	Object					Need diversity of retail shops	Required Master Plan for proposal will look at opportunity to create or improve community/retail service centre and relationship of development with existing built area. Board Report will address some of these issues.
DLP386	R Young (Clerk) Dordon Parish Council	Object					Polesworth and Dordon should not be combined, have separate characters.	Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built area/settlements. Board Report will address some of these issues.
DLP386	R Young (Clerk) Dordon Parish Council	Object			Alternatives		Consideration should be given to alternative site/sites with a more variable quantity of houses for each site, without a dramatic impact on the infrastructure available.	Noted. Alternative Strategic Options were considered through the Growth Options paper, which were subject to sustainability Appraisal. Reasonable Site Alternatives have also been assessed through the Sustainability Appraisal and published for information/evidence base. Sustainability Assessment also assesses alternative options. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall.
DLP387	Cllr Emma Stanley	Object				Polesworth/ Dordon	I wish to align myself with the response from Polesworth and Dordon Parish Councils. Polesworth and Dordon are not market Towns but two distinct villages. The proposals will be detrimental to the two communities.	See response to Dordon and Polesworth PC's submissions. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built area/settlements. Board Report will address some of these issues.

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DLP387	Clr Emma Stanley	Object				Polesworth/Dordon	<p>Polesworth was never designed to withstand the traffic it does now, let alone with thousands more vehicles. Current congestion on local network, particularly B5000. Significant funding would need to be spent on the A5 for increase in housing and expanding business park. Local road network inadequate. 2 small bridges and through square that cannot cope with the traffic now. Also housing at Tamworth Golf Course, adding to traffic impact. How is this sustainable.</p> <p>Significant funding would be required to meet the Education, Health, Leisure and shopping needs of the population. GP surgery struggling to find new doctors.</p>	<p>Concerns noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Infrastructure is a key issue that is being addressed through the IDP. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Board Report will address some of these issues. No change proposed.</p>
DLP387	Clr Emma Stanley	Object					<p>NWBC has agreed, without review, to increase our housing allocation to 9000 which is unprecedented in North Warwickshire's history. How is dumping the majority of the housing in one small area on the North of the borough beneficial to North Warwickshire on the whole. It is time to look at the big picture and stop laying the burden in one area of the Borough. Fairer distribution of housing and/or a new village is the only way to cater for such a large amount of houses.</p>	<p>Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Proposal text will be clarified to address issues arising and noted in updated IDP.</p>
DLP387	Clr Emma Stanley	Object					<p>Noted. Disagree. This Plan is the review required. Housing need established through Objectively Assessed Housing Needs Assessment (OAHN) and Strategic Housing Market Area study for Coventry and Warwickshire. Duty to Co-operate requires the Borough to work positively with adjoining authorities to consider and help address any shortfall they cannot accommodate. Impact reflects Borough's situation lying within two Housing Market Areas (Coventry's and Birmingham's). Unfortunately the surrounding urban areas require assistance in delivering housing. Plan aims to focus on sites/infrastructure considered the most sustainable locations and areas with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Board Report will address some of these issues. Proposal text will be clarified to address issues arising and noted in updated IDP.</p>	<p>Noted. Disagree. This Plan is the review required. Housing need established through Objectively Assessed Housing Needs Assessment (OAHN) and Strategic Housing Market Area study for Coventry and Warwickshire. Duty to Co-operate requires the Borough to work positively with adjoining authorities to consider and help address any shortfall they cannot accommodate. Impact reflects Borough's situation lying within two Housing Market Areas (Coventry's and Birmingham's). Unfortunately the surrounding urban areas require assistance in delivering housing. Plan aims to focus on sites/infrastructure considered the most sustainable locations and areas with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Board Report will address some of these issues. Proposal text will be clarified to address issues arising and noted in updated IDP.</p>
DLP388	Michael Stanley	Object				Polesworth/Dordon	<p>I wish to align myself with the response from Polesworth and Dordon Parish Councils. Polesworth and Dordon are not market Towns but two distinct villages. Detrimental, would totally saturate and destroy the community aspect of the two local parishes.</p>	<p>See response to Dordon and Polesworth PC's submissions. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built area/settlements. Board Report will address some of these issues.</p>
DLP388	Michael Stanley	Object					<p>Previous plan agreed through DTC for 500 houses from Tamworth, subject to review. Council now agreed to triple its allocation to over 9000 houses which is a significant number. I believe the council has failed to carry out a review. Instead its used the 2014 plan and then increased the numbers in strategic areas.</p>	<p>Noted. Disagree. This Plan is the review required. Housing need established through Objectively Assessed Housing Needs Assessment (OAHN) and Strategic Housing Market Area study for Coventry and Warwickshire. All areas are affected by housing need and growth. Duty to Co-operate requires the Borough to work positively with adjoining authorities to consider and</p>

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP388	Michael Stanley	Object			Alternatives		The Council has not considered, (given the number of houses required ) creating a new village with the appropriate infrastructure. Unreasonable for the local plan to put such a huge burden into one area and should be looking at a fairer distribution of housing and a new village to cater for such large number of houses.	Noted. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. Lead in time for establishing a "new settlement" would be too long to address current Development needs. No change proposed.
DLP388	Michael Stanley	Object					Local road network inadequate. 2 small bridges and through square that cannot cope with the traffic now. No account taken of housing at Tamworth Golf Course, adding to traffic. A5 would need significant funding to address growth. Significant funding would be required to meet the Education, Health, Leisure and shopping needs of the population. GP surgery struggling to find new doctors. I believe that funding for the infrastructure required cannot be met by the number of houses that is proposed to be built and therefore these sites shouldn't be considered appropriate.	Concerns noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Infrastructure is a key issue that is being addressed through the IDP. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Board Report will address some of these issues. No change proposed.
DLP388	Michael Stanley	Object					Plan doesn't address the problem of little or no public transport now and the unusable railway station.	Concerns noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Public transport services can be addressed through S106 legal agreements for early provision at application stage but dependent on level of use and funding. Difficult to increase rail use and services under current privatised rail system. Fragmentation of services and infrastructure responsibilities mean ability to increase services is out of control of Local Authority. We can encourage and support but not insist, direct or require station services to be provided/improved. No change proposed.
DLP389	Dave Parsons	Object				Polesworth/Dorndon	Main objections are encapsulated within the objection submitted by Polesworth and Dorndon Parish Council. Borough Council fell well short of its duty in terms of consultation in terms of delays in producing the rather inadequate sustainability and infrastructure plans and publicity given to the consultation process and what appears to have been a clear attempt to slip this through without gaining too much attention.	Noted. Disagree. Plan consultation advertised in a number of ways through North Talk delivered to all Borough properties, on-line consultation plus Twitter feed/Facebook notification, and direct letter or e-mail to over 2000+ individual consultees, agencies and contacts. Also advertised in Local press and consultation period extended over 12 weeks with numerous public drop in sessions including evenings and weekends.



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DLP389	Dave Parsons	Object					<p>The local plan is fundamentally flawed by accepting nearly 4000 homes from the Birmingham allocation without there being any overall resolution to the overall surplus Birmingham still has to deal with.</p>	<p>Noted. Disagree. Further delay to delivery of Local Plan should be avoided. Time period for delivery of Stage 4 Report and agreement between all affected authorities on apportionment of Birmingham's shortfall will be lengthy and protracted. Duty to Cooperate requirements and pressure from both commercial and residential development needs mean pressure for development cannot be avoided. North Warwickshire is one of the few authorities that have "engaged fully" in the DTC process. Positive, pro-active and pragmatic approach taken with Birmingham's support to start to address the shortfall and need to ensure delivery of housing need at least in short term. If requirement increases this can be addressed through further work through Duty to Cooperate and local plan review.</p>
DLP389	Dave Parsons	Object					<p>Imposition of more than 3000 homes on the two communities of Polesworth and Dordon is going to more than double the size of these communities which will inevitably be severely detrimental to the nature of these two communities. The focusing of this huge development on the two communities with the least amount of infrastructure in terms of similar communities in North Warwickshire is a recipe for disaster. The infrastructure and sustainability plans do not provide any realistic strategy for ensuring that adequate services will be financed, let alone provided.</p>	<p>Concerns noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues.</p>
DLP389	Dave Parsons	Object					<p>Draft local plan is a poorly worked plan which has gone for quick solutions without any proper consideration of realistic alternatives or indeed any realistic appraisal of the damage that will be inflicted on the area. Encroachment in the meaningful gap between Tamworth and Polesworth and Dordon will lead to the development of a sprawl of housing without green spaces and without any sense of community.</p>	<p>Noted. Disagree. Growth options considered alternative approaches. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstances to be applied to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. Maintenance of a Strategic Gap between Tamworth and Dordon/Polesworth has been a long term Policy aim of Borough. No change proposed. Board report will cover Meaningful Gap and refer to this issue in more detail. No further change proposed.</p>

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP390	Ian Anderson	Object		LP39		Polesworth/Dordon	Too big for area and takes in massive contribution from neighbouring councils, not suitable for Polesworth and Dordon. Public services are insufficient, transport links are inadequate with limited current or future capacity and the community nature of the villages will be lost. The area will be significantly changed in its landscape and does not take into account the turmoil that will be generated by HS2. The area does not need such an increase with the associated large size of the affordable housing provision.	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. OAHN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. Borough aware of HS2 issue but is a national infrastructure project is outside control of Local Authority. Borough working with County to try and mitigate and manage impact. Affordable housing for local need identified as a key issue.
DLP390	Ian Anderson	Object		LP40			No clear employment allocation	Disagree. Presence of Birch Coppice Business Park, Holly Lane and MIRA plus allocations nearby evidence of allocations for existing and future employment availability.
DLP390	Ian Anderson	Object			IDP		Insufficient detail	Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Proposal text will be clarified to address issues arising and noted in updated IDP.
DLP391	Tara Clifton	Object				Polesworth and Dordon	Scale of new housing is much greater than the previous approved plan. Reasons for this increase has not been justified. Other options [e.g. a new settlement] do not seem to have been properly considered.	Updated "Objective Assessment of Housing Need" (OAHN), Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. Evidence in 2015 SHMA that Warwick DC Inspector recently accepts and considers to be based on reasonable and soundly based assumptions. Lead in time for establishing a "new settlement" would be too long to address current Development needs. No change proposed.
DLP391	Tara Clifton	Object					Poor public transport links to employment in cities and towns such as Birmingham, Nuneaton and Coventry. Not properly considered other locations for new houses, with better transport links and new employment. Transport links are not the best, there are no trains. Bus services poor.	Noted. Growth options considered alternative approaches. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed.
DLP391	Tara Clifton	Object					Traffic congestion is already a major problem. Congestion and health damaging air pollution will be made worse by a major development of this size. Increase in traffic already from Grendon Rd site. Roads through Polesworth will not be able to cope, roads already quickly become very congested. Road outside the school is very dangerous at peak times.	Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP391	Tara Clifton	Object					Scale of the proposed development is out-of- proportion to the size of the villages. Have limited shopping, leisure, and community facilities which do not compare to that of a true "market town ". Character of the two villages will be lost. Impossible to create an integrated community without major investment in infrastructure and the relocation of many facilities.	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Proposal subject to Master Plan that will be consulted on. No change proposed.
DLP391	Tara Clifton	Object					No detailed information about the infrastructure required for a development of this size, what will be delivered or how it will be paid for. Not enough infrastructure within the village to cope with such a huge development, schools are at capacity	Noted. Infrastructure is a key issue that is being addressed through the IDP. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Board Report will address some of these issues. No change proposed
DLP391	Tara Clifton	Object					Loss of a significant area of open countryside, harmful to wildlife habitat, landscape, ancient woodland, trees, and historic or other archaeological features.	Noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting, financial contributions to restore or improve existing ecologies and environments. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. Further work is underway on Historic Environment and will help inform Plan. No change proposed.
DLP391	Tara Clifton	Object					Flooding, past mineral workings, drains and sewerage issues.	Site proposals will be required to address flooding issues to ensure current run-off is not increased and flood storage and preventative measures will be an integral part of development.
DLP392	Heather Cleaver	Object				Polesworth and Dordon	Polesworth not a 'Market Town'.	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996.
DLP392	Heather Cleaver	Object					Accessed by narrow canal bridges, increases traffic problems and flow.	Concerns noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed.
DLP392	Heather Cleaver	Object					Lies in valley which floods. Development will increase risk. Former open cast land suffers from poor drainage.	Site proposals will be required to address flooding issues to ensure current run-off is not increased and flood storage and preventative measures will be an integral part of development.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP392	Heather Cleaver	Object					Impact of additional land at Tamworth, Robey's Lane will add to pressures on road systems, amenities and resources	Borough aware of adjoining development which has planning consent. The two Borough's and County Highway authorities are discussing issues through the Duty to Co-operate, Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues.
DLP393	Geoff Cleaver	Object					Traffic already at breaking point, increasing congestion and travel times. Flooding has increased and will be worsened. Land is already saturated with water much of year.	Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Site proposals will be required to address flooding issues to ensure current run-off is not increased and flood storage and preventative measures will be an integral part of development.
DLP393	Geoff Cleaver	Object					Will destroy areas key qualities of natural and historic environment noted in Core Strategy. Remaining woodland will be ringed by development and affected adversely, litter etc.	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Management of woodland open spaces and access will be addressed by Master Plan and Planning application legal agreements.
DLP393	Geoff Cleaver	Object					Object to combination of two villages into a Market Town, which will have to fund infrastructure not the developers. Use more brownfield sites that are available.	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. There are insufficient brownfield sites within the Borough to deliver the housing need. No change proposed.
DLP394	Gillian McCarthy	Object					Allocation will ruin the character and overwhelm the villages. Siting of development is ill-considered, on a greenfield site used by villagers and tourists for recreation and walking dogs. Would diminish the striking views.	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. No current public rights to use land to east. PROW's, Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. No automatic right to maintain views but Master Plan will address Landscape impact and visual impact, where appropriate. No change proposed.
DLP394	Gillian McCarthy	Object					No available Neighbourhood plan. Parish Councils should be given opportunity to develop one before plan is considered.	Borough Plan has responsibility to produce a Local Plan to address current development needs. In absence of a Plan 5 yr. housing supply and sites will be driven by developers and appeals. Plan does not prevent Neighbourhood Plan coming forward. No change proposed.

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DLP394	Gillian McCarthy	Object					Current infrastructure in the area would not cope with the additional number of residents. Local network gets congested. Church Road not designed for HGV's. Doctors surgery and local schools are over-prescribed. Unable to cater for the additional residents. Nothing in plan to address these problems	Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions or on-site delivery to address any issues arising, where necessary and appropriate. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues. No proposal to encourage/enable HGV use of Church Lane.
DLP394	Gillian McCarthy	Object			Alternatives		Why no option for a new village.	Noted. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Lead in time for establishing a "new settlement" would be too long to address current Development needs. No change proposed.
DLP395	Lisa Etheridge	Object				Polesworth and Dordon	Local infrastructure inadequate. Listed canal bridges impact. Traffic congestion and pollution impact on local network	Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues.
DLP395	Lisa Etheridge	Object					Layout and density inappropriate/not in keeping with size of village. Negative impact on surrounding properties, noise, overlooking, smell, light pollution, privacy, dust, vibration, late night activities	Proposal is for Housing with associated services and open space/recreation areas not heavy industry. Density is average to low compared to adjoining development. No layout yet agreed, Proposal subject to Master Plan that will be consulted on. No change proposed.
DLP395	Lisa Etheridge	Object					Cumulative impact with other development including Tamworth Golf Course, HS2, Robey's Lane, Atherstone etc.	OAHN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. Borough aware of HS2 issue but is a national infrastructure project is outside control of Local Authority. Borough working with County to try and mitigate and manage impact.
DLP395	Lisa Etheridge	Object					Damage to natural environment, loss of trees, hedgerows, walkways. Monastic walk will be lost/affected.	Noted. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, WCC and WWWT. Master Plan will address green infrastructure and walks/cycle ways as part of proposal. PROW's will be retained as appropriate.
DLP395	Lisa Etheridge	Object			Alternatives		Smaller sustainable developments throughout Borough or redevelop site at Daw Mill as alternatives.	Noted. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Daw Mill lies within Green Belt. No change proposed.

# North Warwickshire Draft Local Plan Representations

REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP396	Anne Greane	Object					Why are brownfield sites not being used. All about money and local councils. No plans to protect health, schooling and crime with cuts to police stations and hospitals and education. Undetailed Plan burdening villages.	Where available and deliverable brownfield sites will contribute but there are insufficient to address the level of housing and employment need. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues. No change proposed.
DLP396	Anne Greane	Object					Lack of detail of infrastructure plans, congestion on A5, B5000 and M42 and in village.	Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues.
DLP397	J Price	Object			Brownfield sites		No greenfield sites until all brownfield sites developed. Loss of rural life/character. Increased traffic and impact on services. Congestion on inadequate local road network increase. Loss of agricultural land, food supply impact.	Where available and deliverable brownfield sites will contribute but there are insufficient to address the level of housing and employment need. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues.
DLP397	J Price	Object					Why are we providing houses for Birmingham and Coventry. Housing need overinflated for building industry purposes. Development with HS2 and proposed open casting will destroy area.	OAHN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. No open casting currently proposed in area. Borough aware of HS2 issue but is a national infrastructure project is outside control and influence of Local Authority. Borough working with County to try and mitigate and manage impact.
DLP398	E Ridley	Object			Brownfield sites	Polesworth and Dordon	Many brownfield sites and houses that could be refurbished. Consider damage to village, wildlife, public services, schooling, traffic and lives ruined by forcing unproportionate housing on village	Where available and deliverable brownfield sites will contribute but there are insufficient to address the level of housing and employment need. Scale of development sites proposed considered appropriate to the settlements
DLP398	E Ridley	Object			IDP		Housing distribution massively disproportionate to available services infrastructure. Impact of cuts on local education, losing equivalent of 25 teachers from local schools, how will education needs be addressed.	Infrastructure is a key issue that is being addressed through the IDP. Education authority advising Borough on needs and impact of development. Further infrastructure will be delivered through financial contributions, on-site provision and local education authority investment to address any issues arising, where necessary and appropriate. Board Report will address some of these issues.
DLP398	E Ridley	Object				Polesworth and Dordon	Undetailed Plan unfair. Do not want to become a town.	Concerns Noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996.

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DLP398	E Ridley	Object					Lack of detail of infrastructure plans, congestion on A5, B5000 and M42 and in village.	Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues.
DLP398	E Ridley	Object			Brownfield sites		Why are brownfield sites not being used. All about money and local councils. No plans to protect health, schooling and crime with cuts to police stations and hospitals and education. Why are we taking Birmingham's overspill. Increase social housing likely to raise crime rates.	Where available and deliverable brownfield sites will contribute but there are insufficient to address the level of housing and employment need. Local Council cannot control or prevent National Government cuts to local authority services. Requires decision for increase in Council Tax rates to replace that lost from Gov't Central Grant. Affordable housing for local need identified as a key issue. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues. OAHN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. No change proposed.
DLP399	Anthony Mellors	Object				Polesworth and Dordon proposals	Large scale developments will require additional major infrastructure – road, transport, education, health care facilities, open space, playing fields, shops, car parking, public toilets, leisure and community facilities. Congestion already. Will cause traffic problems from the massive increase in vehicular traffic throughout the roads of the villages, on narrow Canal bridges and traffic associated with construction. Also flooding in Polesworth occurs.	Concerns Noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues. Flooding risk will also need to be addressed as part of any application and Policy requires this.
DLP400	John Rowling	Object		LP1, LP2, LP3, LP4, LP5, LP6, LP7, LP8			Keep North Warwickshire a rural area. Spread the housing across the Borough using as many brownfield sites as possible.	Noted. There are insufficient brown field sites within the Borough to deliver the housing need, resulting in the necessity to allocate green field sites. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Most significant development allocations are targeted at the most sustainable settlements in the Borough (outside of Green Belt). Other settlements also have allocations to support need. No change proposed.
DLP400	John Rowling	Object		LP39		Polesworth and Dordon proposals	Insufficient infrastructure to support development on this massive scale. Not enough doctors, dentists, school places or road infrastructure. The proposal to build a road from the A5 to Polesworth will create an A5 bypass diverting significant traffic on the narrow B roads through Polesworth.	Concerns Noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP400	John Rowling				Alternative Options	Between Birch Coppice and J10/M42 and adjoining MIRA allocation	Consider other locations for housing, for example alongside the A5 between Dordon and the M42 junction as well as on the former Birch Coppice site where road links can easily be made to the A5 trunk road. Another area for housing would be to create a new village by the MIRA site close to the proposed employment area. The council should NOT be made to create 4000 houses for overspill from Birmingham.	Noted. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Areas proposed fall within Meaningful Gap or unclear as to specific location. MIRA site noted and is already close to significant development proposed north of Nuneaton. No change proposed.
DLP400	John Rowling	Support		LP40		MIRA	Close to main A5 trunk road.	Noted.
DLP400	John Rowling	Object			IDP		No comments	Noted.
DLP401	Eleanor and Brian Pugh	Object				Polesworth and Dordon proposals	Vast amount of houses in Polesworth would be devastating to the community. A custom built development with its own infrastructure would make more sense.	Concerns Noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy.
DLP401	Eleanor and Brian Pugh	Object					Impact of additional traffic on inadequate roads around Polesworth. Schools oversubscribed. Doctors appointments difficult to access. Congestion along the B5000 and increase the chaos in Polesworth Square. Object to additional area proposed at Robey's Lane site.	Concerns Noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues. No proposal to extend Robey's Lane site into Meaningful Gap at present.
DLP402	Cathy Lyon-Green	Object		LP39		Robey's Lane and Polesworth/Dordon sites	Scale of housing development is completely out of character, notwithstanding difficulties of accommodating with the existing infrastructure. Disastrous effect on the transport system of the area, pinch points already across the borough due to the number of narrow bridges and congestion on existing inadequate road network.	Concerns Noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues.
DLP402	Cathy Lyon-Green	Support		LP40			No comments	Noted.
DLP402	Cathy Lyon-Green				IDP		Main concern is the transport infrastructure. Pressure on existing GP/Health services an issue.	Concerns Noted. Further infrastructure will be delivered through financial contributions to address any issues arising, where necessary and appropriate. Infrastructure is a key issue that is being addressed through the IDP. CCG and Health services consulted and advising Borough as part of Local Plan process. Board Report will address some of these issues.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP403	John Barry	Object			Plan		Unhappy Plan considers Polesworth station 'virtually closed'. With decent service growth in use could be akin Atherton's. Opportunity shouldn't need spelling out to the planners.	Noted. Planners are well aware of issue. Difficult to increase use and services under current privatised system. Fragmentation of service and infrastructure responsibilities mean ability to increase services is out of control of Local Authority. We can encourage and support but not insist, direct or require station services to be provided/improved. Opportunities for improved services are dependant on scale of development proposed, impact on current timetables and willingness of franchise and franchisee's to include opportunity and operators to provide and take on station and service improvements.
DLP403	John Barry	Object	Para 12.1	LP26 LP27			I don't think that the following statement is true in respect of rail services for Polesworth residents; 'Transport, especially in a rural area, gives everyone the means of accessing services and facilities as well as jobs and training. The Core Strategy seeks to maintain and improve public transport links between the Market towns'. There is no firm commitment to improving services to and from Polesworth station. Part of a NWBC wish list that will only materialise if Network Rail or higher authority behest it.	Noted. The para was not making a qualitative statement of existing service, simply stating fact that Transport is means of accessing services. See also previous comment.
DLP403	John Barry	Object		LP39	Settlement Category		The greatest burden of housing allocations is upon the categories 1 and 3 yet the existing infrastructure and future provision as outlined in the IDP will not be adequate.	Concerns Noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Infrastructure is a key issue that is being addressed through the IDP. This is a continual process. Board Report will address some of these issues.
DLP403	John Barry	Object		LP40		Birch Coppices	Hasn't enough development taken place on this site? Expanding beyond should not be necessary	Birch Coppice proposal is a limited expansion compared to previous. Scale and size of employment sites proposed considered appropriate to the settlements position in the strategic hierarchy and to address employment needs. No change proposed.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP403	John Barry	Object			IDP		Disappointed that the provision of a footbridge at Polesworth station is only preferred. Unclear as to purpose. No suggestion that the service will be reinstated or improved	Difficult to increase rail use and services under current privatised rail system. Fragmentation of service and infrastructure responsibilities mean ability to increase services is out of control of Local Authority. We can encourage and support but not insist, direct or require station services to be provided/improved. Opportunities for improved services are dependant on scale of development proposed, impact on current timetables and willingness of franchise and franchisee's to include opportunity and operators to provide and take on station and service improvements. No change proposed.
DLP403	John Barry	Object				Land north of WCML Polesworth.	Would have hoped to see housing development to the North of the railway line with opportunity for road infrastructure improvement to have been considered alongside the HS2 to bridge the river Anker and the WCML, acting as a bypass to Bridge Street. Potentially an opportunity for NWBC to satisfy development decades into the future.	Opportunity noted. HS2 as a national infrastructure project is outside control and influence of Local Authority to persuade the provider to look beyond the sole and immediate needs of delivering the route. Method of delivery is not integrated into or part of County highway authority responsibilities or Local Plan process. Dot direction and commitment to financing of opportunity would be required.
DLP404	Alison Robinson	Object		All Policies			I object to these villages being turned into a town as the services and amenities are already under terrible pressure.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. This is a continual process. Board Report will address some of these issues.
DLP404	Alison Robinson	Object		LP39		Land to east of Polesworth & Dordon	The road infrastructure is already poor. The A5 would require upgrading to a dual carriageway between Grendon and Dordon. The current doctor surgery cannot cope at present.	Noted. Infrastructure is a key issue that is being addressed through the IDP. This is a continual process. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Board Report will address some of these issues.
DLP404	Alison Robinson	Object		LP40	Employment sites		The village is starting to look like an industrial estate and the road infrastructure is not there. A5 would need to be made into a dual carriageway between Grendon & Dordon and the M42 is already on grid lock at in 10 most days - more employment in the area would mean more road/travel misery and pollution for an area already under the doom of HS2.	Noted. Infrastructure is a key issue that is being addressed through the IDP. This is a continual process. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Board Report will address some of these issues.
DLP404	Alison Robinson	Object			IDP		See previous comments	Noted.
DLP404	Alison Robinson	Object					Proforma 6	Response as Proforma 6

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP405	Leigh-Anne Smith	Object			Housing Allocation		Not clear that the level of provision proposed for North Warwickshire from Birmingham HMA shortfall is the most appropriate. 50% of the new housing proposed in Polesworth/Dordon not reasonable or fair. Does not appear evidence that other more logically viable options have been considered. For example Coleshill, much closer to Birmingham, or brownfield site at Birch Coppice.	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Where available and deliverable brownfield sites will contribute but there are insufficient to address the level of housing and employment need. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt.
DLP405	Leigh-Anne Smith	Object			Infrastructure requirements		The road and public transport links to the proposed sites are inadequate, bus services to nearby towns and villages are very limited. Existing congestion will be exacerbated. No plans to fund any additional GP provision or to create a primary care facility. Size and significance of the infrastructure improvements required have not been assessed nor accurate costing produced and therefore it is not clear how costs will be met. This must give significant uncertainty over whether the proposal is actually deliverable. Limited range of local facilities available in the existing settlement and the extremely limited transport connection. This will totally undermine the existing character and community in Dordon and Polesworth	Noted. Infrastructure is a key issue that is being addressed through the IDP. This is a continual process. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Board Report will address some of these issues.
DLP405	Leigh-Anne Smith	Object			Retail		There is no provision in the plans for supermarkets or retail on an appropriate scale.	
DLP405	Leigh-Anne Smith	Object			Employment allocation		Local employment opportunities for new residents are limited. Proposed development would become a dormitory settlement lacking community spirit.	Disagree. Presence of Birch Coppice Business Park, Core42 and Kingsbury Link locally, with Hams Hall, TNT, AIDI regional centres, Carlyon Industrial Estate and MIRA plus allocation nearby provide evidence of existing and future employment availability.
DLP405	Leigh-Anne Smith	Object			Open spaces/ nature reserves/recreation		Impact of the development on the local landscape will be significant, development will be visible from many miles away. The impact on the Anker Valley and its biodiversity will be lost forever. No information on measures to protect Sites of Importance for Nature Conservation. The development will drastically change and damage the landscape and will impact on areas of biodiversity including the area of ancient woodland in addition to HS2 impact.	Concerns noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. Landscape impact will need to be addressed through appropriate landscaping and retention of significant areas of woodland and open space as part of Master plan. HS2 route does not directly impact site to east of Polesworth/Dordon.
DLP406	Yvette Stanley	Object				Polesworth and Dordon proposals	The scale of new housing proposed in this Plan is much greater and increase has not been justified. Other options (e.g. a new settlement) do not seem to have been properly considered.	Noted. Disagree. Growth options considered alternative approaches. Lead in time for establishing a "new settlement" would be too long to address current Development needs; Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstances to be applied to warrant Green Belt release. No change proposed.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP406	Yvette Stanley	Object					Poor public transport links to employment in other cities and towns. Inadequate consideration of other locations for new houses, with better transport links and new employment. Traffic congestion is already a major problem. Congestion and health damaging air pollution will be made worse	Noted. Infrastructure is a key issue that is being addressed through the IDP. This is a continual process. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Board Report will address some of these issues.
DLP406	Yvette Stanley	Object					Scale of the proposed development is out-of- proportion to the size of the villages with limited shopping, leisure, and community facilities which do not compare to that of a true "market town "	Infrastructure is a key issue that is being addressed through the IDP. This is a continual process. Board Report will address some of these issues.
DLP406	Yvette Stanley	Object					Individual character of the two villages will be lost.	Noted. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and relationship of development with existing built area/settlements. Board Report will address some of these issues. Further work is underway on Historic Environment and will help inform Plan. No change proposed.
DLP406	Yvette Stanley	Object					No detailed information about the infrastructure required for a development of this size, what will be delivered or how it will be paid for. The infrastructure needs to be in place first.	Infrastructure is a key issue that is being addressed through the IDP. This is a continual process. Board Report will address some of these issues.
DLP406	Yvette Stanley	Object					Development will result in the loss of a significant area of open countryside, and will be harmful to wildlife habitat, landscape, ancient woodland, trees, and historic or other archaeological features.	Noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting, financial contributions to restore or improve existing ecologies and environments. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. Further work is underway on Historic Environment and will help inform Plan. No change proposed.
DLP406	Yvette Stanley	Object					Constraints - such as flooding, past mineral workings or drains and sewerage	Concerns noted. Proposals will be required to address flooding issues to ensure current run-off is not increased and flood storage and preventative measures will be an integral part of larger proposals.
DLP407	John Winter	Object				Polesworth and Dordon proposals	Will double settlement size with out any infrastructure. The roads are not capable of any more traffic. Schools and doctors will not be able to accommodate development. Existing road network inadequate. Loss of the proposed sites for leisure i.e. walking.	Concern Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas as part of development. No current public right exists to use this area.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP408	Lucy Druce	Object			Transport Issues	Polesworth and Dordon proposals	Impact of additional traffic on existing road network including M42. Lack of train service at Polesworth. Impact on Bridge Street and historic bridges.	Concern Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate.
DLP408	Lucy Druce	Object			Natural and Built environment		Areas of natural beauty and wildlife and open spaces will be lost. Local access to the walks and open space will be lost. Ancient monument and local woods that will be swamped by development.	Noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting, financial contributions to restore or improve existing ecologies and environments. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. Further work is underway on Historic Environment and will help inform Plan. No change proposed.
DLP408	Lucy Druce	Object			Character		Polesworth village status will be lost. Impact on character of village and community.	
DLP408	Lucy Druce	Object			Infrastructure		Inadequate facilities and services to support a market town. Limited education, health services available.	Development will have to address infrastructure needs and impacts through appropriate, necessary on-site delivery or financial contributions through S106 obligations. The IDP addresses infrastructure needs and delivery priorities and approaches. Board Report will address some of these issues. No change proposed
DLP408	Lucy Druce	Object			Cumulative Impact		Impact of surrounding development on Polesworth, including Housing proposals, HS2, area will be enclosed on all 4 sides, making transport, access to local infrastructure and open spaces very difficult	Concern Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Master Plan for proposal will look at opportunity to create or improve community/service centre or open space such as around Hoo Hill and woodland areas as part of development. No change proposed.
DLP408	Lucy Druce	Object			Alternatives		Create new village; Use green belt land to build these new homes; Use existing brown field sites; Extend Coleshill area; reduce number of houses to 200-300 and put south of A5.	Noted. Lead in time for establishing a "new settlement" would be too long to address current Development needs; Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release; There are insufficient brown field sites within the Borough to deliver the housing need; Coleshill lies within Green Belt constraints; OAHN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. No change proposed.
DLP409	John Dukes	Object					Congestion and lack of infrastructure.	Concern Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP410	Timothy Barrs	Object				Land to east of Polesworth & Dordon	Scale unacceptable, out of proportion.  Impacts on the local communities: Infrastructure -- roads, healthcare facilities, schools, drainage etc., social cohesion -- creating an "us and them" situation. Existing infrastructure stretched. Funding for new infrastructure unlikely to happen.	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs.  Concern Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate.
DLP410	Timothy Barrs	Object					Loss of wildlife habitats and green open spaces	Noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments
DLP410	Timothy Barrs	Object					Plan needs to be looked at again. Other options; consider a new stand alone settlement in the borough; reduce the houses North Warwickshire is being asked to take by the surrounding authorities; release some of the green belt land in the southern part of the borough to spread the burden; put in the "Meaningful gap" to take the majority of traffic from development of Polesworth and Dordon away from the villages instead of travelling through them. A natural buffer will be created by the M42 and HS2.	Noted. Disagree. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. Lead in time for establishing a "new settlement" would be too long to address current Development needs. Maintenance of a Strategic Gap between Tamworth and Dordon/Polesworth has been a long term Policy aim of Borough. No change proposed.
DLP411	Jean Mellors	Object				Land to east of Polesworth & Dordon	Large number of houses will be detrimental to area as roads congested. Additional vehicles and traffic at peak times will increase problem	Concerns noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy.
DLP411	Jean Mellors	Object			Flooding		Proposal will increase flooding in Polesworth which already floods regularly.	Noted. Proposals will be required to address flooding issues to ensure current run-off is not increased and flood storage and preventative measures will be an integral part of larger proposals.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP411	Jean Mellors	Object			infrastructure		Large scale development will require significant additional infrastructure, road/transport links, school places, health & community facilities, shops, leisure and community facilities	Concern Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate.
DLP412	Amanda Genge	Object				Land to east of Polesworth & Dordon	Scale not viable. Not a Market town.	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Prior to the Structure Plan the close relationship between the two settlements in Planning terms was recognised by the Polesworth and Dordon Local Plan Brief in 1984 and Local Plan in 1989. The Plan links the two settlements with a continuous development boundary and notes in para 4.19 that "the built up area of Dordon is an indistinguishable continuation of Polesworth southwards".
DLP412	Amanda Genge	Object				Land to east of Polesworth & Dordon	Traffic congestion and pollution. Existing road network will be gridlocked and unsafe.	Concern Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues.
DLP412	Amanda Genge	Object			infrastructure		Infrastructure at limits, schools almost full, GP's stretched and affordable housing not being provided for locals. Previous developments have not delivered.	Concern Noted. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and local or highway authority investment to address any issues arising, where necessary and appropriate.
DLP412	Amanda Genge	Object			Natural impact		Destruction of countryside, loss of access to fields and woods, impact on mental well-being. No benefits to people of Dordon/Polesworth, not in keeping with current state of villages.	Noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. No change proposed.
DLP413	Dr Jacky Chambers	Object					Endorse Parish Council and residents objections.	Noted. (See response to Polesworth and Dordon PC's submissions)

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP413	Dr Jacky Chambers	Object			Strategic Approach & Alternatives		Insufficient evaluation of alternative strategies or options. Green Belt alternatives, new settlement or distribution to include Coleshill not seriously considered. Priority given to Green Belt protection over other Sustainable criteria. Reasons given for approach are spurious and do not reflect potential benefits and opportunities a new settlement has to leverage in infrastructure.	Alternative Strategic Options were considered through the Growth Options paper, which were subject to sustainability appraisal. Reasonable Site Alternatives have also been assessed through the Sustainability Appraisal and published for information/evidence base. Sustainability Assessment also assesses alternative options. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Most significant development allocations are targeted at the most sustainable settlements in the Borough. No change proposed.
DLP413	Dr Jacky Chambers	Object		SA	Sustainability Appraisal	Land to east of Polesworth & Dordon	Challenge the assessment of the site as having a positive impact on a variety of SA objectives (listed). IDP does not include specific measures for positive impact on these objectives.	Concern Noted. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and local or highway authority investment to address any issues arising, where necessary and appropriate.
DLP413	Dr Jacky Chambers	Object		SA	Access to Health Services	Land to east of Polesworth & Dordon	No information on additional requirements for extra health care facilities. Access to existing GP's (which operates a monopoly in Dordon) already difficult. Projected workload from estimated population growth suggest need for additional 3 or 4 GP's. Need to double number of GP's and nursing staff to cope with proposal. Alternative and separate GP practice required within site. This needs to be clarified before Plan agreed.	Concern Noted. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and local or health authority investment to address any issues arising, where necessary and appropriate. Ongoing discussions with health authority underway.
DLP413	Dr Jacky Chambers	Object		SA	Vibrant Communities	Land to east of Polesworth & Dordon	SA not taken account of history, topography and cultural differences between two villages. Investment to create new centre will not be forthcoming, resulting in no real heart or community focus. Sense of living in a village will be lost.	Disagree. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Master Plan for proposal will look at opportunity to create or improve community/service centre or improved facilities as part of development. Board Report will address some of these issues.
DLP413	Dr Jacky Chambers	Object		IDP	Health and Recreation		IDP does not specify how or where health and recreation facilities will be provided. Loss of open countryside and ancient woodland will harm physical and mental health of residents. Nothing can replace loss of existing areas. No specific cycle paths or footpaths proposed to connect to habitats or employment sites. No integral park or shared facility	Concern Noted. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and local or highway authority investment to address any issues arising, where necessary and appropriate. Master Plan for proposal will look at opportunity to create woodland park, green infrastructure links as part of development. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP413	Dr Jacky Chambers	Object			Employment and Skills		Dispute assumptions made in SA. Proposal will not improve employment opportunities or skills. Employment in area is low skilled B8 type, supplied by external labour. Need to travel to access higher paid and skilled employment opportunities.	Disagree. Employment proposals, especially MIRA site, targeting B1/B2 and specialist, high technical engineering/manufacturing and ancillary professional services employment to address this issue. No change proposed.
DLP413	Dr Jacky Chambers				Biodiversity		Threat to ancient woodland and traffic impacts on ecosystems. Should include proposals to create more woodland which the area lacks compared to other boroughs	Noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions. Master Plan for proposal will look at opportunity to create woodland park, green infrastructure links as part of development. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals.
DLP413	Dr Jacky Chambers				MOU		MOU obliges the Borough to find land for unprecedented level of growth. Additional number of households will increase by over a third in Borough. This will increase risk and pressure on Syr land supply, losing control on development. No agreement made with other authorities for mutual obligation to fund infrastructure in the Borough. No public consultation on such growth or option for it.	Noted. OAHN, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need for MOU. The IDP for the Plan provides detail on infrastructure needs and delivery. Further work on the IDP is in progress and will be addressed in the Board Report. Alternative Strategic Options were considered through the Growth Options paper, which were subject to sustainability Appraisal and consulted on.
DLP413	Dr Jacky Chambers	Object			New settlement		The option of a new settlement needs to be considered with urgency and current local plan replaced with more realistic deliverable one.	Noted. Disagree. Growth options considered alternative approaches. Availability of land outside Green Belt limited opportunities to apply to exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall. Lead in time for establishing a "new settlement" would be too long to address current development needs. No change proposed.
DLP414	Mr B Gilbert	Object		LP39	Flooding	Land to east of Polesworth & Dordon	Doubling size of Polesworth/Dordon will impact on flooding, loss of drainage storage capacity, impact on sewerage system, health and safety issue and cost of addressing this.	Concerns noted. Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. The IDP for the Plan provides detail on infrastructure needs and delivery. Further work on the IDP is in progress and will be addressed in the Board Report. Developments will be required to address their sewerage infrastructure needs.
DLP414	Mr B Gilbert	Object		LP39	Infrastructure		Infrastructure impact, GP's, Police, Fire services, schools and roads. Road infrastructure unable to cope with traffic volumes, road safety and air pollution issue.	Concern Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Development proposals will also need to address natural environment impacts and put in place mitigation. No change proposed.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP414	Mr B Gilbert	Object					Other Councils, Coventry and Birmingham should shoulder the need. Even distribution across Borough, not simply Polesworth. Use brownfield and derelict properties.	Noted. Need identified as a result of shortfall of capacity in adjoining authorities. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Most significant development allocations are targeted at the most sustainable settlements in the Borough. Where available and deliverable brownfield sites will contribute but there are insufficient to address the level of housing and employment need. No change proposed.
DLP414	Mr B Gilbert	Support/ Comment		LP40		Birch Coppice	Support employment allocations if no detrimental impact on area.	Noted. Development Management Policies in plan should address impacts.
DLP415	David Butcher	Object				Land to east of Polesworth & Dordon	Change to housing requirement not justified. 158% higher than previous Core strategy. No rationale in evidence base for level of growth.	Noted. Disagree. OAHN based on evidence including 2015 SHMA that Warwick DC Inspector recently accepts and considers to be based on reasonable and soundly based assumptions. Further clarity on housing figure breakdown may be provided. No further changes proposed.
DLP415	David Butcher	Object			Alternative options		Alternative options not adequately considered	Alternative Strategic Options were considered through the Growth Options paper, which were subject to sustainability Appraisal. Reasonable Site Alternatives have also been assessed through the Sustainability Appraisal and published for information/evidence base. Sustainability Assessment also assesses alternative options. No change proposed.
DLP415	David Butcher	Object				Land to east of Polesworth & Dordon	Not suitable or sustainable location due to inadequate transport infrastructure, limited range of local services, impact on landscape and wildlife and setting of Dordon Hall. SA raises significant sustainability issues with site.	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Further work is underway on Historic Environment and will help inform Plan. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. No change proposed.
DLP415	David Butcher	Object					Increase in population to small town and limited public transport will generate car travel to Polesworth/existing settlements.	Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Board Report will address some of these issues. No change proposed.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP415	David Butcher	Object					Road infrastructure in area subject to severe congestion. Major improvements required. No information provided on funding of these. B5000 difficult to improve sat narrow bridge points. Additional impact from Robey's Lane site also.	Concerns noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. No change proposed.
DLP415	David Butcher	Object			IDP		Insufficient details in IDP to enable development to proceed. Substantial infrastructure requirements listed for information. Not clear site is deliverable. No costings for substantial infrastructure requirements listed apart from Education. Without these issues being resolved development may proceed without ability to deliver essential infrastructure.	Concerns Noted. Issues being addressed through the IDP. This is a continual process. Issue of funding will also be addressed in Board report. Ongoing discussions underway with services, infrastructure providers and agencies to identify funding sources, opportunities and timing where necessary. As situation clarified this will be reflected in updates to the IDP.
DLP416	Mr G L Brierley	Object					Scale of development, impact on rural setting, impact on wildlife. Increase traffic on overloaded roads/A5. Infrastructure cannot cope.	Concerns noted. Scale of development proposed considered appropriate to the settlements position in the strategic hierarchy. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Infrastructure and service investment issues being addressed through the IDP and contribution by Development. Impact on wildlife will be addressed by Development Management Policies in Plan. Board Report will address some of these issues. No change proposed.
DLP417	Andrew Leonard and Maria Pawliw	Object				Sites in Polesworth & Dordon	Brownfield sites available in Birmingham/Coventry. Focus on Dordon/Polesworth unreasonable. No clear rationale. Alternative proposals given no serious consideration. What about other cat 1 settlements. Demand is generated from outside Borough.	Noted. There are insufficient brown field sites within the Borough or adjoining authorities to deliver the housing need. Duty to Cooperate requirements and pressure from both commercial and residential development needs mean pressure for development cannot be avoided. Alternative Strategic Options were considered through the Growth Options paper, which were subject to sustainability appraisal. Reasonable Site Alternatives have also been assessed through the Sustainability Appraisal and published for information/evidence base. Sustainability Assessment also assesses alternative options. No change proposed.
DLP417	Andrew Leonard and Maria Pawliw	Object					Road and public transport links poor. Congestion at peak times. Lack of public transport services. Huge increase in traffic will impact on infrastructure that is difficult to improve.	Concerns noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and work is ongoing to inform IDP and site proposal requirements. Board Report will address some of these issues. No change proposed.
DLP417	Andrew Leonard and Maria Pawliw	Object					No local supermarkets or main retail service. Limited employment opportunities locally, will create dormitory development.	Concerns noted. Large strategic site will need to address any retail service need and provides opportunity to improve current provision. Significant employment opportunities considered available locally at Birch Coppice and elsewhere in Borough and adjoining major settlements. No change proposed.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP417	Andrew Leonard and Maria Pawliw	Object					Proposals will merge Dordon and Polesworth into one town with no local facilities or amenities. Impact on GP services, how will these be funded?	Scale of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. No change proposed.
DLP417	Andrew Leonard and Maria Pawliw	Object					Significant impact on visual and historic landscape. Impact on sites of natural importance, Ancient Woodland and loss of valuable agricultural land.	Noted. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. Landscape impact will need to be addressed through appropriate landscaping and retention of significant areas of woodland and open space as part of Master plan. Proposal and Reasoned Justification text may be clarified and Board Report will address some of these issues.
DLP417	Andrew Leonard and Maria Pawliw	Object					No costings available for majority of infrastructure requirements, no solutions to how they will be met/funded. Viability issue runs risk development may proceed without providing infrastructure.	Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. No change proposed
DLP418	Margaret Henley	Object				Polesworth and Dordon proposals	Piecemeal development generating traffic problems, pollution. Impact on vistas and Alvecote woodland and Priory site.	Noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Impact on existing assets will be addressed by Development Management Policies in Plan. Plan should be read as a whole. Board Report will address some of these issues. No change proposed.
DLP418	Margaret Henley	Object			Infrastructure		Services under pressure. Need for better road/transport links, education provision, health and dental facilities to be provided in place before development allowed..	Noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Infrastructure and service investment issues being addressed through the IDP and contribution by Development. This is a continual process. Board Report will address some of these issues. No change proposed.
DLP418	Margaret Henley	Object			Natural and built heritage		Impact on woodland and Hoo heritage. Need to be protected and conserved. Loss of access to Greenspace and loss of ancient landscape.	Noted. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Further work is underway on Historic Environment and will help inform Plan. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. No change proposed.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP418	Margaret Henley	Object				Garden village/town option	More consideration for delivering housing requirements through Govt's garden village approach or wider distribution between existing settlements in Borough.	Noted. Alternative Strategic Options were considered through the Growth Options paper, which were subject to Sustainability Appraisal. National Green Belt constraints limit options for spreading development across Borough settlements; hence focus on the area outside Green Belt. Most significant development allocations are targeted at the most sustainable settlements in the Borough (outside of Green Belt). No new Garden Village sites put forward that would address housing requirement. No change proposed.
DLP418	Margaret Henley	Object			Village amalgamation		Negative impact of amalgamating two distinct villages and environments. Scale of development out of proportion to either and limited shopping, leisure and community services available. Greater availability of services/facilities in Atherstone and Coleshill.	Noted. Scale of development proposed considered appropriate to the settlements position in the strategic hierarchy. These are considered the most sustainable locations and areas with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Prior to the Structure Plan the close relationship between the two settlements in Planning terms was recognised by the Polesworth and Dordon Local Plan Brief in 1984 and Local Plan in 1989.
DLP418	Margaret Henley	Object			Village amalgamation		Continued.	Continued from above: The Plan links the two settlements with a continuous development boundary and notes in para 4.19 that "the built up area of Dordon is an indistinguishable continuation of Polesworth southwards". Plan does allocate significant number of sites at other main and service settlements in Borough, outside of Green Belt constraints. No change proposed.
DLP418	Margaret Henley	Object			Birmingham needs		Concerned over agreement to take 4000 Birmingham need is to detriment of borough. Leapfrogging of Green Belt into non-green-belt impact. Why no requests to Leicestershire to accommodate some of need.	Noted. Agreement made as part of Duty to Co-operate. North Warwickshire falls wholly within Birmingham HMA. Leicestershire area not within Birmingham HMA so no request possible.
DLP418	Margaret Henley	Object			Housing		Aware of increasing elderly population. Should be making it easier for older people to downsize. Borough needs to assess needs of older population	Information is available to assist with the provision of alternative accommodation for older people. This will be supplemented by further work where possible.
DLP418	Margaret Henley	Object			Heritage		Concerned at the lack of protection given to the historic environment. Important historical landscape. E.g. Loss of ridge and furrow in Austrey. Rich in medieval landscapes, ancient views and vistas, roman sites, Anglo-Saxon sites, ancient barns, hollow ways, sunken roadways and ridge and furrow field patterns to name a few. Loss chapels and houses linked to renowned personages such as Michael Drayton and the original Quaker meeting house at Harthill. All need protecting.	Further work is being carried out on the historic environment

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP418	Margaret Henley	Object	10.11				Many of our wonderful buildings falling into such disrepair that fear many will become unsavagable. E.g. Bramcote Hall, Cruck Cottage Warton and white cottage by Hams Hall Environmental Centre. A proper survey of older buildings needs to be undertaken and plans put in place to secure their future.	The Borough Council will explore this work when resources permit.
DLP418	Margaret Henley	Object			Heritage		Developments must be subject to detailed assessments of possible heritage features. Need to conserve these assets should planning be refused. Any assessment should be completed by a qualified conservation architect or qualified environmentalist to ensure everything is identified and recorded in the correct way.	Issue noted
DLP418	Margaret Henley	Object		LP15			Concern where policy refers to "where a proposal would result in partial or total loss of a heritage asset or its setting the applicant will be required to secure a programme of recording and analysis of that asset and archaeological excavation where relevant and ensure the publication of that record. This is tantamount to giving developers a carte blanche to destroy our rich heritage. Any development that destroys an asset or its environment should be refused. Need to protect what we have. Archaeology is not the answer as it seeks to destroy which it seeks to explain.	A blanket ban will not be possible. However the historic environment is important and where possible will be retained.
DLP418	Margaret Henley	Object			Landscape		NW is part of the Arden landscape with all its variables and vibrant history including woodland tracts, farmsteads, abandoned settlements, sunken road ways and hollow ways together with buildings and sites already known. Vital we protect these for the future. Limit building in the non-green belt to the needs of Borough with some scope to assist neighbours but not in the large numbers proposed and also not to detriment of the uniqueness of the historical landscape.	Issue noted but the need for homes means that land will be taken for development. However the impact of the developments will be mitigated wherever possible.
DLP419	Janis Kind	Support			Local Plan		No comments	
DLP419	Janis Kind	Object				Polesworth / Dordon	Concerned at large number of houses. Understand that no detailed planning at this stage but it will create around 6000 extra cars. Current roads, especially A5, need to be significantly improved before work starts. Only sports recreation is mentioned no reference to arts, music, libraries, etc. Serious lack of single person accommodation - will this be addressed? Decent affordable housing is promised but what guarantees to stop people from buying to let. Social housing needed but not large estates as formerly. Will developers be compelled to build and not buy and sit on it until the price rises? How will people on new estate be integrated into current village - not just be a dormitory. Could end up being us and them. Unclear how much of existing natural environment will be kept i.e. Dordon Wood.	Concerns and issues noted. Further infrastructure will be delivered through financial contributions and work is ongoing to inform IDP and site proposal requirements. Board Report will address some of these issues.

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP420	Donna Watts	Object				Polesworth / Dordon	<p>Will put forward personal perspective and hope you will take account of this. I moved to Dordon from Birmingham 4 years ago as no green spaces, failing school and waiting for two weeks for a doctors appointment. Wanted a better life for our children so moved to Dordon. Lovely parks and walks. Birchwood Primary has highest OFSTED rating. Coming down Long Street you could look over to the field with sheep grazing. Noticed changes over last four years to area - increased traffic, difficulty getting out of Long Street. Worry about pollution. Large distribution units instead of grazing sheep. Houses dwarfed by structure. More traffic when units occupied. More delays by new traffic lights on A5. Concern that no proper study to understand traffic impacts of HS2. A5 not fit for purpose. I will be one of the local residents having to sit in traffic whilst A5 breaks. No foresight to get this sorted. May have houses to live in but what a miserable life with no green spaces to play in, overcrowded and underfunded public services. Beautiful wildlife in the area of the</p>	<p>Concerns and issues noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues.</p>
DLP420	Donna Watts	Object				Polesworth / Dordon	<p>Continued from above: proposed development. To ring fence Bluebell woods with a concrete development is a travesty. See no benefit to residents. Will only put more strain on to already creaking infrastructure. Villages merged into to one large soulless housing development. Why have we</p>	<p>as above</p>
DLP420	Donna Watts	Object				Polesworth / Dordon	<p>Continued from above: agreed to take so much Birmingham overspill? NW is beautiful and recommend that you take a trip to Birmingham and why so many people moving out without a backward glance. Exactly the same reason why the local plan should not go ahead.</p>	<p>as above</p>
DLP421	Brian Wilson (Secretary) Dunn's Pool	Object				Polesworth / Dordon	<p>On behalf of Dunn's Pool Syndicate which owns 10.5 acres to east of proposed development. Objection relates to development on top of water table which feeds our pool with a natural spring. Need a guarantee that it will not be affected. Increased risk of trespass. Water and views will bring adults and children which is dangerous as the pool is deep and brings risk of drowning. Many rare species of wild flowers growing, butterflies, wild birds, small deer and newts, etc. Be a shame to lose our natural countryside due to housing nearby.</p>	<p>Objection and concerns noted. Retention of the pool is an important point which will be considered further.</p>
DLP422	Lee Lloyd	Object				Polesworth / Dordon	<p>Too many houses for our small villages with no infrastructure put in place. Will damage our environment and wildlife. Schools already have a waiting list. Have to wait for an appointment at local doctors. Our roads can not cope. Our small bridges already under strain from HGV's from the St Leonard's development. In our road we have to deal with flooding after rain and sewage repeatedly gets blocked. Loss of trees and hedgerows will be a massive loss - we have buzzards, barn owls, sparrow hawks and newts and toads. Rush hour traffic horrendous - new factories will only bottleneck the roads.</p>	<p>Objections and issues noted</p>

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP423	Karen Cosgrove	Object				Houses in Polesworth and Dordon, including Robey's Lane	Lived in Polesworth for over 50 years. Village admired by many especially its setting alongside the woodland and countryside. Lots of my family still live there and I would love to move back but proposals will destroy the village life forever. Enjoy the walks being destroyed. Urge you to reconsider. No infrastructure in your plans for schools, roads, or other community services. 200 houses in Polesworth will increase flooding. For me it is the destroying of the green space which is most important. Please listen to villagers - do not destroy their countryside. It will have a devastating impact on their lives for many years to come.	Objections and issues noted
DLP424	Martin Etheridge	Object					Object to local plan for Polesworth and Dordon because the proposed area is not in keeping with the context or scale of the local area. Previous housing development strategies for the area have not been changed or adapted to accommodate the significant increase in housing. This has led to a plan that is of a density inappropriate for the area and unsustainable. Will cause additional traffic problems and safety issues. A5 is already congested between Grendon, M42 J 10 and Glascoate. B5000 restricted by two listed canal bridges and a busy cross roads at Bridge Street. Negative impact on local natural environment and result in significant damage to areas of conservation. Whilst woods not included in the built development they require space around them. Government and Woodland Trust call for a restriction around woodlands. Taking HS2 into consideration which will run through Pooley and Kingsbury Country parks reducing the number and quality of natural areas.	WWWT have advised that a 50m buffer is required around the ancient woodland. Additional areas / corridors will also be a key part of the development of the area. Objections and issues noted
DLP424	Martin Etheridge	Object					Continued: Should be preserving and protecting what we have. Walk between Church Lane, Dordon and Common Lane, Polesworth (also known as Coffin Way) and surrounding fields use by 1000's of dog walkers, ramblers and leisure walkers. Developing here will have a negative impact on well being and quality of life. Fell extremely angry and frustrated at lack of forethought and planning.	As above
DLP425	Lynn Green	Object				Houses in Polesworth and Dordon	Strongly object to 3000 new houses in Dordon and Polesworth on the basis of 1. loss of woodland and wildlife; 2. increase in traffic and pollution; 3. effect on village life; 4. roads, schools, healthcare, community services not able to cope and 5. serious consideration of a new settlement. Born and live in Dordon all of my life. It is a village and we want to retain our village status and way of life. By building taking away fields, woodland and wildlife. Hearing bird song is a beautiful thing. Taking this and a place to dog walk away. Regularly run down Church Road and Durns Lane to either Grendon or Polesworth. This will affect my leisure time and unwind from the stresses of work. These lanes are currently quiet and cannot cope with more traffic. It will make it hazardous and more air pollution. Roads especially Long Street and A5 are a current traffic problem. Already congested. How will any investment take away from this. Want our villages to remain as villages.	Objections noted. Scale of development proposed considered appropriate to the settlements position in the strategic hierarchy. These are considered the most sustainable locations and areas with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996.
DLP425	Lynn Green	Object				Houses in Polesworth and Dordon	Continued: Should be considering a new settlement elsewhere away from North Warwickshire because all of the investment needed to make the settlements cope. Schools, health facilities, leisure, shops and community facilities all needed. Development out of scale with our villages.	As above

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REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP426	Judith Tattersal		3,6 page 12		Infrastructure		Infrastructure is the most important part of any new development. Without the correct infrastructure the quality of life for everyone will be poorer. An example of this Amington Fields where there is a single road access and no bus service, shop or school. The original plan was to put a road out to Ashby Road which the developers have pulled out of as it is too expensive. Need to join up between the different authorities.	Issue of infrastructure noted. Further infrastructure will be delivered through financial contributions and work is ongoing to inform IDP and site proposal requirements. Board Report will address some of these issues. No change proposed.
DLP426	Judith Tattersal		LP5 / Site allocation page 84		Meaningful Gap		On the proposals map it states that the separate identities of Polesworth / Dordon and Tamworth must be maintained thus any development east and west of Robey's Lane must be small in scale. Proposals for 1100 houses is not small in scale. Trees on the mound must be retained and built in such a way that there is a clear view of them and of the Anker Valley and beyond. The 500 houses to east of Robey's Lane would be further encroachment into the Meaningful Gap. Ancient woodland and extensive wild flower meadow would be a serious risk from pollution and invasion. Cats will predate the vole population which is the food of resident owls. Increased dog walking is also likely.	Only land to the east of Robey's Lane is shown on the maps as being within the Meaningful Gap. The 500 units to east of Robey's Lane is a current planning application and not a proposed site allocation. WW1 and WCC Ecology will be consulted to advise on implications on the area.
DLP426	Judith Tattersal		LP235 / LP28		Traffic		Traffic is considerable no and building more houses will create grid lock. Until there is a return to public transport it will continue to increase. Not only issues on B500, A5 and M42 there will be issues in Alvecote and Shuttington. Narrow canal, river and railway bridges. Cottages in Alvecote are so close to the road - it will be dangerous.	Issues noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues.
DLP426	Judith Tattersal				Flooding		Flood management along Shuttington Road and Polesworth Road will be important as these roads have been blocked for several days.	Issue noted. Proposals will be required to address flooding issues to ensure current run-off is not increased and flood storage and preventative measures will be an integral part of larger proposals.
DLP426	Judith Tattersal		page 59		Travel Plans		If development at Robey's Lane is approved then important that transport facilities for the village of Alvecote are considered. A poor service since 2011. It is a 45 mins journey from Tamworth	Issue noted
DLP426	Judith Tattersal		LP26		Stations		Beneficial if south bound platform and footbridge were reinstated at Polesworth Station. Link to local bus services.	Issue noted
DLP426	Judith Tattersal		LP38				Alvecote has previously missed out on gas and the water supply is still dependent on fragile pipe work. This continues with poor broadband and poor reception.	Issue noted
DLP427	Derek Tattersal				Roads		Roads are an issue. Need to get a number of people to travel on the roads to understand if developments will cause problems. This would enable testing of the roads prior to the houses being built. Houses won't be demolished once they are up. Monitor the results and if no unreasonable problems then people's fear will be groundless.	Can fully understand the sentiment of trialling the roads with a number of additional vehicles. However this is not practical but the transport modelling should provide the same information.

# North Warwickshire Draft Local Plan Representations

REF	NAME/ORGANISATION	SUPPORT/OBJECT	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	SITE	COMMENTS	PROPOSED RESPONSES
DLP427	Derek Tattersall	Support			Environment		Meaningful Gap must have hailed as very enlighten and a welcome measure when introduced. With increased population and need for more breathing space it is even more relevant than it was before. If a "meaningful gap" can become meaningless gap for administrative convenience, how long can the Green Belt last? The gap is our Green Belt regardless of its cleverly worded name.	Support for Meaningful Gap noted
DLP427	Derek Tattersall				Environment		Wildlife areas including Meadows and Ancient Woodland need to be joined up and not by roads or hard pavements. Extra pollution can degrade the environment. On the ground studies must be carried out.	Noted - linkages will be made between sites wherever possible.
DLP427	Derek Tattersall						The lengthy document stresses that all aspects are inter-related. Unrealistic to expect all aspects to be satisfied 100% but key issues of environment and infrastructure can not be traded off against anything. Environment cannot be replaced and infrastructure cannot be achieved.	Noted
DLP427	Derek Tattersall					Land off Robey's Lane	At least half of the land in phases 1 and 2 should remain open.	Noted - open spaces will be considered as part of a planning application.
DLP427	Derek Tattersall		5.5				Many gas boilers are extremely inefficient. Extractor fans suck in cold air while pumping out warm air should be outlawed. Solar PV and water heating should be standard.	Issues noted but too detailed for Local Plan.
DLP427	Derek Tattersall		5.13				Reducing impact of traffic on environment sounds good but smacks of being insincere. The current unsatisfactory situation could be made many times worse with no solution in prospect.	Comment noted
DLP427	Derek Tattersall		6				Sustainable development requires roads. Not credible to put development first and then the road.	Concern noted and will endeavour to get any highway improvements at the earliest opportunity.
DLP427	Derek Tattersall		7.1 - 7.15, 7.19				New towns must be considered. Why put this off?	Issue of new settlement considered in board report
DLP427	Derek Tattersall				HS2		HS2 will destroy innumerable building plots, wildlife, agricultural land, ancient and new woodland for no benefit. Government needs to cut its losses and scrap HS2 to free up enough money to ensure excellence in building for the next generation.	The policy behind the building of HS2 is not one that is relevant to the Local Plan.
DLP427	Derek Tattersall		1.9		SA		SA leaves the door open to carry on regardless of environmental and quality of life values in the light of increasing development pressures. Pressures are man-made, artificial and can be moved.	The SA is only one part of looking at where development will be delivered but highlights important considerations that should be taken into account.

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DLP428	Steven Iredale	Support					Strongly in support of proposals in draft plan. It is better to plan for the housing rather than having them imposed on the area. In favour of more building and in favour of substantial improvement the proposed plan will bring. Family has long history of living in Polesworth and would like to go back. Surely clear that new road urgently required especially for those travelling on Long Street Dordon. Proximity of area to some of the best road networks has enabled it to propose in a way that many former mining areas have not. Proposed school, healthcare and other facilities seem to be very sensible additions to an area both to needs of local residents as well as future generations.	Support welcomed.
DLP429	Paul Thompson	Object		LP39 and IDP			Object to number of houses in the Grendon, Polesworth and Dordon areas. Before houses are built need investment in roads and local services. A5 not improved when business and distribution centres built. Drainage and sewers need upgrading. Problems of flooding along A5 due to stopping of maintenance of drains.	Concerns noted. Proposals will be required to address flooding issues to ensure current run-off is not increased and flood storage and preventative measures will be an integral part of larger proposals.
DLP430	Julie Stansfield and Gordon Stansfield	Comment		LP39		Land south of Coleshill Road, Anasley	Trust that the allotments will not be used for housing and the current allotments can continue to be enjoyed by the community	Will look to either protect in situ or retain the same amount of allotment land in the locality
DLP431	Chris and Angela Baines	Object					Object to the overall numbers from other areas - 3790 from Birmingham, 540 from Coventry and 500 from Tamworth. The rural nature of the Borough is very important. The Borough faces development pressures from all sides. Given that the Meriden Gap will be built on it is even more important that North Warwickshire is the gap. HS2 will only benefit the cities and not logical to divert housing to NW when it is a loser of HS2 gamble. The amount of housing from Birmingham is also as much as for the indigenous population so is unbalanced and unsustainable. Birmingham boasts being the greenest city in Europe but NW is car dependent and so the only sustainable option is for Birmingham to meet its own needs.	Unfortunately the surrounding urban areas require assistance in delivering housing.
DLP431	Chris and Angela Baines	Object		LP2			Policy is not rationally being implemented to direct development to market towns. Polesworth and Dordon are two villages and two separate communities. Neither benefits from the services that would reasonably be expected in a market town. No bank, no building society, no supermarket, no proper train service and poor bus services. To supposedly house people from Birmingham who are used to such "luxuries" is unreasonable and illogical. Allocating development to Polesworth and Dordon represents an excessive rate of growth which is unsustainable in terms of environment, transport and transport.	The settlement hierarchy is within the 2006 Local Plan and the 2014 Core Strategy. It is based on sound evidence of size of settlement and the range of services and facilities. As part of the consultation process further information is being collected.
DLP431	Chris and Angela Baines	Support				PS182 - Warton	Support the Council in not allocating this site for development. However if it does come forward we would point out the following: 1. site faces on to Church Road; 2. site extends back as far as dwellings 32, 30 and 28 Church Road; 3. development boundary of Warton does not include the additional plot of land bought by each of these houses; and 4. development should face on to Church Road and not infill to the rear.	Support noted.

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DLP431	Chris and Angela Baines	Object			IDP		Have little faith that those items listed in IDP will be upheld by Inspectorate, the Secretary of State or developers. Requests do not go far enough - improvements needed on B5000 and especially the junction at the Square. This is also used by other villages where development is proposed. Fail to mention Whitehouse Road, Dordon. Also affected by increased pupil numbers. Also no mention of HS2 and its impact on A5 / M42.	The final STA is awaited and this will address in more details issues of B5000 / A5 / M42.
DLP432	Aldi		Proposals Map				Correction to housing allocation at Holly Lane to show employment land allocation	Amendment to Proposals Map required
DLP433	Client of Howkins & Harrison			LP39 / LP40		Land at south of Gilsion, Coleshill	Seeking either housing or employment use on around 88 acres of land (35.6 hectares) to the west of A446 and south of Gilsion Road, Gilsion some of which will be affected by HS2 and other by seasonal flooding.	Site is in the Green Belt. It jumps the A446 which is a clear defensible boundary. No change
DLP434	Mr and Mrs McEvoy			LP39		Land south of Watling Street, Grendon	Would like land of around 1.5 to 2 acres at Greenacres to be considered for development. This land does not flood	This land is to the south of the A5 and so separate from the housing allocation to the north. This land may be required for future road improvements.
DLP 435	Valerie Murray			LP39		White Gables to the north of A5 adjoining proposed housing allocations	Request to include land at White Gables in the east of Polesworth and Dordon allocation	Amend site boundary
DLP 436	Mr Taylor			LP39		Transport yard to the north of A5 adjoining proposed housing allocations	Request to include land at Taylor's Yard in the east of Polesworth and Dordon allocation	Amend site boundary
DLP 437	Beverley Harlow			LP39		Woodpark Farm Cottage to the north of A5 adjoining proposed housing allocations	Request to include land at Woodpark Farm Cottage to the east of Polesworth and Dordon allocation. Or the site could potentially be used for self build or custom build coming forward separately.	Amend site boundary to include site. Access to this site would need to be through the proposed allocation.
DLP 438	Mr M Wakil			LP40		Land to the rear of Grimstock Country House Hotel fronting on to A446	Request to allocate land for employment uses. The site sits between the A446 and the Grimstock Hotel. It lies between the tyre depot to the south and a dwelling to the north which front on to the A446.	The site lies within the Green Belt and would involve development to the west of A446.

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REF	NAME / ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Responses
DLP 439	Neil Sansom	Object					Proforma 1	Response as Proforma 1
DLP 440	Unknown (cant read)	Object					Proforma 1	Response as Proforma 1
DLP 441	Mrs S A Danks	Object					Proforma 1	Response as Proforma 1
DLP 442	Samantha Guild	Object					Proforma 1	Response as Proforma 1
DLP 443	Paul Smith	Object					Proforma 1	Response as Proforma 1
DLP 444	Mary A Davies	Object					Proforma 1	Response as Proforma 1
DLP 445	C Bagnall	Object					Proforma 2	Response as Proforma 2
DLP 446	B Stubbs	Object					Proforma 2	Response as Proforma 2
DLP 447	Mrs J Holloway	Object					Proforma 2	Response as Proforma 2
DLP 448	Helen Jabra	Object					Proforma 2	Response as Proforma 2
DLP 449	K Bartlam	Object					Proforma 2	Response as Proforma 2
DLP 450	Miss Donna Douglas	Object					Proforma 2	Response as Proforma 2
DLP 451	Kelvin Brown	Object					Proforma 2	Response as Proforma 2
DLP 452	Maurice Alcock	Object					Proforma 2	Response as Proforma 2
DLP 453	Dionne Martin	Object					Proforma 2	Response as Proforma 2
DLP 454	Phillip Shelton	Object					Proforma 2	Response as Proforma 2
DLP 455	Mrs Josephine Webb	Object					Proforma 19	Response as Proforma 19
DLP 456	Unknown (cant read)	Object					Proforma 2	Response as Proforma 2
DLP 457	Michelle Gray	Object					Proforma 2	Response as Proforma 2
DLP 458	Matasha Moore	Object					Proforma 2	Response as Proforma 2
DLP 459	B J Tweed	Object					Proforma 2	Response as Proforma 2
DLP 460	Mr Martyn Phillips	Object					Proforma 2	Response as Proforma 2
DLP 461	N D Murray	Object					Proforma 2	Response as Proforma 2
DLP 462	Mr M & Mrs E Houghton	Object					Proforma 2	Response as Proforma 2
DLP 462	Mr M Houghton	Object					Proforma 18	Response as Proforma 18
DLP 463	Mr S & Mrs B M Stokes	Object					Proforma 2	Response as Proforma 2
DLP 464	Linda Cresswell	Object					Proforma 2	Response as Proforma 2
DLP 464	Linda Cresswell	Object					Proforma 8	Response as Proforma 8
DLP 465	D L Rowley	Object					Proforma 2	Response as Proforma 2
DLP 466	Mr E McGinley	Object					Proforma 2	Response as Proforma 2
DLP 466	Mr E McGinley	Object					Proforma 17	Response as Proforma 17
DLP 467	F G Simpson	Object					Proforma 2	Response as Proforma 2
DLP 467	F G Simpson	Object					Proforma 17	Response as Proforma 17
DLP 468	Lesley Johnson	Object					Proforma 2	Response as Proforma 2
DLP 468	Lesley Johnson	Object					Proforma 17	Response as Proforma 17
DLP 469	Mr G Johnson	Object					Proforma 2	Response as Proforma 2
DLP 469	Mr G Johnson	Object					Proforma 17	Response as Proforma 17
DLP 470	Laura Swain	Object					Proforma 2	Response as Proforma 2
DLP 470	Laura Swain	Object					Proforma 17	Response as Proforma 17
DLP 471	A J Ward	Object					Proforma 2	Response as Proforma 2
DLP 471	A J Ward	Object					Proforma 8	Response as Proforma 8
DLP 471	A J Ward	Object					Proforma 17	Response as Proforma 17
DLP 472	J Dalloway	Object					Proforma 2	Response as Proforma 2
DLP 472	J Dalloway	Object					Proforma 17	Response as Proforma 17

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DLP473	Mr Michael Byrne	Object				Proforma 2		Response as Proforma 2
DLP474	Gary Brittle	Object				Proforma 2		Response as Proforma 2
DLP474	Gary Brittle	Object				Proforma 17		Response as Proforma 17
DLP475	CA Kulik	Object				Proforma 2		Response as Proforma 2
DLP476	Alison West	Object				Proforma 2		Response as Proforma 2
DLP477	Mr Paul Langman	Object				Proforma 2		Response as Proforma 2
DLP478	Unknown (cant read)	Object				Proforma 3		Response as Proforma 3
DLP479	Owen Carvall	Object				Proforma 3		Response as Proforma 3
DLP480	Roy Chetwynd	Object				Proforma 3		Response as Proforma 3
DLP481	Levente CSULAK	Object				Proforma 3		Response as Proforma 3
DLP482	L Allen	Object				Proforma 3		Response as Proforma 3
DLP483	S Davies	Object				Proforma 3		Response as Proforma 3
DLP484	Haynes	Object				Proforma 3		Response as Proforma 3
DLP485	ANNETTE Harrison	Object				Proforma 3		Response as Proforma 3
DLP486	Margaret Orton	Object				Proforma 3		Response as Proforma 3
DLP487	S Hall	Object				Proforma 3		Response as Proforma 3
DLP488	David D Sales	Object				Proforma 3		Response as Proforma 3
DLP488	David D Sales	Object				Proforma 3	Over the years the traffic on Long Street has got worse to the point it cannot take the traffic that this proposal will bring - at least 4,000 cars. Lorries thunder past our door (less than 6 feet away from it) and traffic is often at a standstill trying to get on to the A5. Chocking from the fumes. Lorries mount the pavement to get through - someone will get killed on Long Street if nothing is done to reduce the traffic never mind increasing it. New build will take away open fields for dog walking and rambling. Most traffic uses Long Street to get on to the M42 - part of the answer would be to have access and exit on to the M42 on to the B5000 and this would take an awful lot of traffic away from Long Street.	Objections and issues raised noted.
DLP489	J Clamp	Object				Proforma 3		Response as Proforma 3
DLP490	S A Garratt	Object				Proforma 3		Response as Proforma 3
DLP491	Charlie Clarke	Object				Proforma 3		Response as Proforma 3
DLP492	W G Eastoe	Object				Proforma 3		Response as Proforma 3
DLP493	Kerry Ridley	Object				Proforma 3		Response as Proforma 3
DLP494	Susan Croome	Object				Proforma 3		Response as Proforma 3
DLP495	J Blower	Object				Proforma 3		Response as Proforma 3
DLP496	M Dryhurst	Object				Proforma 3		Response as Proforma 3
DLP497	Mr Stanley Richardson	Object				Proforma 3		Response as Proforma 3
DLP498	Keith Blincoe-Allsop	Object				Proforma 3		Response as Proforma 3
DLP499	J E E Deeming	Object				Proforma 3		Response as Proforma 3
DLP500	Emma Deegan	Object				Proforma 3		Response as Proforma 3
DLP501	Mr & Mrs Hildreth	Object				Proforma 3		Response as Proforma 3
DLP502	Mrs D Norris	Object				Proforma 3		Response as Proforma 3
DLP503	E Wood	Object				Proforma 3		Response as Proforma 3
DLP504	Ivy Wallbank	Object				Proforma 3		Response as Proforma 3

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DLP505	Mrs A Mason	Object					Proforma 3	Response as Proforma 3
DLP506	Iris Harvey	Object					Proforma 3	Response as Proforma 3
DLP507	Mr V Hall	Object					Proforma 3	Response as Proforma 3
DLP508	Tracey Ellis	Object					Proforma 3	Response as Proforma 3
DLP509	Mrs M Albrighton	Object					Proforma 3	Response as Proforma 3
DLP510	Mrs W Charlton	Object					Proforma 3	Response as Proforma 3
DLP511	Mandy Rathbone	Object					Proforma 3	Response as Proforma 3
DLP512	Carole Stonehouse	Object					Proforma 3	Response as Proforma 3
DLP513	Mrs Orton	Object					Proforma 3	Response as Proforma 3
DLP514	Alan Sheriff	Object					Proforma 3	Response as Proforma 3
DLP515	Paul Ray	Object					Proforma 3	Response as Proforma 3
DLP516	Julie Hicks	Object					Proforma 3	Response as Proforma 3
DLP517	L Jones	Object					Proforma 3	Response as Proforma 3
DLP518	Lynne Shelton	Object					Proforma 3	Response as Proforma 3
DLP519	Debbie Hancock	Object					Proforma 3	Response as Proforma 3
DLP520	Sharon Moores	Object					Proforma 3	Response as Proforma 3
DLP521	Margaret M Deakin	Object					Proforma 3	Response as Proforma 3
DLP522	Karl Stait	Object					Proforma 3	Response as Proforma 3
DLP523	M Bullivant	Object					Proforma 3	Response as Proforma 3
DLP524	P Shea	Object					Proforma 3	Response as Proforma 3
DLP524	P Shea	Object					Proforma 21	Response as Proforma 21
DLP525	Samantha Oxley & Mark Jones	Object					Proforma 3	Response as Proforma 3
DLP526	K Baulsridge	Object					Proforma 3	Response as Proforma 3
DLP527	Mrs B Woodhouse	Object					Proforma 3	Response as Proforma 3
DLP528	L W Hendy	Object					Proforma 3	Response as Proforma 3
DLP529	Richard Evans	Object					Proforma 3	Response as Proforma 3
DLP530	J Marshall	Object					Proforma 3	Response as Proforma 3
DLP531	Mr D Gilbert	Object					Proforma 3	Response as Proforma 3
DLP532	J Drummond	Object					Proforma 3	Response as Proforma 3
DLP533	Andrew Smith	Object					Proforma 3	Response as Proforma 3
DLP534	Shirley Meer	Object					Proforma 3	Response as Proforma 3
DLP535	Siedah Thompson	Object					Proforma 3	Response as Proforma 3
DLP536	Alina Newton	Object					Proforma 3	Response as Proforma 3
DLP537	Carol Ridge	Object					Proforma 3	Response as Proforma 3
DLP538	Georgina W Angel	Object					Proforma 3	Response as Proforma 3
DLP539	R C Yardley	Object					Proforma 3	Response as Proforma 3
DLP540	Jack Webster	Object					Proforma 3	Response as Proforma 3
DLP541	Anthony R Barlow	Object					Proforma 3	Response as Proforma 3
DLP542	Stuart Exall	Object					Proforma 4	Response as Proforma 4
DLP543	Jo Bevan	Object					Proforma 4	Response as Proforma 4
DLP544	B Barnes	Object					Proforma 4	Response as Proforma 4
DLP545	E Knowles	Object					Proforma 4	Response as Proforma 4
DLP546	Matt Spencer	Object					Proforma 4	Response as Proforma 4
DLP547	Unknown (cant read) S Kelly?	Object					Proforma 4	Response as Proforma 4
DLP548	J Greenway	Object					Proforma 4	Response as Proforma 4

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REF	NAME / ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Responses
DLP549	D Roberts	Object					Proforma 4	Response as Proforma 4
DLP550	James Bagnall	Object					Proforma 4	Response as Proforma 4
DLP551	E Kirton	Object					Proforma 4	Response as Proforma 4
DLP552	Unknown (cant read)	Object					Proforma 4	Response as Proforma 4
DLP553	Maria Oattes	Object					Proforma 4	Response as Proforma 4
DLP554	Janet & Ray Herrmann	Object					Proforma 4	Response as Proforma 4
DLP555	Tina Bowerbank	Object					Proforma 4	Response as Proforma 4
DLP556	Lee Fisher	Object					Proforma 4	Response as Proforma 4
DLP557	John Dunk	Object					Proforma 4	Response as Proforma 4
DLP558	Robert White	Object					Proforma 4	Response as Proforma 4
DLP559	Mrs A Middleton	Object					Proforma 4	Response as Proforma 4
DLP560	Mrs G E White	Object					Proforma 4	Response as Proforma 4
DLP561	E Priestly	Object					Proforma 4	Response as Proforma 4
DLP562	David Kester	Object					Proforma 4	Response as Proforma 4
DLP563	N & M Kester	Object					Proforma 4	Response as Proforma 4
DLP564	David Densil	Object					Proforma 4	Response as Proforma 4
DLP565	Louise Phillips	Object					Proforma 4	Response as Proforma 4
DLP566	Mrs Shorey	Object					Proforma 4	Response as Proforma 4
DLP567	Michael Cooper	Object					Proforma 4	Response as Proforma 4
DLP568	Mr L W Tarnie	Object					Proforma 4	Response as Proforma 4
DLP569	Mrs M L Chetwynd	Object					Proforma 4	Response as Proforma 4
DLP570	Miss Leah Coll	Object					Proforma 4	Response as Proforma 4
DLP571	David Bishop	Object					Proforma 4	Response as Proforma 4
DLP572	John David Tolley	Object					Proforma 4	Response as Proforma 4
DLP573	Linda Jones	Object				Polesworth and Dordon	Plan for Polesworth and Dordon is disappointing Traffic on A5 is horrendous in the mornings and evenings. All the industrial units and the new traffic lights make it worse. Long Street is even worse. Schools have waiting lists. Doctors hard to get into. Ruin our gorgeous countryside which has bluebells in the woods which we love to walk through. I choose to live in these lovely villages which will be ruined.	Objections and issues raised noted.
DLP573	Linda Jones	Object					Proforma 4	Response as Proforma 4
DLP574	Unknown (cant read)	Object					Proforma 4	Response as Proforma 4
DLP575	Sophie Bartlam	Object					Proforma 4	Response as Proforma 4
DLP576	Mrs Shelley Mears	Object					Proforma 4	Response as Proforma 4
DLP577	Victoria Orton	Object					Proforma 4	Response as Proforma 4
DLP578	G Ward	Object					Proforma 4	Response as Proforma 4
DLP579	Terry Aherne	Object					Proforma 4	Response as Proforma 4
DLP580	Jackie Longley	Object					Proforma 4	Response as Proforma 4
DLP581	Stephen O'Brien	Object					Proforma 4	Response as Proforma 4
DLP582	Pete G Weathall	Object					Proforma 4	Response as Proforma 4
DLP583	Mr S Dennis	Object					Proforma 4	Response as Proforma 4
DLP584	J Taylor	Object					Proforma 4	Response as Proforma 4
DLP585	R Russel	Object					Proforma 4	Response as Proforma 4
DLP586	Stephen Hill	Object					Proforma 4	Response as Proforma 4

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DLP587	Mrs E Campbell	Object					Proforma 4	Response as Proforma 4
DLP588	Sharon Green	Object					Proforma 4	Response as Proforma 4
DLP589	Brian Phillips	Object					Proforma 4	Response as Proforma 4
DLP590	Mrs E Bridgen	Object					Proforma 4	Response as Proforma 4
DLP591	Mr & Mrs M D Hanna	Object					Proforma 4	Response as Proforma 4
DLP592	Daryl Hanna	Object					Proforma 4	Response as Proforma 4
DLP593	C J Archer	Object					Proforma 4	Response as Proforma 4
DLP594	Mr Cheneller	Object					Proforma 4	Response as Proforma 4
DLP595	Mrs S Woolton	Object					Proforma 4	Response as Proforma 4
DLP596	Rebecca Sheppard	Object					Proforma 4	Response as Proforma 4
DLP597	Mary Jackson	Object					Proforma 4	Response as Proforma 4
DLP598	Mrs R Parkhouse	Object					Proforma 4	Response as Proforma 4
DLP599	Unknown (cant. read)	Object					Proforma 4	Response as Proforma 4
DLP600	Michelle Vassall	Object					Proforma 4	Response as Proforma 4
DLP601	Mr W Harrison	Object					Proforma 4	Response as Proforma 4
DLP602	Stanislav Todorov	Object					Proforma 4	Response as Proforma 4
DLP603	Charlotte Freeman	Object					Proforma 4	Response as Proforma 4
DLP604	Debbie Pearce	Object					Proforma 4	Response as Proforma 4
DLP605	Daniel Hulpe	Object					Proforma 4	Response as Proforma 4
DLP606	S Spragg	Object					Proforma 4	Response as Proforma 4
DLP607	S Spragg	Object					Proforma 4	Response as Proforma 4
DLP608	M Haywood	Object					Proforma 4	Response as Proforma 4
DLP609	Susan Tarrant	Object					Proforma 4	Response as Proforma 4
DLP610	Mark Shepstone	Object					Proforma 4	Response as Proforma 4
DLP611	Michelle McClure	Object					Proforma 4	Response as Proforma 4
DLP612	Barry Shaw	Object					Proforma 4	Response as Proforma 4
DLP613	Mrs V K Mills	Object					Proforma 4	Response as Proforma 4
DLP614	Karen Bateman	Object					Proforma 4	Response as Proforma 4
DLP615	Amanda Parker	Object					Proforma 4	Response as Proforma 4
DLP616	Susan White	Object					Proforma 4	Response as Proforma 4
DLP617	Susan White	Object					Proforma 4	Response as Proforma 4
DLP618	Mr L Norris	Object					Proforma 4	Response as Proforma 4
DLP619	Conor Mitchell	Object					Proforma 4	Response as Proforma 4
DLP620	Jennifer Harrison	Object					Proforma 4	Response as Proforma 4
DLP621	J Hilton	Object					Proforma 4	Response as Proforma 4
DLP622	Rob Nutt	Object					Proforma 4	Response as Proforma 4
DLP623	James Watkins	Object					Proforma 4	Response as Proforma 4
DLP624	Mrs S Robinson	Object					Proforma 4	Response as Proforma 4
DLP625	Harry Tuffield	Object					Proforma 4	Response as Proforma 4
DLP626	Richard Smith	Object					Proforma 4	Response as Proforma 4
DLP627	J Barnes	Object					Proforma 4	Response as Proforma 4
DLP628	J Barnes	Object					Proforma 4	Response as Proforma 4
DLP629	M A & O Griffiths	Object					Proforma 21	Response as Proforma 21
DLP630	I R Reading	Object					Proforma 4	Response as Proforma 4
DLP631	Mrs Roney	Object					Proforma 4	Response as Proforma 4
DLP632	Richard Boyles	Object					Proforma 4	Response as Proforma 4
DLP633	S Collett	Object					Proforma 4	Response as Proforma 4

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DLP631	D Giles	Object					Proforma 4	Response as Proforma 4
DLP632	J M Pratlley	Object					Proforma 4	Response as Proforma 4
DLP633	D Turrell	Object					Proforma 4	Response as Proforma 4
DLP634	A Celesia	Object					Proforma 4	Response as Proforma 4
DLP635	J Elliot	Object					Proforma 4	Response as Proforma 4
DLP636	Mr S Fuhrill	Object					Proforma 4	Response as Proforma 4
DLP637	Mr R Celesia	Object					Proforma 4	Response as Proforma 4
DLP638	Mr & Mrs M & F Grace	Object					Proforma 4	Response as Proforma 4
	Mr & Mrs M & F Grace	Object					Proforma 7	Response as Proforma 7
DLP639	J Olnier	Object					Proforma 4	Response as Proforma 4
DLP640	T Martin	Object					Proforma 4	Response as Proforma 4
DLP641	P Shelton	Object					Proforma 4	Response as Proforma 4
DLP642	Claire Wood	Object					Proforma 4	Response as Proforma 4
DLP643	Bill Braidman	Object					Proforma 4	Response as Proforma 4
DLP644	J L Harvey	Object					Proforma 4	Response as Proforma 4
DLP645	Anthony South	Object					Proforma 4	Response as Proforma 4
DLP646	Derek Smith	Object					Proforma 4	Response as Proforma 4
DLP647	Mrs S J Blincoe-Allsopp	Object					Proforma 4	Response as Proforma 4
DLP648	Ian M Allen	Object					Proforma 5	Response as Proforma 5
DLP649	Sarah Taylor	Object					Proforma 5	Response as Proforma 5
DLP650	Linda Powell	Object					Proforma 5	Response as Proforma 5
DLP651	Monique Morris	Object					Proforma 5	Response as Proforma 5
DLP652	Rachel Calcott	Object					Proforma 5	Response as Proforma 5
DLP653	B G French	Object					Proforma 5	Response as Proforma 5
DLP654	J Kester	Object					Proforma 5	Response as Proforma 5
DLP655	R Holloway	Object					Proforma 5	Response as Proforma 5
DLP656	Mr F W Holloway	Object					Proforma 5	Response as Proforma 5
DLP657	Unknown (cant read) J A Doogood?	Object					Proforma 5	Response as Proforma 5
DLP657	Unknown (cant read) J A Doogood?	Object					Proforma 12	Response as Proforma 5
DLP658	Unknown (cant read) S J ?	Object					Proforma 5	Response as Proforma 5
DLP659	Mrs L Northall	Object					Proforma 5	Response as Proforma 5
DLP660	Sheila Ward	Object					Proforma 5	Response as Proforma 5
DLP661	J Bevan	Object					Proforma 5	Response as Proforma 5
DLP662	Northall	Object					Proforma 5	Response as Proforma 5
DLP663	Mrs Leslie P Waldron	Object					Proforma 5	Response as Proforma 5

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DLP663	Mrs Leslie P Waldron	Object		LP39	Infrastructure		Properties are required but and all areas should take a share, but not this amount, the size and scale of this will change the land and life irrevocably of Polesworth and Dordon. Half the amount of properties would be hard to accommodate but at least maybe more possible. Additional traffic, at least one car per household, possibly 2 or 3 is likely to cause many problems and accidents as they are travelling on roads not designed for this amount of traffic. Approaches to Polesworth have small bridges not designed for this capacity. Have these concerns been studied? or do you need to live in the village to understand the structure. All amenities are overstretched, more is promised but its unlikely to be an amount that would be enough and designed with the future in mind. These are basic concerns not taking into consideration the threats to the rural countryside and those to wildlife.	Issues noted
DLP664	Mrs Angela L Waldron	Object					Proforma 5	Response as Proforma 5
DLP664	Mrs Angela L Waldron (letter2)	Object		LP39			The plans put forward for the 2 villages involved will be swamped almost doubling in size. The amount of cars will be twice the amount of properties, most will travel through the village, over small bridges not built for that amount of traffic. Schools, doctors are all overstretched at present and although we are told infrastructure would be put in place, its unlikely that it would cope with the additional size. This size build, some of which is for over the borough would be better on a complete new village, with its own infrastructure built. If you halve the properties in east Dordon/Polesworth site it would still be hard for them to be integrated. These are the problems that are obvious before you get around to losing the landscape, rural nature and threats to wildlife.	Object and issues raised noted
DLP665	Lynne Barr	Object					Proforma 5	Response as Proforma 5
DLP666	Paul Mitchell	Object					Proforma 5	Response as Proforma 5
DLP667	Luke Middlemore	Object					Proforma 5	Response as Proforma 5
DLP668	Emily Heyworth	Object					Proforma 5	Response as Proforma 5
DLP669	Unknown (cant read) B ?	Object					Proforma 5	Response as Proforma 5
DLP670	D Jones	Object					Proforma 5	Response as Proforma 5
DLP671	E R Jones	Object					Proforma 5	Response as Proforma 5
DLP672	D Wallbank	Object					Proforma 5	Response as Proforma 5
DLP673	Mr W Wills	Object					Proforma 5	Response as Proforma 5
DLP674	Mrs C Sansom	Object					Proforma 5	Response as Proforma 5
DLP675	Keith Robinson	Object					Proforma 5	Response as Proforma 5
DLP676	Peter Layton	Object					Proforma 5	Response as Proforma 5
DLP677	K Bailey	Object					Proforma 5	Response as Proforma 5

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DLP678	Vicki Ford	Object					Proforma 5	Response as Proforma 5
DLP679	Mr R D Tilson	Object					Proforma 5	Response as Proforma 5
DLP680	I L Thomas	Object					Proforma 5	Response as Proforma 5
DLP681	G Clarke	Object					Proforma 5	Response as Proforma 5
DLP682	G Pardoe Cooper	Object					Proforma 5	Response as Proforma 5
DLP683	Donna Douglas	Object					Proforma 5	Response as Proforma 5
DLP684	Callum Stanley	Object					Proforma 5	Response as Proforma 5
DLP685	E Higginson	Object					Proforma 5	Response as Proforma 5
DLP686	Jean Joyner	Object					Proforma 5	Response as Proforma 5
DLP687	Unknown (cant read)	Object					Proforma 5	Response as Proforma 5
DLP688	Unknown (cant read)	Object					Proforma 5	Response as Proforma 5
DLP689	Dean McGuire	Object					Proforma 5	Response as Proforma 5
DLP690	A Brown	Object					Proforma 5	Response as Proforma 5
DLP691	Mrs Steven Sullivan	Object					Proforma 5	Response as Proforma 5
DLP692	A Tweed	Object					Proforma 5	Response as Proforma 5
DLP693	Yvonne O'Neill	Object					Proforma 5	Response as Proforma 5
DLP694	Jamie Bromley	Object					Proforma 5	Response as Proforma 5
DLP695	Unknown (cant read) C Hemming?	Object					Proforma 5	Response as Proforma 5
DLP696	G Robinson	Object					Proforma 5	Response as Proforma 5
DLP697	Shirley Shepstone	Object					Proforma 5	Response as Proforma 5
DLP698	Unknown (cant read)	Object					Proforma 5	Response as Proforma 5
DLP699	Lisa Wheeler	Object					Proforma 5	Response as Proforma 5
DLP700	Mrs June Clark	Object					Proforma 5	Response as Proforma 5
DLP701	D Lewis	Object					Proforma 5	Response as Proforma 5
DLP702	Chris Warwick / Charlotte Freeman	Object					Proforma 5	Response as Proforma 5
DLP703	J Clarke	Object					Proforma 5	Response as Proforma 5
DLP704	S J Coleman	Object					Proforma 5	Response as Proforma 5
DLP705	J Crowe	Object					Proforma 5	Response as Proforma 5
DLP706	M Duprey	Object					Proforma 5	Response as Proforma 5
DLP707	Michael Robinson	Object					Proforma 5	Response as Proforma 5
DLP708	Suzie Lander	Object					Proforma 5	Response as Proforma 5
DLP709	M Turner	Object					Proforma 5	Response as Proforma 5
DLP710	P McNaughton	Object					Proforma 5	Response as Proforma 5
DLP711	Mrs Susan Sparrow	Object					Proforma 5	Response as Proforma 5
DLP712	Christine Burley	Object					Proforma 5	Response as Proforma 5
DLP713	T Temple	Object					Proforma 5	Response as Proforma 5
DLP714	Miss Wardle	Object					Proforma 5	Response as Proforma 5
DLP715	J Massey	Object					Proforma 5	Response as Proforma 5
DLP716	M S Duke	Object					Proforma 5	Response as Proforma 5
DLP717	Darren Jones	Object					Proforma 5	Response as Proforma 5
DLP718	Lyndsay Adamson	Object					Proforma 5	Response as Proforma 5
DLP719	S Linnell	Object					Proforma 5	Response as Proforma 5
DLP720	C A Linnell	Object					Proforma 5	Response as Proforma 5
DLP721	J Sharpe	Object					Proforma 5	Response as Proforma 5
DLP722	Mr K C Parsons	Object					Proforma 5	Response as Proforma 5

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DLP723	Mrs Brenda Tomson	Object					Proforma 5	Response as Proforma 5
DLP724	Mrs J Averill	Object					Proforma 5	Response as Proforma 5
DLP725	Mr D G Kingdon	Object					Proforma 5	Response as Proforma 5
DLP726	E W Baxter	Object					Proforma 5	Response as Proforma 5
DLP727	C Atkins	Object					Proforma 5	Response as Proforma 5
DLP728	Ian Coles	Object					Proforma 5	Response as Proforma 5
DLP729	Mr N Shephard	Object					Proforma 5	Response as Proforma 5
DLP730	B Lenzie	Object					Proforma 5	Response as Proforma 5
DLP731	Jean G Miller	Object					Proforma 5	Response as Proforma 5
DLP732	Unknown (cant read)	Object					Proforma 5	Response as Proforma 5
DLP733	Roy Griffith?							
DLP733	Ian Kettle	Object					Proforma 5	Response as Proforma 5
DLP734	Mrs M'W Standen	Object					Proforma 5	Response as Proforma 5
DLP735	H Bryan	Object					Proforma 5	Response as Proforma 5
DLP736	Mrs G L Price	Object					Proforma 5	Response as Proforma 5
DLP737	Sharon Jay	Object					Proforma 5	Response as Proforma 5
DLP738	Diane Spencer	Object					Proforma 5	Response as Proforma 5
DLP739	Tanya Farmer	Object					Proforma 5	Response as Proforma 5
DLP740	Mrs E Randall	Object					Proforma 5	Response as Proforma 5
DLP741	Michael Codd	Object					Proforma 5	Response as Proforma 5
DLP742	J Ralph	Object					Proforma 5	Response as Proforma 5
DLP743	J Fox	Object					Proforma 5	Response as Proforma 5
DLP744	R L Maddox	Object					Proforma 5	Response as Proforma 5
DLP745	Steve Smith	Object					Proforma 5	Response as Proforma 5
DLP746	Mr R Clark	Object					Proforma 6	Response as Proforma 6
DLP747	Mr Richard Bayliss	Object					Proforma 6	Response as Proforma 6
DLP748	Unknown (cant read) S C ?	Object					Proforma 6	Response as Proforma 6
DLP749	Mrs Margaret Kent	Object					Proforma 6	Response as Proforma 6
DLP750	Ms J P Manton	Object					Proforma 6	Response as Proforma 6
DLP751	Mr Martin Paul Bodell	Object					Proforma 6	Response as Proforma 6
DLP752	Alan Wood	Object					Proforma 6	Response as Proforma 6
DLP753	Kim Worrall	Object					Proforma 6	Response as Proforma 6
DLP754	V F Ealing	Object					Proforma 6	Response as Proforma 6
DLP755	Mr R C Blakeman	Object					Proforma 6	Response as Proforma 6
DLP756	Mrs Paula Rogers	Object					Proforma 6	Response as Proforma 6
DLP757	Unknown (cant read)	Object					Proforma 6	Response as Proforma 6
DLP758	F R Lea	Object					Proforma 6	Response as Proforma 6
DLP759	Denise Bidham	Object					Proforma 6	Response as Proforma 6
DLP760	Steve Jones	Object					Proforma 6	Response as Proforma 6
DLP761	A Welton	Object					Proforma 6	Response as Proforma 6
DLP762	Shannon Lashley	Object					Proforma 6	Response as Proforma 6
DLP763	Alan Bartlam	Object					Proforma 6	Response as Proforma 6
DLP764	Michal Skrzypek	Object					Proforma 6	Response as Proforma 6
DLP765	Miss L Lea	Object					Proforma 6	Response as Proforma 6
DLP766	Mr P Chetwynd	Object					Proforma 6	Response as Proforma 6
DLP767	Jackie Price	Object					Proforma 6	Response as Proforma 6

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DLP768	Mick Middleton	Object					Proforma 6	Response as Proforma 6
DLP769	Emma Pickering	Object					Proforma 6	Response as Proforma 6
DLP770	Mrs Wills	Object					Proforma 6	Response as Proforma 6
DLP771	Samantha Gibson	Object					Proforma 6	Response as Proforma 6
DLP772	S Lawrence	Object					Proforma 6	Response as Proforma 6
DLP773	Unknown (can't read)	Object					Proforma 6	Response as Proforma 6
DLP774	P J Evans	Object					Proforma 6	Response as Proforma 6
DLP775	Mr K W Wills	Object					Proforma 6	Response as Proforma 6
DLP776	Mrs Yvonne Stretton	Object					Proforma 6	Response as Proforma 6
DLP777	Karen Bates	Object					Proforma 6	Response as Proforma 6
DLP778	Margaret M Blackburn	Object					Proforma 6	Response as Proforma 6
DLP779	Liann Whorwood	Object					Proforma 6	Response as Proforma 6
DLP780	M D Hollyoake	Object					Proforma 6	Response as Proforma 6
DLP781	C Higgins	Object					Proforma 6	Response as Proforma 6
DLP782	Unknown (can't read) P G?	Object					Proforma 6	Response as Proforma 6
DLP783	Fiona Sheriff	Object					Proforma 6	Response as Proforma 6
DLP784	K Cole	Object					Proforma 6	Response as Proforma 6
DLP785	Mrs A M Taylor	Object					Proforma 6	Response as Proforma 6
DLP786	S Cope	Object					Proforma 6	Response as Proforma 6
DLP787	Jack Davies	Object					Proforma 6	Response as Proforma 6
DLP788	Mr M Moores	Object					Proforma 6	Response as Proforma 6
DLP789	Mr P Thorne	Object					Proforma 6	Response as Proforma 6
DLP790	L esley A Walters	Object					Proforma 6	Response as Proforma 6
DLP791	Desmond Keith Earp	Object					Proforma 6	Response as Proforma 6
DLP792	M S Adler	Object					Proforma 6	Response as Proforma 6
DLP793	Wayne Cheneller	Object					Proforma 6	Response as Proforma 6
DLP794	Ann Henney	Object					Proforma 6	Response as Proforma 6
DLP795	Miss Shelley Wright	Object					Proforma 6	Response as Proforma 6
DLP796	Unknown (can't read) L?	Object					Proforma 6	Response as Proforma 6
DLP797	Mrs Deborah J Smith	Object					Proforma 6	Response as Proforma 6
DLP798	Sophie Smith	Object					Proforma 6	Response as Proforma 6
DLP799	Miss T A Reading	Object					Proforma 6	Response as Proforma 6
DLP800	Pat Laurence	Object					Proforma 6	Response as Proforma 6
DLP801	B G Harper	Object					Proforma 6	Response as Proforma 6
DLP802	Krystal Jachnicki	Object					Proforma 6	Response as Proforma 6
DLP803	Simon Reynolds	Object					Proforma 6	Response as Proforma 6
DLP804	Jenny Magill	Object					Proforma 6	Response as Proforma 6
DLP805	Karen Dexter	Object					Proforma 6	Response as Proforma 6
DLP806	Helen Taylor	Object					Proforma 6	Response as Proforma 6
DLP807	John Chelwynd	Object					Proforma 6	Response as Proforma 6
DLP808	Maria Bown	Object					Proforma 6	Response as Proforma 6
DLP809	Vincent Collard	Object					Proforma 6	Response as Proforma 6
DLP810	Jacky Cook	Object					Proforma 6	Response as Proforma 6
DLP811	Vicky Jones	Object					Proforma 6	Response as Proforma 6

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DLP812	Mrs S Guild	Object					Proforma 6	Response as Proforma 6
DLP813	Mrs Cope	Object					Proforma 6	Response as Proforma 6
DLP814	L Tyson	Object					Proforma 6	Response as Proforma 6
DLP815	Damian McCoy	Object					Proforma 6	Response as Proforma 6
DLP816	Mrs A Harvey	Object					Proforma 6	Response as Proforma 6
DLP817	Christine Whapples	Object					Proforma 6	Response as Proforma 6
DLP818	Jake Albrighton	Object					Proforma 6	Response as Proforma 6
DLP819	Yvonne Beckett	Object					Proforma 6	Response as Proforma 6
DLP820	P L Phillips	Object					Proforma 6	Response as Proforma 6
DLP820	P L Phillips	Object					Proforma 18	Response as Proforma 18
DLP821	Jacqueline Cooper	Object					Proforma 6	Response as Proforma 6
DLP822	K Lawrence	Object					Proforma 6	Response as Proforma 6
DLP823	N Stuart	Object					Proforma 6	Response as Proforma 6
DLP824	Irene Bradford	Object					Proforma 6	Response as Proforma 6
DLP825	Faith W	Object					Proforma 6	Response as Proforma 6
DLP826	L Charlton	Object					Proforma 6	Response as Proforma 6
DLP827	C Collins	Object					Proforma 6	Response as Proforma 6
DLP828	Leanne Toiley	Object					Proforma 6	Response as Proforma 6
DLP829	Rachel Wilson	Object					Proforma 6	Response as Proforma 6
DLP830	J Brown	Object					Proforma 6	Response as Proforma 6
DLP831	J M Jones	Object					Proforma 6	Response as Proforma 6
DLP832	Sally Lander	Object					Proforma 6	Response as Proforma 6
DLP833	Tracey Ross	Object					Proforma 6	Response as Proforma 6
DLP834	Julie O'Brien	Object					Proforma 6	Response as Proforma 6
DLP835	L H Gallett	Object					Proforma 6	Response as Proforma 6
DLP836	Joan Ryder	Object					Proforma 6	Response as Proforma 6
DLP837	V Moore	Object					Proforma 6	Response as Proforma 6
DLP838	N Baxter	Object					Proforma 6	Response as Proforma 6
DLP839	A Bowman	Object					Proforma 6	Response as Proforma 6
DLP840	Derek Myatt	Object					Proforma 6	Response as Proforma 6
DLP841	T Johnson	Object					Proforma 6	Response as Proforma 6
DLP842	G Ghent	Object					Proforma 6	Response as Proforma 6
DLP843	S Spencer	Object					Proforma 6	Response as Proforma 6
DLP844	C Jackson	Object					Proforma 6	Response as Proforma 6
DLP845	Mrs M J Armstrong	Object					Proforma 6	Response as Proforma 6
DLP845	Mrs M J Armstrong	Object					Proforma 12	Response as Proforma 12
DLP846	Louise Codd	Object					Proforma 6	Response as Proforma 6
DLP847	Mrs J A Preece	Object					Proforma 6	Response as Proforma 6
DLP848	Holly Wright	Object					Proforma 6	Response as Proforma 6
DLP849	A Ralph	Object					Proforma 6	Response as Proforma 6
DLP850	L Hutchinson	Object					Proforma 6	Response as Proforma 6
DLP851	W Daisley	Object					Proforma 6	Response as Proforma 6
DLP852	Mr J Holloway	Object					Proforma 6	Response as Proforma 6
DLP853	L Jenkinson	Object					Proforma 7	Response as Proforma 7
DLP854	Tom Flemming	Object					Proforma 7	Response as Proforma 7
DLP855	S A Haynes	Object					Proforma 7	Response as Proforma 7
DLP856	Marc Ward	Object					Proforma 7	Response as Proforma 7

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DLP857	P H Mead	Object					Proforma 7	Response as Proforma 7
DLP858	Mr L Green	Object					Proforma 7	Response as Proforma 7
DLP859	Connie Gale	Object					Proforma 7	Response as Proforma 7
DLP860	G Boulstridge	Object					Proforma 7	Response as Proforma 7
DLP861	Sarah Harbury	Object					Proforma 7	Response as Proforma 7
DLP862	Graham Wiggall	Object					Proforma 7	Response as Proforma 7
DLP863	Jamie Davis	Object					Proforma 7	Response as Proforma 7
DLP864	Emma Norris	Object					Proforma 7	Response as Proforma 7
DLP865	Andrew Wells	Object					Proforma 7	Response as Proforma 7
DLP866	Unknown (can't read)	Object					Proforma 7	Response as Proforma 7
DLP867	Garry Sandford	Object					Proforma 7	Response as Proforma 7
DLP868	Simon Taylor	Object					Proforma 7	Response as Proforma 7
DLP869	Mrs P Albrighton	Object					Proforma 7	Response as Proforma 7
DLP870	Unknown (can't read)	Object					Proforma 7	Response as Proforma 7
DLP871	Mandy Hill	Object					Proforma 7	Response as Proforma 7
DLP872	Mrs Peggy Richardson	Object					Proforma 7	Response as Proforma 7
DLP873	Amy Adams	Object					Proforma 7	Response as Proforma 7
DLP874	Christian Keen	Object					Proforma 7	Response as Proforma 7
DLP875	John Lowe	Object					Proforma 7	Response as Proforma 7
DLP876	Kyle Ford	Object					Proforma 7	Response as Proforma 7
DLP877	Luke Draper	Object					Proforma 7	Response as Proforma 7
DLP878	Yvonne Williams	Object					Proforma 7	Response as Proforma 7
DLP879	Gina Clemons	Object					Proforma 7	Response as Proforma 7
DLP880	D Stanley	Object					Proforma 7	Response as Proforma 7
DLP881	Jessica Hamilton	Object					Proforma 7	Response as Proforma 7
DLP882	N K Earp	Object					Proforma 7	Response as Proforma 7
DLP883	Mrs S Clark	Object					Proforma 7	Response as Proforma 7
DLP884	Yvonne Reit	Object					Proforma 7	Response as Proforma 7
DLP885	Alan Haywood	Object					Proforma 7	Response as Proforma 7
DLP886	Eileen Mason	Object					Proforma 7	Response as Proforma 7
DLP887	Alan Patterson	Object					Proforma 7	Response as Proforma 7
DLP888	Kelly Haywood	Object					Proforma 7	Response as Proforma 7
DLP889	Matthew Dexter	Object					Proforma 7	Response as Proforma 7
DLP890	P J Ryan	Object					Proforma 7	Response as Proforma 7
DLP891	Ronnie Jones	Object					Proforma 7	Response as Proforma 7
DLP892	Mrs A Reynolds	Object					Proforma 7	Response as Proforma 7
DLP893	John Hill	Object					Proforma 7	Response as Proforma 7
DLP894	Mr T M Creane	Object					Proforma 7	Response as Proforma 7
DLP895	Mr T Standing	Object					Proforma 7	Response as Proforma 7
DLP896	Mr and Mrs G A Leek	Object					Proforma 7	Response as Proforma 7
DLP897	Unknown (can't read)	Object					Proforma 7	Response as Proforma 7
DLP898	Wesley Greane	Object					Proforma 7	Response as Proforma 7
DLP899	Nigel John Cresswell	Object					Proforma 7	Response as Proforma 7
DLP900	C Bruton	Object					Proforma 7	Response as Proforma 7
DLP901	Jake Williams	Object					Proforma 7	Response as Proforma 7
DLP902	S Campbell	Object					Proforma 7	Response as Proforma 7

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DLP903	C Williams	Object					Proforma 7	Response as Proforma 7
DLP904	Tracy Chapman	Object					Proforma 7	Response as Proforma 7
DLP905	Clare Crabb	Object					Proforma 8	Response as Proforma 8
DLP906	Jill Field	Object					Proforma 8	Response as Proforma 8
DLP907	N Eaton	Object					Proforma 8	Response as Proforma 8
DLP908	Mrs M Hodgkinson	Object					Proforma 8	Response as Proforma 8
DLP910	Elaine Stringer	Object					Proforma 8	Response as Proforma 8
DLP911	A D Watson	Object					Proforma 8	Response as Proforma 8
DLP912	M Parker	Object					Proforma 8	Response as Proforma 8
DLP913	Patricia Lloyd	Object					Proforma 8	Response as Proforma 8
DLP914	Suzanne Dudley	Object					Proforma 8	Response as Proforma 8
DLP915	Peter Chetwynd	Object					Proforma 8	Response as Proforma 8
DLP916	Miss C M Cartwright	Object					Proforma 8	Response as Proforma 8
DLP917	Mrs J Clamp	Object					Proforma 8	Response as Proforma 8
DLP918	Mrs D Chetwynd	Object					Proforma 8	Response as Proforma 8
DLP919	Richard Harrison	Object					Proforma 8	Response as Proforma 8
DLP920	Yelena Albrighon	Object					Proforma 8	Response as Proforma 8
DLP921	Aaron Eidukas	Object					Proforma 8	Response as Proforma 8
DLP922	Mavis Holloway	Object					Proforma 8	Response as Proforma 8
DLP923	Unknown (can't read)	Object					Proforma 8	Response as Proforma 8
DLP924	Mrs G Welsh	Object					Proforma 8	Response as Proforma 8
DLP926	Mrs J Allen	Object					Proforma 8	Response as Proforma 8
DLP927	J Greenway	Object					Proforma 8	Response as Proforma 8
DLP928	Mrs P Gilbert	Object					Proforma 8	Response as Proforma 8
DLP928	J Phillips	Object					Proforma 8	Response as Proforma 8
DLP929	Olivia Jabra	Object					Proforma 8	Response as Proforma 8
DLP930	Unknown (can't read)	Object					Proforma 8	Response as Proforma 8
DLP931	Amanda Madden	Object					Proforma 8	Response as Proforma 8
DLP932	Rebecca Bolton	Object					Proforma 8	Response as Proforma 8
DLP933	Miss J Sparrow	Object					Proforma 8	Response as Proforma 8
DLP934	J Hatton	Object					Proforma 8	Response as Proforma 8
DLP935	Unknown (can't read)	Object					Proforma 8	Response as Proforma 8
DLP936	J Wapington	Object					Proforma 8	Response as Proforma 8
DLP937	Lydia Walton	Object					Proforma 8	Response as Proforma 8
DLP938	Sandra Bartlam	Object					Proforma 8	Response as Proforma 8
DLP939	Amy Nicholls	Object					Proforma 8	Response as Proforma 8
DLP940	Lisa Congrave	Object					Proforma 8	Response as Proforma 8
DLP941	M Rondel	Object					Proforma 8	Response as Proforma 8
DLP942	Catherine Dingley	Object					Proforma 8	Response as Proforma 8
DLP943	J C Matthews	Object					Proforma 8	Response as Proforma 8
DLP944	J Pallett	Object					Proforma 8	Response as Proforma 8
DLP945	N Kester	Object					Proforma 8	Response as Proforma 8
DLP946	Pat Carter	Object					Proforma 8	Response as Proforma 8
DLP947	Mrs Houghton	Object					Proforma 8	Response as Proforma 8
DLP948	W A Blackburn	Object					Proforma 8	Response as Proforma 8
DLP949	Sean Pickering	Object					Proforma 8	Response as Proforma 8
DLP950	F Beestley-Spraag	Object					Proforma 8	Response as Proforma 8

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DLP951	Jason Healey	Object					Proforma 8	Response as Proforma 8
DLP952	L McRoberts	Object					Proforma 8	Response as Proforma 8
DLP953	Colin Lees	Object					Proforma 8	Response as Proforma 8
DLP954	Mr Hartless	Object					Proforma 8	Response as Proforma 8
DLP955	Sinead Davies	Object					Proforma 8	Response as Proforma 8
DLP956	J H Girling	Object					Proforma 8	Response as Proforma 8
DLP957	Unknown (can't read) Swift Bailey?	Object					Proforma 8	Response as Proforma 8
DLP958	Paul Guild	Object					Proforma 8	Response as Proforma 8
DLP959	Mr M Norris	Object					Proforma 8	Response as Proforma 8
DLP960	Deborah Winsloe-Warder	Object					Proforma 8	Response as Proforma 8
DLP961	Fin Gray	Object					Proforma 8	Response as Proforma 8
DLP962	Adrian Albrighton	Object					Proforma 8	Response as Proforma 8
DLP963	Miss Toni Webb	Object					Proforma 8	Response as Proforma 8
DLP964	Miss Toni Webb	Object					Proforma 9	Response as Proforma 8
DLP964	D Greenway	Object					Proforma 8	Response as Proforma 8
DLP965	V J Kettle	Object					Proforma 8	Response as Proforma 8
DLP966	Miss Nicola Sherwood	Object					Proforma 8	Response as Proforma 8
DLP967	Mrs A Phillips	Object					Proforma 8	Response as Proforma 8
DLP968	Mrs L Green	Object				Dordon and Polesworth	Strongley object to build over 3000 in Dordon and Polesworth. Lived in Dordon all my married life - over 50 years. Privileged to live in village with surrounding countryside however these plans take that away. Have health issues which the additional traffic pollution will make worse. Long Street often at a standstill - buses, lorries and cars. Massive investment needed in roads, doctors, schools, shops and other facilities. Make more sense to build a new settlement.	Objection and issues raised noted.
DLP969	Jenson Longman	Object					Proforma 8	Response as Proforma 8
DLP970	Sarah Pfeiffer	Object					Proforma 8	Response as Proforma 8
DLP971	Mr E Deakin	Object					Proforma 8	Response as Proforma 8
DLP972	Anne Masefield	Object					Proforma 8	Response as Proforma 8
DLP973	L Barnes	Object					Proforma 8	Response as Proforma 8
DLP974	Mrs S R Smith	Object					Proforma 8	Response as Proforma 8
DLP975	S J Shea	Object					Proforma 8	Response as Proforma 8
DLP976	Andrew Calcott	Object					Proforma 8	Response as Proforma 8
DLP977	T H Jones	Object					Proforma 8	Response as Proforma 8
DLP978	Lisa Morris	Object					Proforma 8	Response as Proforma 8
DLP979	Ewan Blair	Object					Proforma 8	Response as Proforma 8
DLP980	E Fumaqalli	Object					Proforma 8	Response as Proforma 8
DLP981	Beverley Ray	Object					Proforma 8	Response as Proforma 8
DLP982	R Jenkins	Object					Proforma 8	Response as Proforma 8
DLP983	Mary Wain	Object					Proforma 8	Response as Proforma 8
DLP984	S J Tyson	Object					Proforma 8	Response as Proforma 8
DLP985	M Shelton	Object					Proforma 8	Response as Proforma 8

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REF	NAME / ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Responses
DLP986	Mrs Michelle Nutt	Object					Proforma 8	Response as Proforma 8
DLP987	Suzanne Hodgson	Object					Proforma 8	Response as Proforma 8
DLP988	J Potts	Object					Proforma 8	Response as Proforma 8
DLP989	Mr M G Chapman	Object					Proforma 8	Response as Proforma 8
DLP990	David Clark	Object					Proforma 8	Response as Proforma 8
DLP991	Anna E Hanratty	Object					Proforma 8	Response as Proforma 8
DLP992	Mrs V M Yardley	Object					Proforma 8	Response as Proforma 8
DLP993	S Whitmore	Object					Proforma 8	Response as Proforma 8
DLP994	Petula Sweet	Object					Proforma 8	Response as Proforma 8
DLP995	M Tweed	Object					Proforma 8	Response as Proforma 8
DLP996	S Wardle	Object					Proforma 8	Response as Proforma 8
DLP997	S Ridge	Object					Proforma 8	Response as Proforma 8
DLP998	Owen Skelcher	Object					Proforma 8	Response as Proforma 8
DLP999	Leanne Lewis	Object					Proforma 8	Response as Proforma 8
DLP1000	Sarah Shazle	Object					Proforma 8	Response as Proforma 8
DLP1001	M F Wood	Object					Proforma 8	Response as Proforma 8
DLP1002	Mr P Sharratt	Object					Proforma 8	Response as Proforma 8
DLP1003	Mr J Meer	Object					Proforma 8	Response as Proforma 8
DLP1004	T W Edge	Object					Proforma 8	Response as Proforma 8
DLP1005	Mante Webster	Object					Proforma 8	Response as Proforma 8
DLP1006	Simone Wrenn	Object					Proforma 8	Response as Proforma 8
DLP1007	Gavin Bailey	Object					Proforma 8	Response as Proforma 8
DLP1008	Adam Cross	Object					Proforma 8	Response as Proforma 8
DLP1009	R Williams	Object					Proforma 8	Response as Proforma 8
		Comment				Hartshill & Anasley Common West	Confirmation that land in the proposed site belongs to Mr & Mrs Hughes and they are happy for it to be included in the allocation.	Confirmation noted
DLP1010	Helen Hughes						Proforma 8	Response as Proforma 8
DLP1011	Daniel Bird	Object					Proforma 8	Response as Proforma 8
DLP1012	Paul Chesters	Object					Proforma 8	Response as Proforma 8
DLP1013	Doreen Morgan	Object					Proforma 8	Response as Proforma 8
DLP1014	N Painter	Object					Proforma 8	Response as Proforma 8
DLP1015	Mr P M Boone	Object					Proforma 8	Response as Proforma 8
DLP1016	Mr M S Eaton	Object					Proforma 8	Response as Proforma 8
DLP1017	John Slater	Object					Proforma 8	Response as Proforma 8
DLP1018	Mr & Mrs Grewcock	Object					Proforma 8	Response as Proforma 8
DLP1019	Mr & Mrs Clark	Object					Proforma 8	Response as Proforma 8
DLP1020	D M Clark	Object					Proforma 8	Response as Proforma 8
DLP1021	Ken Watts	Object					Proforma 8	Response as Proforma 8
DLP1022	Clint McQuade	Object					Proforma 8	Response as Proforma 8
DLP1023	Noel Philpott	Object					Proforma 8	Response as Proforma 8
DLP1024	B Wadsworth	Object					Proforma 8	Response as Proforma 8
DLP1025	Donna Cross	Object					Proforma 8	Response as Proforma 8
DLP1026	F Hern	Object					Proforma 8	Response as Proforma 8
DLP1027	Jonathan Stockton	Object					Proforma 8	Response as Proforma 8
DLP1028	Helen Tibbitts	Object					Proforma 8	Response as Proforma 8
DLP1029	Danny Bates	Object					Proforma 8	Response as Proforma 8

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REF	NAME / ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Responses
DLP1030	Andrew McCarthy	Object					Proforma 8	Response as Proforma 8
DLP1031	Laura Pratt	Object					Proforma 8	Response as Proforma 8
DLP1032	Andrew Green	Object					Proforma 8	Response as Proforma 8
DLP1033	Wayne Thompson	Object					Proforma 8	Response as Proforma 8
DLP1034	J & C Duncan	Object					Proforma 8	Response as Proforma 8
DLP1035	Mr A Alkins	Object					Proforma 8	Response as Proforma 8
DLP1036	Mrs C Freeman	Object					Proforma 8	Response as Proforma 8
DLP1037	Megan Grubb	Object					Proforma 8	Response as Proforma 8
DLP1038	Sally O'Brien	Object					Proforma 8	Response as Proforma 8
DLP1039	C Price	Object					Proforma 8	Response as Proforma 8
DLP1040	Samantha Husselbee	Object					Proforma 8	Response as Proforma 8
DLP1041	Fiona Barker	Object					Proforma 8	Response as Proforma 8
DLP1042	Mr & Mrs Weston	Object					Proforma 8	Response as Proforma 8
DLP1043	Mrs S Cart	Object					Proforma 8	Response as Proforma 8
DLP1044	S Hilton	Object					Proforma 8	Response as Proforma 8
DLP1045	Mike Grimley	Object					Proforma 8	Response as Proforma 8
DLP1046	John Hammonds	Object					Proforma 8	Response as Proforma 8
DLP1047	Mrs Dawn Tweed	Object					Proforma 8	Response as Proforma 8
DLP1048	Robert Eley	Object					Proforma 8	Response as Proforma 8
DLP1049	Mrs M Prior	Object					Proforma 8	Response as Proforma 8
DLP1050	Craig Stokes	Object					Proforma 8	Response as Proforma 8
DLP1051	Mavis Brook	Object					Proforma 8	Response as Proforma 8
DLP1052	P Kendall	Object					Proforma 8	Response as Proforma 8
DLP1053	D Standen	Object					Proforma 8	Response as Proforma 8
DLP1054	Mrs J Francis	Object					Proforma 8	Response as Proforma 8
DLP1055	Russell Lomas	Object					Proforma 8	Response as Proforma 8
DLP1056	Katie Suttou	Object					Proforma 8	Response as Proforma 8
DLP1057	Margaret Harper	Object					Proforma 8	Response as Proforma 8
DLP1058	Julie -Ann Kester	Object					Proforma 8	Response as Proforma 8
DLP1059	Margaret Hughes	Object					Proforma 8	Response as Proforma 8
DLP1060	Mrs S M Jones	Object					Proforma 8	Response as Proforma 8
DLP1061	M Davies	Object					Proforma 8	Response as Proforma 8
DLP1062	A Geary	Object					Proforma 8	Response as Proforma 8
DLP1063	S Spragg	Object					Proforma 8	Response as Proforma 8
DLP1064	Unknown (can't read)	Object					Proforma 8	Response as Proforma 8
DLP1065	Leslie Eastoe	Object					Proforma 8	Response as Proforma 8
DLP1066	Lesley Eastoe	Object					Proforma 8	Response as Proforma 8
DLP1067	H Edwards	Object					Proforma 8	Response as Proforma 8
DLP1068	A Campbell	Object					Proforma 8	Response as Proforma 8
DLP1069	A M Chelwynd	Object					Proforma 8	Response as Proforma 8
DLP1070	G Wain	Object					Proforma 8	Response as Proforma 8
DLP1071	Jonathan Brown	Object					Proforma 8	Response as Proforma 8
DLP1072	Nicola C Brown	Object					Proforma 8	Response as Proforma 8
DLP1073	Tina Wilkins	Object					Proforma 8	Response as Proforma 8
DLP1074	L Allsopp	Object					Proforma 8	Response as Proforma 8
DLP1074	L Allsopp	Object					Proforma 17	Response as Proforma 17
DLP1075	A Hands	Object					Proforma 8	Response as Proforma 8



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REF	NAME / ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Responses
DLP1109	Unknown (can't read)	Object					Proforma 8	Response as Proforma 8
DLP1110	M Thomas	Object					Proforma 8	Response as Proforma 8
DLP1111	Mr C T Clarke	Object					Proforma 8	Response as Proforma 8
DLP1112	E D Albrighton	Object					Proforma 8	Response as Proforma 8
DLP1113	K Harbon	Object					Proforma 8	Response as Proforma 8
DLP1114	Brony Keillegher	Object					Proforma 8	Response as Proforma 8
DLP1115	Mrs A Marven	Object					Proforma 8	Response as Proforma 8
DLP1116	Andrew Robinson	Object					Proforma 11	Response as Proforma 11
DLP1117	D Kenny-Levick	Object					Proforma 9	Response as Proforma 9
DLP1118	Mary Stanford	Object					Proforma 9	Response as Proforma 9
DLP1119	Mrs A Hunter-Wern	Object					Proforma 9	Response as Proforma 9
DLP1120	Kim Erdogan	Object					Proforma 9	Response as Proforma 9
DLP1121	Mrs P Thorne	Object					Proforma 9	Response as Proforma 9
DLP1122	Lee Sollis	Object					Proforma 9	Response as Proforma 9
DLP1123	P J Smith	Object					Proforma 9	Response as Proforma 9
DLP1124	A Tweed	Object					Proforma 9	Response as Proforma 9
DLP1125	J H Kent	Object					Proforma 9	Response as Proforma 9
DLP1126	Mrs D Neal	Object					Proforma 9	Response as Proforma 9
DLP1127	Mr A Jones	Object					Proforma 9	Response as Proforma 9
DLP1128	Amanda Briston	Object					Proforma 9	Response as Proforma 9
DLP1129	Carol Newman	Object					Proforma 9	Response as Proforma 9
DLP1130	Shula Twigge	Object					Proforma 9	Response as Proforma 9
DLP1131	Mrs D Bayliss	Object					Proforma 9	Response as Proforma 9
DLP1132	Carole Watkins	Object					Proforma 9	Response as Proforma 9
DLP1133	C Shore	Object					Proforma 9	Response as Proforma 9
DLP1134	Clint Hoverd	Object					Proforma 9	Response as Proforma 9
DLP1135	Miss Carly Hall	Object					Proforma 9	Response as Proforma 9
DLP1136	Mr J Wiggall	Object					Proforma 9	Response as Proforma 9
DLP1137	D Clamp	Object					Proforma 9	Response as Proforma 9
DLP1138	A Ellis	Object					Proforma 9	Response as Proforma 9
DLP1139	Tom Alcock	Object					Proforma 9	Response as Proforma 9
DLP1140	Mrs D Sullivan	Object					Proforma 9	Response as Proforma 9
DLP1141	W M Hnatyszyn	Object					Proforma 9	Response as Proforma 9
DLP1142	Mr M Powell	Object					Proforma 9	Response as Proforma 9
DLP1143	Barbara Shaw	Object					Proforma 9	Response as Proforma 9
DLP1144	Mr D S Hall	Object					Proforma 9	Response as Proforma 9
DLP1145	W Hall	Object					Proforma 9	Response as Proforma 9
DLP1146	Keavy Bardon	Object					Proforma 9	Response as Proforma 9
DLP1147	Miss Laura Shaw	Object					Proforma 9	Response as Proforma 9
DLP1148	I P Barrs	Object					Proforma 9	Response as Proforma 9
DLP1149	Mrs P & Mr T Nicholls	Object					Proforma 9	Response as Proforma 9
DLP1150	S Parsons & D Taylor	Object					Proforma 9	Response as Proforma 9
DLP1151	Mr D L Reading	Object					Proforma 9	Response as Proforma 9
DLP1152	J & R Hughes	Object					Proforma 9	Response as Proforma 9
DLP1153	Mrs I & S Cornelius	Object					Proforma 9	Response as Proforma 9
DLP1154	R Irving	Object					Proforma 9	Response as Proforma 9

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DLP1155	Daniel Harding	Object					Proforma 9	Response as Proforma 9
DLP1156	Mathew Foster	Object					Proforma 9	Response as Proforma 9
DLP1157	Mrs A L Moss	Object					Proforma 9	Response as Proforma 9
DLP1158	Unknown (can't read)	Object					Proforma 9	Response as Proforma 9
DLP1159	James Greany	Object					Proforma 9	Response as Proforma 9
DLP1160	M B Thompson	Object					Proforma 9	Response as Proforma 9
DLP1161	David Bullivant	Object					Proforma 9	Response as Proforma 9
DLP1162	D Bardsley	Object					Proforma 9	Response as Proforma 9
DLP1163	Vanessa Murray	Object					Proforma 9	Response as Proforma 9
DLP1164	Mrs J Wall	Object					Proforma 9	Response as Proforma 9
DLP1165	Mrs Eileen Smith	Object					Proforma 9	Response as Proforma 9
DLP1166	Mr D Smith	Object					Proforma 9	Response as Proforma 9
DLP1167	Gamma Harper	Object					Proforma 9	Response as Proforma 9
DLP1168	Peter Evans	Object					Proforma 9	Response as Proforma 9
DLP1169	Steven Cotterill	Object					Proforma 9	Response as Proforma 9
DLP1170	Mrs Yvonne Dickson	Object					Proforma 9	Response as Proforma 9
DLP1171	Peter Dickson	Object					Proforma 9	Response as Proforma 9
DLP1172	Neil Smith	Object					Proforma 9	Response as Proforma 9
DLP1173	Rachel Sturgess	Object					Proforma 9	Response as Proforma 9
DLP1174	Mrs Suzannah Roberts	Object					Proforma 9	Response as Proforma 9
DLP1175	Alison Little	Object					Proforma 9	Response as Proforma 9
DLP1176	Mr J Grima	Object					Proforma 9	Response as Proforma 9
DLP1177	Barry Hoy	Object					Proforma 9	Response as Proforma 9
DLP1178	Mary Lee	Object					Proforma 9	Response as Proforma 9
DLP1179	Robert Shaw	Object					Proforma 9	Response as Proforma 9
DLP1180	Maria Howley	Object					Proforma 9	Response as Proforma 9
DLP1181	June Linarts	Object					Proforma 9	Response as Proforma 9
DLP1182	Mrs E Houghton	Object					Proforma 9	Response as Proforma 9
DLP1183	Mrs N J Roe	Object					Proforma 9	Response as Proforma 9
DLP1184	M J Chadwick	Object					Proforma 9	Response as Proforma 9
DLP1185	Garry Richards	Object					Proforma 9	Response as Proforma 9
DLP1186	A Walsgrove	Object					Proforma 9	Response as Proforma 9
DLP1187	R Edwards	Object					Proforma 9	Response as Proforma 9
DLP1188	RE Creswell	Object					Proforma 9	Response as Proforma 9
DLP1189	Unknown (can't read)	Object					Proforma 9	Response as Proforma 9
DLP1190	Nick Brown	Object					Proforma 9	Response as Proforma 9
DLP1191	Mrs J O'Dwyer	Object					Proforma 9	Response as Proforma 9
DLP1192	Mark Buchanan	Object					Proforma 9	Response as Proforma 9
DLP1193	Lara Avenil	Object					Proforma 9	Response as Proforma 9
DLP1194	R Kemp	Object					Proforma 9	Response as Proforma 9
DLP1195	Gillian Gibson	Object					Proforma 9	Response as Proforma 9
DLP1196	Mrs J Keogh	Object					Proforma 9	Response as Proforma 9
DLP1197	Shelia Ditchfield	Object					Proforma 9	Response as Proforma 9
DLP1198	Mr B L Daniel	Object					Proforma 9	Response as Proforma 9
DLP1199	Ben Bryan	Object					Proforma 9	Response as Proforma 9
DLP1200	Mr M Miller	Object					Proforma 9	Response as Proforma 9

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DLP1201	Natalie Bouzon-Cope	Object					Proforma 9	Response as Proforma 9
DLP1202	Mrs A Powell	Object					Proforma 9	Response as Proforma 9
DLP1203	Beryl Kettle	Object					Proforma 9	Response as Proforma 9
DLP1204	Wendy Hicks	Object					Proforma 9	Response as Proforma 9
DLP1205	Mrs A Land	Object					Proforma 9	Response as Proforma 9
DLP1206	Paul Sutton	Object					Proforma 9	Response as Proforma 9
DLP1207	R Bryan	Object					Proforma 9	Response as Proforma 9
DLP1208	Emily Sutton	Object					Proforma 9	Response as Proforma 9
DLP1209	Sophie Sutton	Object					Proforma 9	Response as Proforma 9
DLP1210	Unknown (can't read)	Object					Proforma 9	Response as Proforma 9
DLP1211	Zoe Harper	Object					Proforma 9	Response as Proforma 9
DLP1212	Unknown (can't read)	Object					Proforma 9	Response as Proforma 9
DLP1213	Heather ?	Object					Proforma 9	Response as Proforma 9
DLP1214	Unknown (can't read)	Object					Proforma 9	Response as Proforma 9
DLP1215	Richard Smith	Object					Proforma 9	Response as Proforma 9
DLP1216	P M Dean	Object					Proforma 10	Response as Proforma 10
DLP1217	Mr L Stringer	Object					Proforma 10	Response as Proforma 10
DLP1218	R & T Starkey	Object					Proforma 10	Response as Proforma 10
DLP1219	Unknown (can't read)	Object					Proforma 10	Response as Proforma 10
DLP1220	Tony & Samantha Ballard	Object					Proforma 10	Response as Proforma 10
DLP1221	Mrs Vann	Object					Proforma 10	Response as Proforma 10
DLP1222	Unknown (can't read)	Object					Proforma 10	Response as Proforma 10
DLP1223	R Allen	Object					Proforma 10	Response as Proforma 10
DLP1224	Gemma A Sullivan	Object					Proforma 10	Response as Proforma 10
DLP1225	Mrs L Redmond	Object					Proforma 10	Response as Proforma 10
DLP1226	Terence Ryder	Object					Proforma 10	Response as Proforma 10
DLP1227	Unknown (can't read)	Object					Proforma 10	Response as Proforma 10
DLP1228	David Milligan	Object					Proforma 10	Response as Proforma 10
DLP1229	A H Lea	Object					Proforma 10	Response as Proforma 10
DLP1230	J Dorrell	Object					Proforma 10	Response as Proforma 10
DLP1231	P E Trehame	Object					Proforma 10	Response as Proforma 10
DLP1232	Adam Bridge	Object					Proforma 10	Response as Proforma 10
DLP1233	A M Porter	Object					Proforma 10	Response as Proforma 10
DLP1234	D Porter	Object					Proforma 10	Response as Proforma 10
DLP1235	Tracey Cunningham	Object					Proforma 10	Response as Proforma 10
DLP1236	Doreen Vyse	Object					Proforma 10	Response as Proforma 10
DLP1237	J G Heaven	Object					Proforma 10	Response as Proforma 10
DLP1238	L D Coley	Object					Proforma 10	Response as Proforma 10
DLP1239	Lucy M Barltam	Object					Proforma 10	Response as Proforma 10
DLP1240	James Porter	Object					Proforma 10	Response as Proforma 10
DLP1241	Darren Cheneler	Object					Proforma 10	Response as Proforma 10
DLP1242	A Cheneler	Object					Proforma 10	Response as Proforma 10
DLP1243	Mary Dix	Object					Proforma 10	Response as Proforma 10
DLP1244	David Crabb	Object					Proforma 11	Response as Proforma 11
DLP1245	Alison Stringer	Object					Proforma 11	Response as Proforma 11
DLP1246	B Evans	Object					Proforma 11	Response as Proforma 11

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DLP1247	G H Boulstridge	Object						Response as Proforma 11
DLP1248	B Sutherland	Object						Response as Proforma 11
DLP1249	L Boardman	Object						Response as Proforma 11
DLP1250	Tracey Dorman	Object						Response as Proforma 11
DLP1251	Mrs Gillian Bodell	Object						Response as Proforma 11
DLP1252	R Stringer	Object						Response as Proforma 11
DLP1253	David Thomason	Object						Response as Proforma 11
DLP1254	Alice Colclough	Object						Response as Proforma 11
DLP1255	Janet Cheshire	Object						Response as Proforma 11
DLP1255	Janet Cheshire	Object						Response as Proforma 12
DLP1256	K L Griffin	Object						Response as Proforma 11
DLP1257	Anthony Lloyd	Object						Response as Proforma 11
DLP1258	S Aucote	Object						Response as Proforma 11
DLP1259	Michael ?	Object						Response as Proforma 11
DLP1260	Georgia Jabra	Object						Response as Proforma 11
DLP1261	Mrs Ellen Power	Object					Worried about the impact of this many houses. Will have a knock back effect on medical service, can't get in to the Doctors now and need carers 3 times a day. Will the care I need still be provided when traffic is at a standstill.	Response as Proforma 11 Objections noted
DLP1261	Mrs Ellen Power	Object						Response as Proforma 11
DLP1262	M Barlam	Object						Response as Proforma 11
DLP1263	Andrew Cope	Object						Response as Proforma 11
DLP1264	Trevor Turnbull	Object						Response as Proforma 11
DLP1265	Chris Durnford	Object						Response as Proforma 11
DLP1266	Harold Chetwynd	Object						Response as Proforma 11
DLP1267	Hannah Owen	Object						Response as Proforma 11
DLP1268	B Blakey	Object						Response as Proforma 11
DLP1269	Mr A Bartlett	Object						Response as Proforma 11
DLP1270	M A Smith	Object						Response as Proforma 11
DLP1271	T Allsopp	Object						Response as Proforma 11
DLP1272	Mrs E A Allsopp	Object						Response as Proforma 11
DLP1273	J Bailey	Object						Response as Proforma 11
DLP1274	C Wilson	Object						Response as Proforma 11
DLP1275	Anthony Garratt	Object						Response as Proforma 11
DLP1276	Mrs C Higgins	Object						Response as Proforma 11
DLP1277	Bev Turrell	Object						Response as Proforma 11
DLP1278	Miss Roslyn Edwards	Object						Response as Proforma 11
DLP1279	Mrs Ruth Haywood	Object						Response as Proforma 11
DLP1280	S Rondell?	Object						Response as Proforma 11
DLP1281	Natasha Chetwynd	Object						Response as Proforma 11
DLP1282	Daniel Cox	Object						Response as Proforma 11
DLP1283	Mrs Margaret Girling	Object						Response as Proforma 11
DLP1284	B Telford	Object						Response as Proforma 11
DLP1285	S Phillips	Object						Response as Proforma 11
DLP1286	Mr T Cope	Object						Response as Proforma 11
DLP1287	M J Latham	Object						Response as Proforma 11

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DLP1288	Mr David Webb	Object					Proforma 11	Response as Proforma 11
DLP1288	Mr David Webb	Object					Proforma 19	Response as Proforma 19
DLP1289	Zac Gray	Object					Proforma 11	Response as Proforma 11
DLP1290	Andrea Jones	Object					Proforma 11	Response as Proforma 11
DLP1291	A Brodie	Object					Proforma 11	Response as Proforma 11
DLP1292	Karen Greenway	Object					Proforma 11	Response as Proforma 11
DLP1293	Tommy Sheppard	Object					Proforma 11	Response as Proforma 11
DLP1294	A Talboys	Object					Proforma 11	Response as Proforma 11
DLP1295	Ms A Jeffs	Object					Proforma 11	Response as Proforma 11
DLP1296	Beth Ford	Object					Proforma 11	Response as Proforma 11
DLP1297	T Hodgetts	Object					Proforma 11	Response as Proforma 11
DLP1298	Stephen Bradford	Object					Proforma 11	Response as Proforma 11
DLP1299	Edward Hughes	Object					Proforma 11	Response as Proforma 11
DLP1300	Gary Langman	Object					Proforma 11	Response as Proforma 11
DLP1301	Nigel J Cresswell	Object					Proforma 11	Response as Proforma 11
DLP1302	Lisa Sherwood	Object					Proforma 11	Response as Proforma 11
DLP1303	Katie Bole	Object					Proforma 11	Response as Proforma 11
DLP1304	Marc Hanna	Object					Proforma 11	Response as Proforma 11
DLP1305	Mrs J Cheneler	Object					Proforma 11	Response as Proforma 11
DLP1306	Simon Wootton	Object					Proforma 11	Response as Proforma 11
DLP1307	D M Orton	Object					Proforma 11	Response as Proforma 11
DLP1308	Vivien Wrenn	Object					Proforma 11	Response as Proforma 11
DLP1309	Mrs D Lea	Object					Proforma 11	Response as Proforma 11
DLP1310	Mrs P Wallbank	Object					Proforma 11	Response as Proforma 11
DLP1311	C Cross	Object					Proforma 11	Response as Proforma 11
DLP1312	Susan Davis	Object					Proforma 11	Response as Proforma 11
DLP1313	Mrs R Orwin	Object					Proforma 11	Response as Proforma 11
DLP1314	Emma Hillman	Object					Proforma 11	Response as Proforma 11
DLP1315	Chanel Lander	Object					Proforma 11	Response as Proforma 11
DLP1316	Roy & Cymhia Bradford	Object					Proforma 11	Response as Proforma 11
DLP1317	Kirsty Sparrow	Object					Proforma 11	Response as Proforma 11
DLP1318	A Clair	Object					Proforma 11	Response as Proforma 11
DLP1319	Caroline King	Object					Proforma 11	Response as Proforma 11
DLP1320	P E Kemp	Object					Proforma 11	Response as Proforma 11
DLP1321	J Johnson	Object					Proforma 11	Response as Proforma 11
DLP1322	Miss Taylor Whitehouse	Object					Proforma 11	Response as Proforma 11
DLP1323	S Albrighton	Object					Proforma 11	Response as Proforma 11
DLP1324	Jason Hilliard	Object					Proforma 11	Response as Proforma 11
DLP1324	Jason Hilliard	Object					Proforma 22	Response as Proforma 22
DLP1325	S Edwards	Object					Proforma 11	Response as Proforma 11
DLP1326	Anne Hunika	Object					Proforma 11	Response as Proforma 11
DLP1327	H J Wood	Object					Proforma 11	Response as Proforma 11
DLP1328	Mr & Mrs M Price	Object					Proforma 11	Response as Proforma 11
DLP1329	Lee Wildsmith	Object					Proforma 11	Response as Proforma 11
DLP1330	Unknown (can't read)	Object					Proforma 11	Response as Proforma 11

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REF	NAME / ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Responses
DLP1331	Martin Penny	Object					Proforma 11	Response as Proforma 11
DLP1332	R Stableford	Object					Proforma 11	Response as Proforma 11
DLP1333	NA Braidman	Object					Proforma 11	Response as Proforma 11
DLP1334	Scott Griffiths	Object					Proforma 11	Response as Proforma 11
DLP1335	Mr Lee Jones	Object					Proforma 11	Response as Proforma 11
DLP1336	Paul Pearson	Object					Proforma 11	Response as Proforma 11
DLP1337	B Tempest	Object					Proforma 11	Response as Proforma 11
DLP1338	D Giles	Object					Proforma 11	Response as Proforma 11
DLP1339	Natalie Ditchfield	Object					Proforma 11	Response as Proforma 11
DLP1340	John Barry	Object					Proforma 11	Response as Proforma 11
DLP1341	Lisa Wesley	Object					Proforma 11	Response as Proforma 11
DLP1342	M Atkins	Object					Proforma 11	Response as Proforma 11
DLP1343	Kris Lucas	Object					Proforma 11	Response as Proforma 11
DLP1344	Stephanie Smith	Object					Proforma 11	Response as Proforma 11
DLP1345	Frances Clubb	Object					Proforma 11	Response as Proforma 11
DLP1346	Mr I Torson	Object					Proforma 11	Response as Proforma 11
DLP1347	Richard Smith	Object					Proforma 11	Response as Proforma 11
DLP1348	Mrs J Kingdom	Object					Proforma 11	Response as Proforma 11
DLP1349	Mrs Sharon Parsons	Object					Proforma 11	Response as Proforma 11
DLP1350	Lorna Money	Object					Proforma 11	Response as Proforma 11
DLP1351	Gordon White	Object					Proforma 11	Response as Proforma 11
DLP1351	Gordon White	Object					Proforma 19	Response as Proforma 19
DLP1352	Mr G and Mrs J Taylor	Object					Proforma 11	Response as Proforma 11
DLP1353	Tommy Cummingham	Object					Proforma 11	Response as Proforma 11
DLP1354	H Jackson	Object					Proforma 11	Response as Proforma 11
DLP1355	Victoria Ainsley	Object					Proforma 11	Response as Proforma 11
DLP1356	J Homer	Object					Proforma 11	Response as Proforma 11
DLP1357	Unknown (can't read)	Object					Proforma 11	Response as Proforma 11
DLP1358	Unknown (can't read)	Object					Proforma 11	Response as Proforma 11
DLP1359	Unknown (can't read)	Object					Proforma 11	Response as Proforma 11
DLP1360	Mrs G Price	Object					Proforma 11	Response as Proforma 11
DLP1361	Unknown (can't read)	Object					Proforma 11	Response as Proforma 11
DLP1362	Kris Tweed	Object					Proforma 11	Response as Proforma 11
DLP1363	Brian Davis	Object					Proforma 11	Response as Proforma 11
DLP1364	Mrs M Morris	Object					Proforma 11	Response as Proforma 11
DLP1365	Can't read name	Object					Proforma 11	Response as Proforma 11
DLP1366	John Dingley	Object					Proforma 11	Response as Proforma 11
DLP1367	Steve Davis	Object					Proforma 11	Response as Proforma 11
DLP1368	M Guild	Object					Proforma 11	Response as Proforma 11
DLP1369	L Larkin	Object					Proforma 11	Response as Proforma 11
DLP1370	S Chelwynd	Object					Proforma 11	Response as Proforma 11
DLP1371	M Mason	Object					Proforma 11	Response as Proforma 11
DLP1372	Mr F Smith	Object					Proforma 11	Response as Proforma 11
DLP1373	Mrs B Smith	Object					Proforma 11	Response as Proforma 11
DLP1374	Mrs I Money	Object					Proforma 11	Response as Proforma 11
DLP1375	Unknown (can't read)	Object					Proforma 11	Response as Proforma 11

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DLP1376	S Cope	Object					Proforma 11	Response as Proforma 11
DLP1377	John Watts	Object					Proforma 11	Response as Proforma 11
DLP1378	T Boardman	Object					Proforma 12	Response as Proforma 12
DLP1379	Jayne Hunt	Object					Proforma 12	Response as Proforma 12
DLP1380	Doonan	Object					Proforma 12	Response as Proforma 12
DLP1381	Paul Rowley	Object					Proforma 12	Response as Proforma 12
DLP1382	Mrs J Gale	Object					Proforma 12	Response as Proforma 12
DLP1383	Ashley Bolger	Object					Proforma 12	Response as Proforma 12
DLP1384	W Moore	Object					Proforma 12	Response as Proforma 12
DLP1385	Mrs L M Gorringe	Object					Proforma 12	Response as Proforma 12
DLP1386	B A Boulstridge	Object					Proforma 12	Response as Proforma 12
DLP1387	Kate Hankinson	Object					Proforma 12	Response as Proforma 12
DLP1388	R Robbins	Object					Proforma 12	Response as Proforma 12
DLP1389	G Broadhurst	Object					Proforma 12	Response as Proforma 12
DLP1390	Lisa Broadhurst	Object					Proforma 12	Response as Proforma 12
DLP1391	Christine Wall	Object					Proforma 12	Response as Proforma 12
DLP1392	E Edwards?	Object					Proforma 12	Response as Proforma 12
DLP1393	G Sansom	Object					Proforma 12	Response as Proforma 12
DLP1394	P Blekey	Object					Proforma 12	Response as Proforma 12
DLP1395	Gary Fox	Object					Proforma 12	Response as Proforma 12
DLP1396	Natasha Quick	Object					Proforma 12	Response as Proforma 12
DLP1397	Brian Ryle	Object					Proforma 12	Response as Proforma 12
DLP1398	Sarah Stubbs	Object					Proforma 12	Response as Proforma 12
DLP1399	Oilly Beasley	Object					Proforma 12	Response as Proforma 12
DLP1400	C Wain	Object					Proforma 12	Response as Proforma 12
DLP1401	Alan Faulkner	Object					Proforma 12	Response as Proforma 12
DLP1402	Gill Robinson	Object					Proforma 12	Response as Proforma 12
DLP1403	D Priestly	Object					Proforma 12	Response as Proforma 12
DLP1404	Lucy Bowman	Object					Proforma 12	Response as Proforma 12
DLP1405	B Parker	Object					Proforma 12	Response as Proforma 12
DLP1406	Matthew Allbrighton	Object					Proforma 12	Response as Proforma 12
DLP1407	Charlotte Spencer	Object					Proforma 12	Response as Proforma 12
DLP1408	Ben Whitney	Object					Proforma 12	Response as Proforma 12
DLP1409	Amy Hindley	Object					Proforma 12	Response as Proforma 12
DLP1410	M Carter	Object					Proforma 12	Response as Proforma 12
DLP1411	Bryan Bishop	Object					Proforma 12	Response as Proforma 12
DLP1412	Nicola Guild	Object					Proforma 12	Response as Proforma 12
DLP1413	Mr B Creswell	Object					Proforma 12	Response as Proforma 12
DLP1414	Matthew Manning	Object					Proforma 12	Response as Proforma 12
DLP1415	T Stankey	Object					Proforma 12	Response as Proforma 12
DLP1416	Derrick Dean	Object					Proforma 12	Response as Proforma 12
DLP1417	Lucy Stringer	Object					Proforma 12	Response as Proforma 12
DLP1418	Nadia Archer	Object					Proforma 12	Response as Proforma 12
DLP1419	David Creane	Object						
DLP1420	Joy Miller	Object					Proforma 12	Response as Proforma 12
DLP1421	Zoe Hodgins	Object					Proforma 23	Response as Proforma 12
							Proforma 12	Response as Proforma 12

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DLP1422	Mr & Mrs Webster	Object					Proforma 12	Response as Proforma 12
DLP1423	Mrs Marie Randall	Object					Proforma 12	Response as Proforma 12
DLP1424	Rachel Collier	Object					Proforma 12	Response as Proforma 12
DLP1425	Jacqui Myatt	Object					Proforma 12	Response as Proforma 12
DLP1426	S M Gill	Object					Proforma 12	Response as Proforma 12
DLP1427	Melissa Millward	Object					Proforma 12	Response as Proforma 12
DLP1428	H Eaton	Object					Proforma 12	Response as Proforma 12
DLP1429	Moira Yeatman	Object					Proforma 12	Response as Proforma 12
DLP1430	C Martin	Object					Proforma 12	Response as Proforma 12
DLP1431	S & W Gwilliam	Object					Proforma 12	Response as Proforma 12
DLP1432	Mrs T M Lander	Object					Proforma 12	Response as Proforma 12
DLP1433	J Bridgen	Object					Proforma 12	Response as Proforma 12
DLP1434	Jamie Sheppard	Object					Proforma 12	Response as Proforma 12
DLP1435	Jean Clark	Object					Proforma 12	Response as Proforma 12
DLP1436	Karen Severn	Object					Proforma 12	Response as Proforma 12
DLP1437	Diane Archer	Object					Proforma 12	Response as Proforma 12
DLP1438	Linda Bird	Object					Proforma 12	Response as Proforma 12
DLP1439	Mr R Spencer	Object					Proforma 12	Response as Proforma 12
DLP1440	Gareth Clarke	Object					Proforma 12	Response as Proforma 12
DLP1441	Kirk Taylor	Object					Proforma 12	Response as Proforma 12
DLP1442	Sylvia Coleman	Object					Proforma 12	Response as Proforma 12
DLP1443	Lucy Rowley	Object					Proforma 12	Response as Proforma 12
DLP1444	Mr R J Ashby	Object					Proforma 12	Response as Proforma 12
DLP1445	Joan Dzuibany	Object					Proforma 12	Response as Proforma 12
DLP1446	Joan Dzuibany	Object					Proforma 17	Response as Proforma 17
DLP1447	Mrs M G White	Object					Proforma 12	Response as Proforma 12
DLP1448	Brenda Thwaite	Object					Proforma 12	Response as Proforma 12
DLP1488	Karen Jones	Object					Proforma 12	Response as Proforma 12
DLP1449	Dean Lawrence	Object					Proforma 12	Response as Proforma 12
DLP1449	Dean Lawrence	Object					Proforma 12	Response as Proforma 12
DLP1449	Dean Lawrence	Object					Proforma 12	Response as Proforma 12
DLP1450	Mr Robinson	Object					Proforma 12	Response as Proforma 12
DLP1451	S A Owen	Object					Proforma 12	Response as Proforma 12
DLP1452	Mrs Lynne Sadler	Object					Proforma 12	Response as Proforma 12
DLP1453	Mr Dean Sadler	Object					Proforma 12	Response as Proforma 12
DLP1454	Alex Money	Object					Proforma 12	Response as Proforma 12
DLP1455	Mrs C E Roberts	Object					Proforma 12	Response as Proforma 12
DLP1456	S McCloskey	Object					Proforma 12	Response as Proforma 12
DLP1457	Mrs B & Mr M Statham	Object					Proforma 12	Response as Proforma 12
DLP1458	C Nolan	Object					Proforma 12	Response as Proforma 12
DLP1459	P W Ward	Object					Proforma 12	Response as Proforma 12
DLP1459	P W Ward	Object					Proforma 17	Response as Proforma 12
DLP1460	David Cech	Object					Proforma 12	Response as Proforma 12
DLP1461	V Shelton	Object					Proforma 12	Response as Proforma 12
DLP1461	V Shelton	Object					Proforma 17	Response as Proforma 17
DLP1462	Kate Hope	Object					Proforma 12	Response as Proforma 12
DLP1463	Dawn Harvett	Object					Proforma 12	Response as Proforma 12

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DLP1464	S Jackson	Object					Proforma 12	Response as Proforma 12
DLP1465	J Thomas	Object					Proforma 12	Response as Proforma 12
DLP1466	Ann Bartholomew	Object					Proforma 12	Response as Proforma 12
DLP1467	Zoe Cherry	Object					Proforma 12	Response as Proforma 12
DLP1468	G T Walker	Object					Proforma 12	Response as Proforma 12
DLP1469	D Bennett	Object					Proforma 13	Response as Proforma 13
DLP1470	John Edwards	Object					Proforma 13	Response as Proforma 13
DLP1471	Dean Smith	Object					Proforma 13	Response as Proforma 13
DLP1472	D J Hartless	Object					Proforma 13	Response as Proforma 13
DLP1473	Mrs A C Hurcombe	Object					Proforma 13	Response as Proforma 13
DLP1474	Mrs Monica Lines	Object					Proforma 13	Response as Proforma 13
DLP1475	Verna J French	Object					Proforma 13	Response as Proforma 13
DLP1476	Joan A Riley	Object					Proforma 13	Response as Proforma 13
DLP1477	P Hodgetts	Object					Proforma 13	Response as Proforma 13
DLP1478	Jean Wright	Object					Proforma 13	Response as Proforma 13
DLP1479	Sheila Britton	Object					Proforma 13	Response as Proforma 13
DLP1480	R Allen	Object					Proforma 13	Response as Proforma 13
DLP1481	Mrs S Allen	Object					Proforma 13	Response as Proforma 13
DLP1482	C King	Object					Proforma 13	Response as Proforma 13
DLP1483	V A Stevenson	Object					Proforma 13	Response as Proforma 13
DLP1484	Unknown (can't read)	Object					Proforma 13	Response as Proforma 13
DLP1485	Casie Kellegher	Object					Proforma 13	Response as Proforma 13
DLP1486	Karen Kellegher	Object					Proforma 13	Response as Proforma 13
DLP1487	K Barber	Object					Proforma 13	Response as Proforma 13
DLP1488	Beryl M Lawton	Object					Proforma 13	Response as Proforma 13
DLP1489	J Ward	Object					Proforma 13	Response as Proforma 13
DLP1490	C J Mansell	Object					Proforma 13	Response as Proforma 13
DLP1491	M Lawton	Object					Proforma 13	Response as Proforma 13
DLP1492	Jackie Haynes	Object					Proforma 13	Response as Proforma 13
DLP1493	Simon Thomas	Object					Proforma 13	Response as Proforma 13
DLP1494	S Lippitt	Object					Proforma 14	Response as Proforma 14
DLP1495	Melanie Fulleylove	Object					Proforma 14	Response as Proforma 14
DLP1496	Lee Fulleylove	Object					Proforma 14	Response as Proforma 14
DLP1497	K J Hollis	Object					Proforma 14	Response as Proforma 14
DLP1498	B R Hawkesford	Object					Proforma 14	Response as Proforma 14
DLP1498	B R Hawkesford	Object					Proforma 23	Response as Proforma 23
DLP1499	Jordan Wilkins	Object					Proforma 14	Response as Proforma 14
DLP1500	M Jackson	Object					Proforma 15	Response as Proforma 15
DLP1501	Deborah Tomlinson	Object					Proforma 15	Response as Proforma 15
DLP1502	Kate Langley	Object					Proforma 15	Response as Proforma 15
DLP1503	Stephanie Welsh	Object					Proforma 15	Response as Proforma 15
DLP1504	Stuart Hovard	Object					Proforma 15	Response as Proforma 15
DLP1505	Norman Wallbank	Object					Proforma 15	Response as Proforma 15
DLP1506	Chris Bennett	Object					Proforma 15	Response as Proforma 15
DLP1507	Alison Cavanagh	Object					Proforma 15	Response as Proforma 15
DLP1508	Mrs Wiggall	Object					Proforma 15	Response as Proforma 15

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DLP1509	S Day	Object					Proforma 15	Response as Proforma 15
DLP1510	S Clamp	Object					Proforma 15	Response as Proforma 15
DLP1511	Unknown (can't read)	Object					Proforma 15	Response as Proforma 15
DLP1512	Gavin Leverton	Object					Proforma 15	Response as Proforma 15
DLP1513	L M Thompson	Object					Proforma 15	Response as Proforma 15
DLP1514	Mari Burgess	Object					Proforma 15	Response as Proforma 15
DLP1515	M Graham	Object					Proforma 15	Response as Proforma 15
DLP1516	Paul Smith	Object					Proforma 15	Response as Proforma 15
DLP1517	Joanne Horrocks	Object					Proforma 15	Response as Proforma 15
DLP1518	Donna Mills	Object					Proforma 15	Response as Proforma 15
DLP1519	Lesley Irving	Object					Proforma 15	Response as Proforma 15
DLP1520	Susan Hornite	Object					Proforma 15	Response as Proforma 15
DLP1521	D Coleman	Object					Proforma 15	Response as Proforma 15
DLP1522	Sandra Baxter	Object					Proforma 15	Response as Proforma 15
DLP1523	A Baxter	Object					Proforma 15	Response as Proforma 15
DLP1524	Denis Perry	Object					Proforma 15	Response as Proforma 15
DLP1525	Catherine Morphet	Object					Proforma 15	Response as Proforma 15
DLP1526	Angela & Peter Henshaw	Object					Proforma 15	Response as Proforma 15
DLP1527	Luke Watson	Object					Proforma 15	Response as Proforma 15
DLP1528	Rob Wood	Object					Proforma 15	Response as Proforma 15
DLP1529	Mr A Lewis	Object					Proforma 15	Response as Proforma 15
DLP1530	Susan Lewis	Object					Proforma 15	Response as Proforma 15
DLP1531	Mrs H Carling	Object					Proforma 15	Response as Proforma 15
DLP1532	Robert Barrs	Object					Proforma 15	Response as Proforma 15
DLP1533	Jon Meer	Object					Proforma 15	Response as Proforma 15
DLP1534	Jacqueline Smith	Object					Proforma 15	Response as Proforma 15
DLP1535	Kate Norris	Object					Proforma 15	Response as Proforma 15
DLP1536	Harry Mills	Object					Proforma 15	Response as Proforma 15
DLP1537	W W Burley	Object					Proforma 15	Response as Proforma 15
DLP1538	Michael Tough	Object					Proforma 15	Response as Proforma 15
DLP1539	Marcia Bowerbank	Object					Proforma 15	Response as Proforma 15
DLP1540	Lee Turner	Object					Proforma 15	Response as Proforma 15
DLP1541	Philip Nelson	Object					Proforma 15	Response as Proforma 15
DLP1542	Mrs Arlene Wallbank	Object					Proforma 15	Response as Proforma 15
DLP1543	J E Thompstone	Object					Proforma 15	Response as Proforma 15
DLP1544	Mrs Y Atkins	Object					Proforma 15	Response as Proforma 15
DLP1545	John Cresswell	Object					Proforma 15	Response as Proforma 15
DLP1546	David Webb	Object					Proforma 15	Response as Proforma 15
DLP1547	Nicole Eley	Object					Proforma 15	Response as Proforma 15
DLP1548	Lorna Powell	Object					Proforma 15	Response as Proforma 15
DLP1549	Miss K A Faulkener	Object					Proforma 15	Response as Proforma 15
DLP1550	L Biggs	Object					Proforma 15	Response as Proforma 15
DLP1551	K Sutton	Object					Proforma 15	Response as Proforma 15
DLP1552	Mr G L Brown	Object					Proforma 15	Response as Proforma 15
DLP1553	Raymond Linatts	Object					Proforma 15	Response as Proforma 15
DLP1554	Susan Brown	Object					Proforma 15	Response as Proforma 15

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REF	NAME / ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Responses
DLP1555	Lorraine Humpherson	Object					Proforma 15	Response as Proforma 15
DLP1556	J Pratlley	Object					Proforma 15	Response as Proforma 15
DLP1557	Jason Evans	Object					Proforma 15	Response as Proforma 15
DLP1558	A Waldron	Object					Proforma 15	Response as Proforma 15
DLP1559	N Harrison	Object					Proforma 15	Response as Proforma 15
DLP1560	Miss K N Hurst	Object					Proforma 15	Response as Proforma 15
DLP1561	G Cope	Object					Proforma 15	Response as Proforma 15
DLP1562	Robert Boyle	Object					Proforma 15	Response as Proforma 15
DLP1563	Teresa Meau	Object					Proforma 15	Response as Proforma 15
DLP1564	David Kester	Object					Proforma 15	Response as Proforma 15
DLP1565	Mrs S Sharratt	Object					Proforma 15	Response as Proforma 15
DLP1566	Nik Harris	Object					Proforma 15	Response as Proforma 15
DLP1567	R Butler	Object					Proforma 15	Response as Proforma 15
DLP1568	Harry Archer	Object					Proforma 15	Response as Proforma 15
DLP1569	Unknown (can't read)	Object					Proforma 15	Response as Proforma 15
DLP1570	Rachel Evans	Object					Proforma 15	Response as Proforma 15
DLP1571	Jim McGowan	Object					Proforma 15	Response as Proforma 15
DLP1572	D Meakin	Object					Proforma 15	Response as Proforma 15
DLP1573	Jake Millard?	Object					Proforma 15	Response as Proforma 15
DLP1574	S L Leary	Object					Proforma 15	Response as Proforma 15
DLP1575	Nigel Dalton	Object					Proforma 15	Response as Proforma 15
DLP1576	A J Hathaway	Object					Proforma 15	Response as Proforma 15
DLP1577	Jenny Johnson	Object					Proforma 15	Response as Proforma 15
DLP1578	N P Bailey	Object					Proforma 15	Response as Proforma 15
DLP1579	K Northall	Object					Proforma 16	Response as Proforma 16
DLP1580	Mrs L Blakeman	Object					Proforma 16	Response as Proforma 16
DLP1581	F Bartlam	Object					Proforma 16	Response as Proforma 16
DLP1582	Lindsey Kurtulus	Object					Proforma 16	Response as Proforma 16
DLP1583	Felicity Antill	Object					Proforma 16	Response as Proforma 16
DLP1584	Kosta Peratinos	Object					Proforma 16	Response as Proforma 16
DLP1585	Mrs D J Rooms	Object					Proforma 16	Response as Proforma 16
DLP1586	Darren Croshaw	Object					Proforma 16	Response as Proforma 16
DLP1587	Mr A & Mrs D Gee	Object					Proforma 16	Response as Proforma 16
DLP1588	Glenn Beech	Object					Proforma 16	Response as Proforma 16
DLP1589	Dawn Irving	Object					Proforma 16	Response as Proforma 16
DLP1590	C Rowley	Object					Proforma 16	Response as Proforma 16
DLP1591	Jordan Lees	Object					Proforma 16	Response as Proforma 16
DLP1592	Maria Powell	Object					Proforma 16	Response as Proforma 16
DLP1593	Tracey Allen	Object					Proforma 16	Response as Proforma 16
DLP1594	M Hopper	Object					Proforma 16	Response as Proforma 16
DLP1595	Mr Mason	Object					Proforma 16	Response as Proforma 16
DLP1596	John Stonehouse	Object					Proforma 16	Response as Proforma 16
DLP1597	Mark Williams	Object					Proforma 16	Response as Proforma 16
DLP1598	Roger Dawson	Object					Proforma 16	Response as Proforma 16
DLP1599	Dan Gibbs	Object					Proforma 16	Response as Proforma 16
DLP1600	Unknown (can't read)	Object					Proforma 16	Response as Proforma 16
DLP1601	E V Cowley	Object					Proforma 16	Response as Proforma 16

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REF	NAME / ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Responses
DLP1602	Elizabeth Manning	Object					Proforma 16	Response as Proforma 16
DLP1603	Unknown (can't read)	Object					Proforma 16	Response as Proforma 16
DLP1604	Angela Allbrighton	Object					Proforma 16	Response as Proforma 16
DLP1605	S Priest	Object					Proforma 16	Response as Proforma 16
DLP1606	Mrs D Smith	Object					Proforma 16	Response as Proforma 16
DLP1607	Mr Johnson	Object					Proforma 16	Response as Proforma 16
DLP1608	Peter Clark	Object					Proforma 16	Response as Proforma 16
DLP1609	Jamie lee Davis	Object					Proforma 16	Response as Proforma 16
DLP1610	S F Pallett	Object					Proforma 16	Response as Proforma 16
DLP1611	M Gallett	Object					Proforma 16	Response as Proforma 16
DLP1612	Mark Jones	Object					Proforma 16	Response as Proforma 16
DLP1613	Mrs Haywood	Object					Proforma 16	Response as Proforma 16
DLP1614	B Boulstridge	Object					Proforma 16	Response as Proforma 16
DLP1615	Brad Darkes	Object					Proforma 16	Response as Proforma 16
DLP1616	J F Hawkins	Object					Proforma 16	Response as Proforma 16
DLP1617	Arnie Kenny-Lewick	Object					Proforma 16	Response as Proforma 16
DLP1618	Robert Hopkins	Object					Proforma 16	Response as Proforma 16
DLP1619	Mr A Erdogan	Object					Proforma 16	Response as Proforma 16
DLP1620	Andrew Green	Object					Proforma 16	Response as Proforma 16
DLP1621	K Hand	Object					Proforma 16	Response as Proforma 16
DLP1622	Jean Philips	Object					Proforma 16	Response as Proforma 16
DLP1623	C Meier	Object					Proforma 16	Response as Proforma 16
DLP1624	Adam Wright	Object					Proforma 16	Response as Proforma 16
DLP1625	J Smith	Object					Proforma 16	Response as Proforma 16
DLP1626	Mrs B A Kent	Object					Proforma 16	Response as Proforma 16
DLP1627	Brian Millership	Object					Proforma 16	Response as Proforma 16
DLP1628	K B Daniels	Object					Proforma 16	Response as Proforma 16
DLP1629	Hannah Green	Object					Proforma 16	Response as Proforma 16
DLP1630	Sylvia Palfreyman	Object					Proforma 16	Response as Proforma 16
DLP1631	David R Latham	Object					Proforma 16	Response as Proforma 16
DLP1632	Andrew Haywood & Janice Hogg	Object					Proforma 16	Response as Proforma 16
DLP1633	Paul Stacey	Object					Proforma 16	Response as Proforma 16
DLP1634	David Wallbank	Object					Proforma 16	Response as Proforma 16
DLP1635	C Talbot	Object					Proforma 16	Response as Proforma 16
DLP1636	A Turrell	Object					Proforma 16	Response as Proforma 16
DLP1637	Unknown(can't read)	Object					Proforma 16	Response as Proforma 16
DLP1638	George Congrave	Object					Proforma 16	Response as Proforma 16
DLP1639	Mr J Spragg	Object					Proforma 16	Response as Proforma 16
DLP1640	Justin Green	Object					Proforma 16	Response as Proforma 16
DLP1641	Mr D Rogers	Object					Proforma 16	Response as Proforma 16
DLP1641	Mr D Rogers	Object					Proforma 20	Response as Proforma 20
DLP1642	Shannon Gibbs-Smith	Object					Proforma 16	Response as Proforma 16
DLP1643	Nathan Diamond	Object					Proforma 16	Response as Proforma 16
DLP1644	Mrs J Gilbert	Object					Proforma 16	Response as Proforma 16
DLP1645	Steven Andrews	Object					Proforma 16	Response as Proforma 16
DLP1646	Jill Stepney	Object					Proforma 16	Response as Proforma 16

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REF	NAME / ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Responses
DLP1647	Craig Foster	Object					Proforma 16	Response as Proforma 16
DLP1648	Mrs J Painter	Object					Proforma 16	Response as Proforma 16
DLP1649	Heather Thomas	Object					Proforma 16	Response as Proforma 16
DLP1650	Mrs A McLean	Object					Proforma 16	Response as Proforma 16
DLP1651	Glenys Bickley	Object					Proforma 16	Response as Proforma 16
DLP1652	Dave Lawrence	Object					Proforma 16	Response as Proforma 16
DLP1653	Lucy Ward	Object					Proforma 16	Response as Proforma 16
DLP1654	M Massey	Object					Proforma 16	Response as Proforma 16
DLP1655	D Gilbert	Object					Proforma 16	Response as Proforma 16
DLP1656	W H Gilbert	Object					Proforma 16	Response as Proforma 16
DLP1657	S Bowerbank	Object					Proforma 16	Response as Proforma 16
DLP1658	Lisa Bates	Object					Proforma 16	Response as Proforma 16
DLP1659	M J Wallbank	Object					Proforma 16	Response as Proforma 16
DLP1660	Mr Garlick	Object					Proforma 16	Response as Proforma 16
DLP1661	Shane Fernando	Object					Proforma 16	Response as Proforma 16
DLP1662	Keith Harley	Object					Proforma 16	Response as Proforma 16
DLP1663	C Nelson	Object					Proforma 16	Response as Proforma 16
DLP1664	K Turrell	Object					Proforma 16	Response as Proforma 16
DLP1665	B J Tweed	Object					Proforma 16	Response as Proforma 16
DLP1666	Thomas A Cope	Object					Proforma 16	Response as Proforma 16
DLP1666	Tom Cope	Object					Proforma 21	Response as Proforma 21
DLP1667	Mrs J Byrne	Object					Proforma 16	Response as Proforma 16
DLP1668	Unknown(can't read)	Object					Proforma 16	Response as Proforma 16
DLP1669	D Cooper	Object					Proforma 16	Response as Proforma 16
DLP1670	Mark Chapman	Object					Proforma 16	Response as Proforma 16
DLP1671	Lorraine Webb	Object					Proforma 16	Response as Proforma 16
DLP1672	K P Worrall	Object					Proforma 16	Response as Proforma 16
DLP1673	C Smith	Object					Proforma 16	Response as Proforma 16
DLP1674	C J Willis	Object					Proforma 16	Response as Proforma 16
DLP1675	S Watson	Object					Proforma 16	Response as Proforma 16
DLP1676	Lisa Hart	Object					Proforma 16	Response as Proforma 16
DLP1677	Unknown(can't read)	Object					Proforma 16	Response as Proforma 16
DLP1678	Unknown(can't read)	Object					Proforma 16	Response as Proforma 16
DLP1679	Jodie Eviatts	Object					Proforma 16	Response as Proforma 16
DLP1680	H Davidson	Object					Proforma 16	Response as Proforma 16
DLP1681	Mrs M Hopwood	Object					Proforma 16	Response as Proforma 16
DLP1682	K Maskell	Object					Proforma 16	Response as Proforma 16
DLP1683	Jody Hopkins	Object					Proforma 16	Response as Proforma 16
DLP1684	Unknown(can't read)	Object					Proforma 16	Response as Proforma 16
DLP1685	M Congrave	Object					Proforma 16	Response as Proforma 16
DLP1686	C Baxter	Object					Proforma 16	Response as Proforma 16
DLP1687	Mrs J Penny	Object					Proforma 16	Response as Proforma 16
DLP1688	Mrs E A Smith	Object					Proforma 16	Response as Proforma 16
DLP1689	Michael Byrne	Object					Proforma 17	Response as Proforma 17
DLP1690	M & Megan Hoiton	Object					Proforma 17	Response as Proforma 17
DLP1691	Michael Clempson	Object					Proforma 17	Response as Proforma 17
DLP1692	I Albrighton	Object					Proforma 17	Response as Proforma 17

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REF	NAME / ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Responses
DLP1693	Kate Bassford	Object					Proforma 17	Response as Proforma 17
DLP1694	J Marshall	Object					Proforma 17	Response as Proforma 17
DLP1695	Zoe Beadman	Object					Proforma 17	Response as Proforma 17
DLP1696	Mr M J Heath	Object					Proforma 17	Response as Proforma 17
DLP1697	S J Banner	Object					Proforma 17	Response as Proforma 17
DLP1698	Martin Townsend	Object					Proforma 17	Response as Proforma 17
DLP1699	Amy Sullivan	Object					Proforma 17	Response as Proforma 17
DLP1700	M Snowden	Object					Proforma 17	Response as Proforma 17
DLP1701	K Whetton	Object					Proforma 17	Response as Proforma 17
DLP1702	Dale Dawes	Object					Proforma 17	Response as Proforma 17
DLP1703	P Sandy	Object					Proforma 17	Response as Proforma 17
DLP1704	Sandra Ebbleswhite	Object					Proforma 17	Response as Proforma 17
DLP1705	Sam Dawes	Object					Proforma 17	Response as Proforma 17
DLP1706	Mrs A B Perks	Object					Proforma 17	Response as Proforma 17
DLP1707	Katie Sullivan	Object					Proforma 17	Response as Proforma 17
DLP1708	K H Farrell	Object					Proforma 17	Response as Proforma 17
DLP1709	David Cook	Object					Proforma 17	Response as Proforma 17
DLP1710	Ken Davies	Object					Proforma 17	Response as Proforma 17
DLP1711	P S Allsopp	Object					Proforma 17	Response as Proforma 17
DLP1712	P S Allsopp	Object					Proforma 22	Response as Proforma 22
DLP1713	Peter Bacciochi	Object					Proforma 17	Response as Proforma 17
DLP1714	Unknown (can't read)	Object					Proforma 17	Response as Proforma 17
DLP1715	Roger Wiggins	Object					Proforma 17	Response as Proforma 17
DLP1716	Mark Hopkins	Object					Proforma 17	Response as Proforma 17
DLP1717	S Elliott	Object					Proforma 17	Response as Proforma 17
DLP1718	P Donovan	Object					Proforma 17	Response as Proforma 17
DLP1719	E A Donovan	Object					Proforma 17	Response as Proforma 17
DLP1720	Josh Bartlam	Object					Proforma 17	Response as Proforma 17
DLP1721	Pam Kent	Object					Proforma 17	Response as Proforma 17
DLP1722	P Thomas	Object					Proforma 17	Response as Proforma 17
DLP1723	D J Gray	Object					Proforma 22	Response as Proforma 22
DLP1724	Lisa Dickson	Object					Proforma 17	Response as Proforma 17
DLP1725	P Whitehouse	Object					Proforma 17	Response as Proforma 17
DLP1726	Martin Dolman	Object					Proforma 17	Response as Proforma 17
DLP1727	Ann Marven	Object					Proforma 17	Response as Proforma 17
DLP1728	Mrs S Clempson	Object					Proforma 17	Response as Proforma 17
DLP1729	K Whitehouse	Object					Proforma 17	Response as Proforma 17
DLP1730	Stacey Webster	Object					Proforma 17	Response as Proforma 17
DLP1731	Mrs C A Benson	Object					Proforma 17	Response as Proforma 17
DLP1732	Mr & Mrs Hands	Object					Proforma 22	Response as Proforma 22
DLP1733	Mr & Mrs Hands	Object					Proforma 17	Response as Proforma 17
DLP1734	Lisa Goldsworthy	Object					Proforma 17	Response as Proforma 17
DLP1735	J Marven	Object					Proforma 18	Response as Proforma 18
DLP1736	Sandra Price	Object					Proforma 18	Response as Proforma 18
DLP1737	Tracey Berry	Object					Proforma 18	Response as Proforma 18
DLP1738	J Reilly	Object					Proforma 18	Response as Proforma 18

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REF	NAME / ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Responses
DLP1737	P R Lawrence	Object					Proforma 18	Response as Proforma 18
DLP1738	J West	Object					Proforma 18	Response as Proforma 18
DLP1739	Mark Hawkins	Object					Proforma 19	Response as Proforma 19
DLP1740	R Bennett	Object					Proforma 19	Response as Proforma 19
DLP1741	Charissa Hunt	Object					Proforma 19	Response as Proforma 19
DLP1742	J Taylor	Object					Proforma 19	Response as Proforma 19
DLP1743	Mr R A Stepnay	Object					Proforma 19	Response as Proforma 19
DLP1744	Jean Pickard	Object					Proforma 19	Response as Proforma 19
DLP1745	J Moseley	Object					Proforma 19	Response as Proforma 19
DLP1746	B Groucott	Object					Proforma 19	Response as Proforma 19
DLP1747	Michael Appleby	Object					Proforma 19	Response as Proforma 19
DLP1748	Gary Lucas	Object					Proforma 19	Response as Proforma 19
DLP1749	Ewart Samuels	Object					Proforma 19	Response as Proforma 19
DLP1750	Mrs S Stokes	Object					Proforma 19	Response as Proforma 19
DLP1751	Nicola Whiting	Object					Proforma 19	Response as Proforma 19
DLP1752	Unknown (can't read)	Object					Proforma 19	Response as Proforma 19
DLP1753	Mr G McClean	Object					Proforma 19	Response as Proforma 19
DLP1754	Sam Barter	Object					Proforma 19	Response as Proforma 19
DLP1755	H Clark	Object					Proforma 19	Response as Proforma 19
DLP1756	Kim Betteridge	Object					Proforma 19	Response as Proforma 19
DLP1757	Unknown (can't read)	Object					Proforma 19	Response as Proforma 19
DLP1758	L Moore	Object					Proforma 19	Response as Proforma 19
DLP1759	Antona Cogbill	Object					Proforma 19	Response as Proforma 19
DLP1760	Kevin Hawkins	Object					Proforma 19	Response as Proforma 19
DLP1761	O Moore	Object					Proforma 19	Response as Proforma 19
DLP1762	Aaron Dingley	Object					Proforma 19	Response as Proforma 19
DLP1763	Sue Hawkins	Object					Proforma 19	Response as Proforma 19
DLP1764	Mrs J Ward	Object					Proforma 19	Response as Proforma 19
DLP1765	Shella Boateng?	Object					Proforma 19	Response as Proforma 19
DLP1766	Mrs Judy Nestor	Object					Proforma 19	Response as Proforma 19
DLP1767	Mrs L Butler	Object					Proforma 19	Response as Proforma 19
DLP1768	Mr & Mrs Trela	Object					Proforma 19	Response as Proforma 19
DLP1769	C French	Object					Proforma 19	Response as Proforma 19
DLP1770	J Burns	Object					Proforma 19	Response as Proforma 19
DLP1771	Karl Vyse	Object					Proforma 19	Response as Proforma 19
DLP1772	Mrs J A Sampson	Object					Proforma 19	Response as Proforma 19
DLP1773	Mrs D Crisp	Object					Proforma 19	Response as Proforma 19
DLP1774	M J Jones	Object					Proforma 19	Response as Proforma 19
DLP1775	J Snell	Object					Proforma 19	Response as Proforma 19
DLP1776	Mrs Rebecca Grimley	Object					Proforma 19	Response as Proforma 19
DLP1777	Mrs J Hammonds	Object					Proforma 19	Response as Proforma 19
DLP1778	Louise Jeromes	Object					Proforma 19	Response as Proforma 19
DLP1779	H J Biggs	Object					Proforma 19	Response as Proforma 19
DLP1780	Paul Coley	Object					Proforma 19	Response as Proforma 19
DLP1781	Lindsey Stokes	Object					Proforma 19	Response as Proforma 19
DLP1782	Amarda Robbins	Object					Proforma 19	Response as Proforma 19
DLP1783	Mr Wilkinson	Object					Proforma 19	Response as Proforma 19

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REF	NAME / ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Responses
DLP1784	Lee Harper	Object					Proforma 19	Response as Proforma 19
DLP1785	Tim Moore	Object					Proforma 19	Response as Proforma 19
DLP1786	Mr J Morton	Object					Proforma 19	Response as Proforma 19
DLP1787	T Webb	Object					Proforma 19	Response as Proforma 19
DLP1788	Elaine Thomason	Object					Proforma 20	Response as Proforma 20
DLP1789	Karen Archer	Object					Proforma 20	Response as Proforma 20
DLP1790	P Dicken	Object					Proforma 20	Response as Proforma 20
DLP1791	Alan Gee	Object					Proforma 20	Response as Proforma 20
DLP1792	C Dorman	Object					Proforma 20	Response as Proforma 20
DLP1793	Sarah Rose Mundy	Object					Proforma 20	Response as Proforma 20
DLP1794	Lee Chapman	Object					Proforma 20	Response as Proforma 20
DLP1795	Unknown (can't read)	Object					Proforma 20	Response as Proforma 20
DLP1796	M B Mitchell	Object					Proforma 20	Response as Proforma 20
DLP1797	Pam Mitchell	Object					Proforma 20	Response as Proforma 20
DLP1798	K Stubbs	Object					Proforma 20	Response as Proforma 20
DLP1799	Mr T Orton	Object					Proforma 20	Response as Proforma 20
DLP1800	D Stubbs	Object					Proforma 20	Response as Proforma 20
DLP1801	Mrs K Coles	Object					Proforma 20	Response as Proforma 20
DLP1802	Mr & Mrs Green	Object					Proforma 20	Response as Proforma 20
DLP1803	L Green	Object					Proforma 20	Response as Proforma 20
DLP1804	P R Evans	Object					Proforma 20	Response as Proforma 20
DLP1805	David Gorringe	Object					Proforma 20	Response as Proforma 20
DLP1806	K Stringer	Object					Proforma 20	Response as Proforma 20
DLP1807	Mrs S Turian	Object					Proforma 20	Response as Proforma 20
DLP1808	Unknown (can't read)	Object					Proforma 20	Response as Proforma 20
DLP1809	Sonia Rowley	Object					Proforma 20	Response as Proforma 20
DLP1810	J Cross	Object					Proforma 20	Response as Proforma 20
DLP1811	Janet Waplington	Object					Proforma 20	Response as Proforma 20
DLP1812	Mrs M Marshall	Object					Proforma 20	Response as Proforma 20
DLP1813	Carol Brown	Object					Proforma 20	Response as Proforma 20
DLP1814	B Smith	Object					Proforma 20	Response as Proforma 20
DLP1815	Mrs Mary Henney	Object					Proforma 20	Response as Proforma 20
DLP1816	Mr M Higgins	Object					Proforma 20	Response as Proforma 20
DLP1817	M Sheppard	Object					Proforma 20	Response as Proforma 20
DLP1818	Patricia Dingley	Object					Proforma 20	Response as Proforma 20
DLP1819	Darren Dingley	Object					Proforma 20	Response as Proforma 20
DLP1820	Miss J Norman	Object					Proforma 20	Response as Proforma 20
DLP1821	A Grantham	Object					Proforma 20	Response as Proforma 20
DLP1822	Mike Gommersall	Object					Proforma 20	Response as Proforma 20
DLP1823	K Smith	Object					Proforma 20	Response as Proforma 20
DLP1824	Gill Banks	Object					Proforma 20	Response as Proforma 20
DLP1825	Terri Gravestock	Object					Proforma 20	Response as Proforma 20
DLP1826	Mrs Jean Fowler	Object					Proforma 20	Response as Proforma 20
DLP1827	Sarah Proctor	Object					Proforma 20	Response as Proforma 20
DLP1828	A Cunniam	Object					Proforma 20	Response as Proforma 20
DLP1829	J Blower	Object					Proforma 20	Response as Proforma 20
DLP1830	J Cook	Object					Proforma 20	Response as Proforma 20

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REF	NAME / ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Responses
DLP1831	Mr K Allbrighton	Object					Proforma 20	Response as Proforma 20
DLP1832	Faye Bassford	Object					Proforma 20	Response as Proforma 20
DLP1833	L Dewsnip	Object					Proforma 20	Response as Proforma 20
DLP1834	Lee Duroe	Object					Proforma 20	Response as Proforma 20
DLP1835	Kerry Salsbury	Object					Proforma 20	Response as Proforma 20
DLP1836	Dennis Oton	Object					Proforma 20	Response as Proforma 20
DLP1837	Faye Whapples	Object					Proforma 20	Response as Proforma 20
DLP1838	Mr John W Lander	Object					Proforma 20	Response as Proforma 20
DLP1839	L, B & BJ Britscoe	Object					Proforma 20	Response as Proforma 20
DLP1840	Tracy Allbrighton	Object					Proforma 20	Response as Proforma 20
DLP1841	Mrs L Sansom	Object					Proforma 20	Response as Proforma 20
DLP1842	Diane Lowe	Object					Proforma 20	Response as Proforma 20
DLP1843	Laura Stanley	Object					Proforma 20	Response as Proforma 20
DLP1844	Miss C Mayer	Object					Proforma 20	Response as Proforma 20
DLP1845	Joe Jabra	Object					Proforma 20	Response as Proforma 20
DLP1846	Nicola Martin	Object					Proforma 20	Response as Proforma 20
DLP1847	Steve Allsopp	Object					Proforma 20	Response as Proforma 20
DLP1848	Terence Lees	Object					Proforma 20	Response as Proforma 20
DLP1849	A S Meier	Object					Proforma 20	Response as Proforma 20
DLP1850	Merril J Earp	Object					Proforma 20	Response as Proforma 20
DLP1851	John Osbourne	Object					Proforma 20	Response as Proforma 20
DLP1852	Karl Severn	Object					Proforma 20	Response as Proforma 20
DLP1853	S Wright	Object					Proforma 20	Response as Proforma 20
DLP1854	L E Grubb	Object					Proforma 20	Response as Proforma 20
DLP1855	Richard Oak	Object					Proforma 20	Response as Proforma 20
DLP1856	Mr P Owen	Object					Proforma 20	Response as Proforma 20
DLP1857	Billy Roberts	Object					Proforma 20	Response as Proforma 20
DLP1858	Miss H R Parsons	Object					Proforma 20	Response as Proforma 20
DLP1859	Caroline ?	Object					Proforma 20	Response as Proforma 20
DLP1860	Mrs G Taylor	Object					Proforma 20	Response as Proforma 20
DLP1861	Ian Gask	Object					Proforma 20	Response as Proforma 20
DLP1862	David Wallbank	Object					Proforma 20	Response as Proforma 20
DLP1863	Ian Harvett	Object					Proforma 20	Response as Proforma 20
DLP1864	Lee Beaumont	Object					Proforma 20	Response as Proforma 20
DLP1865	Steve Pinna	Object					Proforma 20	Response as Proforma 20
DLP1866	H F Marshall	Object					Proforma 20	Response as Proforma 20
DLP1867	Mrs W Walker	Object					Proforma 20	Response as Proforma 20
DLP1868	S B Jackson	Object					Proforma 20	Response as Proforma 20
DLP1869	Gary Webb	Object					Proforma 20	Response as Proforma 20
DLP1870	Unknown (can't read)	Object					Proforma 20	Response as Proforma 20
DLP1871	D Ralph	Object					Proforma 20	Response as Proforma 20
DLP1872	Paivi Votinen	Object					Proforma 20	Response as Proforma 20
DLP1873	A Babington	Object					Proforma 20	Response as Proforma 20
DLP1874	A Cope	Object					Proforma 20	Response as Proforma 20
DLP1875	Maggie Wain	Object					Proforma 20	Response as Proforma 20
DLP1876	John Brideaux	Object					Proforma 20	Response as Proforma 20
DLP1877	Wendy Brideaux	Object					Proforma 20	Response as Proforma 20

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REF	NAME / ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Responses
DLP1878	Catherine Hilliard	Object					Proforma 20	Response as Proforma 20
DLP1879	M Ralph	Object					Proforma 20	Response as Proforma 20
DLP1880	I Fox	Object					Proforma 20	Response as Proforma 20
DLP1881	Unknown (can't read)	Object					Proforma 20	Response as Proforma 20
DLP1882	John F. Sharpe	Object					Proforma 20	Response as Proforma 20
DLP1883	Jacob Hodgkins	Object					Proforma 20	Response as Proforma 20
DLP1884	Alan Smith	Object					Proforma 21	Response as Proforma 21
DLP1885	William Proctor	Object					Proforma 21	Response as Proforma 21
DLP1886	J Marshall	Object					Proforma 21	Response as Proforma 21
DLP1887	Martyn Fretwell	Object					Proforma 21	Response as Proforma 21
DLP1888	Adrian Bittel	Object					Proforma 21	Response as Proforma 21
DLP1889	Hannah Steele	Object					Proforma 21	Response as Proforma 21
DLP1890	J McRoberts	Object					Proforma 21	Response as Proforma 21
DLP1891	H Irving	Object					Proforma 21	Response as Proforma 21
DLP1892	Ken Allitt	Object					Proforma 21	Response as Proforma 21
DLP1893	Mrs M Lees	Object					Proforma 21	Response as Proforma 21
DLP1894	E Hanbury	Object					Proforma 21	Response as Proforma 21
DLP1895	Mrs A Creswell	Object					Proforma 21	Response as Proforma 21
DLP1896	P R Street	Object					Proforma 21	Response as Proforma 21
DLP1897	Beverley Sheppard	Object					Proforma 21	Response as Proforma 21
DLP1898	Unknown (can't read)	Object					Proforma 21	Response as Proforma 21
DLP1899	Unknown (can't read)	Object					Proforma 21	Response as Proforma 21
DLP1900	A Tempest	Object					Proforma 21	Response as Proforma 21
DLP1901	Carole Robson	Object					Proforma 21	Response as Proforma 21
DLP1902	Mrs M Harper	Object					Proforma 21	Response as Proforma 21
DLP1903	Rebecca Darkes	Object					Proforma 21	Response as Proforma 21
DLP1904	Donna Scott	Object					Proforma 21	Response as Proforma 21
DLP1905	Mrs V Neale	Object					Proforma 21	Response as Proforma 21
DLP1906	P A Smith	Object					Proforma 21	Response as Proforma 21
DLP1907	Mr West	Object					Proforma 21	Response as Proforma 21
DLP1908	Tom Barstow	Object					Proforma 21	Response as Proforma 21
DLP1909	R J Hendy	Object					Proforma 21	Response as Proforma 21
DLP1910	E Fumegalli	Object					Proforma 21	Response as Proforma 21
DLP1911	R Cooper	Object					Proforma 21	Response as Proforma 21
DLP1912	Claire Webb	Object					Proforma 21	Response as Proforma 21
DLP1913	Mr A Darkes	Object					Proforma 21	Response as Proforma 21
DLP1914	S Darkes	Object					Proforma 21	Response as Proforma 21
DLP1915	Helena Hill	Object					Proforma 21	Response as Proforma 21
DLP1916	Tam Webster	Object					Proforma 21	Response as Proforma 21
DLP1917	Daniel Hancock	Object					Proforma 21	Response as Proforma 21
DLP1918	Michelle Guild	Object					Proforma 21	Response as Proforma 21
DLP1919	R Potts	Object					Proforma 21	Response as Proforma 21
DLP1920	R Wallbanks	Object					Proforma 21	Response as Proforma 21
DLP1921	Ross Steeton	Object					Proforma 21	Response as Proforma 21
DLP1922	Laura Henderson	Object					Proforma 21	Response as Proforma 21
DLP1923	Jody Hopkins	Object					Proforma 21	Response as Proforma 21
DLP1924	Paul Masefield	Object					Proforma 21	Response as Proforma 21

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REF	NAME / ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Responses
DLP1925	Miss Paula Gould	Object					Proforma 21	Response as Proforma 21
DLP1926	Unknown (can't read)	Object					Proforma 21	Response as Proforma 21
DLP1927	A Haywood	Object					Proforma 21	Response as Proforma 21
DLP1928	Jackie Stacey	Object					Proforma 21	Response as Proforma 21
DLP1929	Gerald Sweet	Object					Proforma 21	Response as Proforma 21
DLP1930	T Whiteman	Object					Proforma 21	Response as Proforma 21
DLP1931	Wendy Coxon	Object					Proforma 21	Response as Proforma 21
DLP1932	Mrs E Patterson	Object					Proforma 21	Response as Proforma 21
DLP1933	Rene Smith	Object					Proforma 21	Response as Proforma 21
DLP1934	S Haywood	Object					Proforma 21	Response as Proforma 21
DLP1935	Jake Holloway	Object					Proforma 21	Response as Proforma 21
DLP1936	Miss Lisa Sweet	Object					Proforma 21	Response as Proforma 21
DLP1937	Carla Kettle	Object					Proforma 21	Response as Proforma 21
DLP1938	Amanda Rogers	Object					Proforma 21	Response as Proforma 21
DLP1939	M Mayell	Object					Proforma 21	Response as Proforma 21
DLP1940	Evelyn Nicholls	Object					Proforma 21	Response as Proforma 21
DLP1941	Christine J Morphett	Object					Proforma 21	Response as Proforma 21
DLP1942	Appleyard	Object					Proforma 21	Response as Proforma 21
DLP1943	Angela Eastoe	Object					Proforma 21	Response as Proforma 21
DLP1944	Julie Ward	Object					Proforma 21	Response as Proforma 21
DLP1945	Mr B Cornelius	Object					Proforma 21	Response as Proforma 21
DLP1946	M Orton & T Orton	Object					Proforma 21	Response as Proforma 21
DLP1947	Irene Marshall	Object					Proforma 21	Response as Proforma 21
DLP1948	Albert Liddel	Object					Proforma 21	Response as Proforma 21
DLP1949	Susan Evans	Object					Proforma 21	Response as Proforma 21
DLP1950	Mrs D Temple	Object					Proforma 21	Response as Proforma 21
DLP1951	E Schofield	Object					Proforma 21	Response as Proforma 21
DLP1952	Sally Hassall	Object					Proforma 21	Response as Proforma 21
DLP1953	Sheila Hackett	Object					Proforma 21	Response as Proforma 21
DLP1954	Jennifer Walters	Object					Proforma 21	Response as Proforma 21
DLP1955	L Tomlinson	Object					Proforma 21	Response as Proforma 21
DLP1956	Alan R Gibson	Object					Proforma 21	Response as Proforma 21
DLP1957	D Houghton	Object					Proforma 21	Response as Proforma 21
DLP1958	Ian Wegley	Object					Proforma 21	Response as Proforma 21
DLP1959	Paul Hughes	Object					Proforma 21	Response as Proforma 21
DLP1960	A Yardley	Object					Proforma 21	Response as Proforma 21
DLP1961	Mrs K Pollitt	Object					Proforma 21	Response as Proforma 21
DLP1962	Mr G Freeman	Object					Proforma 21	Response as Proforma 21
DLP1963	Emily Adams	Object					Proforma 21	Response as Proforma 21
DLP1964	Charlene Brown	Object					Proforma 21	Response as Proforma 21
DLP1965	W Kelt	Object					Proforma 21	Response as Proforma 21
DLP1966	C Shelton	Object					Proforma 21	Response as Proforma 21
DLP1967	Avrill Griffiths	Object					Proforma 21	Response as Proforma 21
DLP1968	Sarah Brown	Object					Proforma 21	Response as Proforma 21
DLP1969	S Evitts	Object					Proforma 21	Response as Proforma 21
DLP1970	T Watson	Object					Proforma 21	Response as Proforma 21
DLP1971	Mr G Franks	Object					Proforma 21	Response as Proforma 21

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REF	NAME / ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Responses
DLP1972	Helen South	Object					Proforma 21	Response as Proforma 21
DLP1973	Peter Eblewhite	Object					Proforma 22	Response as Proforma 22
DLP1974	G Clark	Object					Proforma 22	Response as Proforma 22
DLP1975	P V Fellows	Object					Proforma 22	Response as Proforma 22
DLP1976	M M Hunt	Object					Proforma 22	Response as Proforma 22
DLP1977	Neil Banner	Object					Proforma 22	Response as Proforma 22
DLP1978	R Storey	Object					Proforma 22	Response as Proforma 22
DLP1979	Martin O'Neil	Object					Proforma 22	Response as Proforma 22
DLP1980	Arthur Brown	Object					Proforma 22	Response as Proforma 22
DLP1981	M Tyson	Object					Proforma 22	Response as Proforma 22
DLP1982	M English	Object					Proforma 22	Response as Proforma 22
DLP1983	Mr & Mrs J Hutton	Object					Proforma 22	Response as Proforma 22
DLP1984	G Whetton	Object					Proforma 22	Response as Proforma 22
DLP1985	Amanda McDermott	Object					Proforma 22	Response as Proforma 22
DLP1986	Gary Simpson	Object					Proforma 22	Response as Proforma 22
DLP1987	M Reynolds	Object					Proforma 22	Response as Proforma 22
DLP1988	Mr G Edden	Object					Proforma 22	Response as Proforma 22
DLP1989	Paul Ciempson	Object					Proforma 22	Response as Proforma 22
DLP1990	Sharon Dolman	Object					Proforma 22	Response as Proforma 22
DLP1991	D J Perks	Object					Proforma 22	Response as Proforma 22
DLP1992	M Willis	Object					Proforma 22	Response as Proforma 22
DLP1993	P B Cornock	Object					Proforma 22	Response as Proforma 22
DLP1994	Mo Felton	Object					Proforma 22	Response as Proforma 22
DLP1995	Sandra Richards	Object					Proforma 22	Response as Proforma 22
DLP1996	A Sullivan	Object					Proforma 22	Response as Proforma 22
DLP1997	Dean Boylan	Object					Proforma 22	Response as Proforma 22
DLP1998	H Mason	Object					Proforma 22	Response as Proforma 22
DLP1999	John Perks	Object					Proforma 22	Response as Proforma 22
DLP2000	Jane Sullivan	Object					Proforma 22	Response as Proforma 22
DLP2001	Chas Felton	Object					Proforma 22	Response as Proforma 22
DLP2002	Harding family	Object					Proforma 22	Response as Proforma 22
DLP2003	Hannah Wright	Object					Proforma 23	Response as Proforma 23
DLP2004	O J Lippitt	Object					Proforma 23	Response as Proforma 23
DLP2005	Peter James Miller	Object					Proforma 23	Response as Proforma 23
DLP2006	J Sandy	Object					Proforma 23	Response as Proforma 23
DLP2007	Shirley Miles	Object					Proforma 23	Response as Proforma 23
DLP2008	D Allsop	Object					Proforma 24	Response as Proforma 24
DLP2009	P Allsop	Object					Proforma 24	Response as Proforma 24
DLP2010	J W Wallbank	Object					Proforma 24	Response as Proforma 24
DLP2011	W S Wallbank	Object					Proforma 24	Response as Proforma 24

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REF	NAME / ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Responses
DLP2012	Debra Hollis	Object		LP39		Dordon and Polesworth	Having lived in Stoneysdelph for many years I saved to moved to the beautiful village of Polesworth. Shocked and sadden at scale of new build. Will have a massive impact on why I moved to village. Urge you to re-consider. Children and grandchildren enjoy the walks as do many residents. Why take away teh only accessible countryside by foot? Already seen marked increase in traffic. Major problems at Long Street, A5 and Junction 10 M42. impact of HS2 on our doorstep. Almost no detail of infrastructure. Building will increase flooding in the area due to loss of trees and impermeable surfaces. Effect also on drain and sewage. Brownfield should be developed first in our Borough and areas of Birmingham and Coventry.	Objections and issues raised noted
DLP2013	Carol Richardson	Object		LP39		Dordon and Polesworth	As DLP 2012	
DLP2014	C Brookes						Proforma 17	
DLP2015	K Albrighton	Object				Polesworth & Dordon	Disappointed with plan. Traffic on A5 is horrendous. Long Street is even worse off island on to A5. Schools already have waiting lists. Doctor appointments hard to get. Development will ruin gorgeous countryside as I choose to live in this lovely village.	Response as Proforma 17 Objections and issues raised noted
DLP2016	Nicole Walker	Object				Polesworth & Dordon	as DLP 2015	Objections and issues raised noted
DLP2017	Mr & Mrs Butler	Object				Polesworth & Dordon	as DLP 2015	Objections and issues raised noted
DLP2018	Patricia Clark	Object				Polesworth & Dordon	Proforma 18 except live in Whitehouse Road and question how roads will cope with additional traffic at schools?	Response as Proforma 18 - note additional comment
DLP2019	Woodland Trust	Object		LP16			Do not fully support this policy as it could be strengthened. Pleased to see reference to ancient / veteran trees. However wording in relation to ancient woodland is weak. Rather than say " will be resisted" replace by" development leading to the loss of these irreplaceable habitats will only be allowed in wholly exceptional circumstances". Also would like to see policy making it clear that the reference to biodiversity offsetting should exclude irreplaceable habitats as they cannot be mitigated or compensated for.	To consider proposed amendment
DLP2019	Woodland Trust	Object		LP17			Would like to see additional woodland creation quantified in accordance with Spaces for People Report. Would like to see policy advocate planting of street trees.	Add information into IDP as a requirement.
DLP2019	Woodland Trust	Object			IDP		Would like to see trees and woodlands included in Appendix A. Also ongoing maintenance of woodland can be cheaper than green spaces.	Amend IDP

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REF	NAME / ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Responses
DLP2020	Gilmour Family	Object			General		Methodology and conclusions of the Plan should be tweaked to ensure Plan when adopted is not immediately out of date. Commitment of meeting needs of HMA is not strong enough and not in line with para 47 of NPPF. Plan does not meet requirements of para 14 of NPPF - "Local Plans should meet objectively assessed needs, with sufficient flexibility to adapt to rapid change". As drafted it does not take into account WMCA, wider HMA OAN or the white paper.	Noted
DLP2020	Gilmour Family	Object	Chapter 5 section 2				5.4 - should include providing for the agreed needs of HMA (including Birmingham shortfall and others in line with NPPF.	Noted
DLP2020	Gilmour Family	Object	Chapter 5 - 5.4 -5.5				5.4 - Should include providing needs of HMA. 5.5 - should include HMA /DIC commitments. Should include prioritisation of brownfield and green belt sites. Should also include make best use of existing infrastructure to deliver housing.	Noted
DLP2020	Gilmour Family	Object	5.13				"reducing" impact of traffic should be changed to "managing".	Noted
DLP2020	Gilmour Family	Object	6.20				Should include provision for early review when housing white	Noted
DLP2020	Gilmour Family	Object	7.18 - 7.19				7.18 - If other buildings in addition to a dwelling are demolished new dwellings can have same total volume as the total demolished. - without altering the number of dwellings. 7.19 - Remove reference to core strategy - it should be said in this document.	Noted
DLP2020	Gilmour Family	Object		LP3			see 7.18 comment above	Noted
DLP2020	Gilmour Family	Object	7.33				This plan should have enough flexibility to adapt to incoming policy.	Noted
DLP2020	Gilmour Family	Object	7.34 - 7.42				7.34 - Minimum housing need should be 9070. 7.41 - para 47 of NPPF does not say maintain status quo because we have low past historic delivery rates and infrastructure is a bit of an issue. Should commit Council to identify sites that require additional infrastructure and meet hie HMA needed as agreed in MoU. 7.42 - how can they be quick wins if no commitment to deliver anything. Should be a binding policy / commitment.	Noted
DLP2020	Gilmour Family	Object		LP6			Aspiration to deliver 3790 should be a commitment. Should contain a commitment to identify sites and the required infrastructure to ensure commitment can be kept. Should be flexible enough to handle increase in OAN flowing from white paper methodology or changes in HMA.	Noted
DLP2020	Gilmour Family	Object		LP7			Where housing provision is to meet needs of toehr LPA's LP7 should reflect the needs of the generating authority - otherwise NW could build enough but the wrong things.	Noted
DLP2020	Gilmour Family	Object	8.1 - 8.4				Should reflect needs of HMA	Noted
DLP2020	Gilmour Family	Object	8.9 - 8.17				Should reflect needs of HMA	Noted

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REF	NAME / ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Responses
DLP2020	Gilmour Family	Object		LP9			40% rather than 30% - what justification / evidence for such a difference?	Noted
DLP2020	Gilmour Family	Object		LP13			c and e "no adverse impacts" is too strict a test. Local objectors could use this to block any and all diversification. "no significant adverse impacts" would be a better test.	Noted
DLP2020	Gilmour Family	Object		LP26			Polesworth station and lime table should be expanded to provide sustainable transport options for additional development north of railway line in addition to allocations of the Plan.	Noted
DLP2020	Gilmour Family	Object		LP27			HS2 Phase 2 should be shifted west to allow construction of a new M42 access north of Polesworth. New alignment would reduce impact on Polesworth.	The alignment of HS2 is not part of the Local Plan process.
DLP2020	Gilmour Family	Object		LP28			A new M42 junction should be constructed after the adjustment of the HS2 phase 2 alignment to provide access for new development north of Polesworth.	Noted
DLP2020	Gilmour Family	Object		LP30			Appears to be MIA.	Noted
DLP2020	Gilmour Family	Object		LP31			Additional point at 2 - delivery of significant site should be focused in priority brownfield, greenfield then green belt. But must be recognised limited supply of brownfield. Therefore must identify significant amounts of greenfield and green belt if any hope of meeting OAN let alone MoU and other LPA's overspill.	Noted
DLP2020	Gilmour Family	Object		LP 34			Does not appear to conform with national guide lines as it runs counter to and restricts on a blanket basis Class A general permitted development rights.	Noted
DLP2020	Gilmour Family	Object	15.8	LP39			Given the uncertainty in the WMCA on delivering additional flexibility and additional safeguarded land should be provided. Land north of Polesworth station for example.	Noted
DLP2021	Mrs A Arnold	Support				Land south of Shuttington Village Hall	Information to support the allocation of the site. Detailed information on transport statement, access, layout, SA comments, habitat survey.	Information welcomed
DLP2022	Unknown (can't read)	Object					Deeply upset to hear of proposals of large build in our villages. Seems unfair so much allocation will hit out beautiful countryside. Understand a shortage of housing so why are brownfield sites not used. Lack of infrastructure detail. M42 / A5 / village junction in Polesworth / Long Street are congested. Worried no plans to protect health, schooling and crime with so many cuts already. Schools already oversubscribed. If I wanted to live in a town I would have moved to one.	Objections noted
DLP2023	Unknown (can't read)	Object				Polesworth and Dordon		Response as Proforma 2
DLP2024	Mrs S. J. Jones	Object						Response as Proforma 3

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REF	NAME / ORGANISATION	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Proposed Responses
DLP 2025	Cannock Chase Council	Support					Welcomes and supports the Plan. Seeking to ensure the Cannock Chase Special Area of Conservation (SAC) is considered in the Plan and Habitats Regulations Assessment. Additional evidence is being prepared on impact of growth. Important to recognise the wider work of GB HMA. Should acknowledge that situation is evolving.	Support welcomed. HRA will consider impact on SAC. Also consider some wording in Plan to highlight the concern. A review mechanism is included in the Plan if things change.
DLP2026	Valerie Brierley	Comment				Land at Glenfield, Dunns Lane	Can the new housing boundary be adjusted to include the plot in its entirety?	Will consider amending boundary of site to include site.
DLP2027	Chris and Laura Webb	Object					Proforma 11	Response as Proforma 11

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REF	Type	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Response
DLP218	Individual	Mr & Mrs Crockford	Object				Allocations in Polesworth & Dordon	The proposals are totally disproportionate, severely affect the character of the community. Facilities and services in Polesworth and Dordon are separate and their individual structures do not constitute a town.	Concerns Noted. The Draft New Local plan allocations reflect the historical identification and reality that Polesworth and Dordon, along with Atherstone and Mancetter and Coleshill form the largest major settlements (in scale, population, size, transport links and opportunities and available services and facilities) within North Warwickshire Borough and have been identified as such within Strategic Policy, past and present, dealing with the Settlement Hierarchy for the Borough. Prior to the Structure Plan the close relationship between the two settlements in Planning terms was recognised by the Polesworth and Dordon Local Plan Brief in 1984 and Local Plan in 1989. A Concept Plan/Master Plan for the proposal will look at opportunity to create or improve community/service centre and address relationship of development with existing built area/settlements. It will look at the opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal.
DLP218	Individual	Mr & Mrs Crockford	Object				Allocations in Polesworth & Dordon	Plan for 160ha could deliver 48000 houses at 30dpha. Requirements mainly to satisfy shortfall at Birmingham and Coventry. Should consider development closer to these Boroughs to south.	Noted. Site proposal specifically excludes 34 ha from development to provide for Open Space, retention of Hollies Wood and Local Wildlife sites and other green infrastructure. Hence lower housing figure. Housing need established through Objectively Assessed Housing Needs Assessment (OAHN) and Strategic Housing Market Area study for Coventry and Warwickshire. All areas are affected by housing need and growth. Duty to Co-operate requires the Borough to work positively with adjoining authorities to consider and help address any shortfall they cannot accommodate. Impact reflects Boroughs situation lying within two Housing Market Areas (Coventry's and Birmingham's). The local housing requirement is still a priority to address. A Concept/Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal.
DLP218	Individual	Mr & Mrs Crockford	Object				Allocations in Polesworth & Dordon	Contain no realistic thought to the infrastructure and invite open cast mining to the Dordon and Polesworth communities. As noted in the Plan itself, Consideration of extraction of shallow reserves will be necessary in order not to needlessly sterilise mineral resources. Impact may be significant environmentally and socially. Before supporting a scheme Council should be satisfied the potential impact has been addressed and there are no viable, accessible reserves that may be sterilised or trigger the need to surface mine. Consideration must be given to the extraction of the mineral before development takes place in accordance with national guidance. The local plan must show where the coal deposits lie within the designated housing allocations and clearly state the risk. Is the only reason such a large area has been proposed for Polesworth and Dordon to enable open-casting under the guise of housing development?	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Further work on the IDP is in progress and will be addressed in the Board Report. Minerals Local Plan do not indicate any allocations or demand for open casting in North Warwickshire. The Development Management policies in the Minerals Local Plan and proximity with existing domestic development and ancient woodland/local wildlife sites also deters likely open casting opportunity. Current Information informally provided by Mineral authority, UK Coal and Coal Authority is that the surface coal reserves in this location are currently not required and unlikely to be viable for extraction or have previously been extracted. EIA will only be necessary if extraction is proposed, which it is not currently. A Technical "Prior Extraction feasibility Report" concludes that the prior extraction of coal remaining within five metres of the surface is not feasible due to the depth of the overburden from previous surface mining and extent of old coal workings within this horizon, and extraction of coal to depths of 10m and 30m are not considered appropriate at Dordon due to steeply dipping strata and cost of stabilising the area affected. The value of the coal recovered is unlikely to cover the prior extraction costs.

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REF	Type	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Response
DLP218	Individual	Mr & Mrs Crockford	Object			Alternatives		There is no vision. Suggest option of a Garden City as promoted by Government. NWBC Plan appears to minimise CIL on developers and will simply create a commuter town. If you do not get funds from CIL there will be no meaningful infrastructure.	Noted. Growth options in June 2016 considered alternative approaches. Reasonable Site Alternatives have also been assessed through the Sustainability Appraisal and published for information in the evidence base. Sustainability Assessment also assessed alternative growth options. No new village sites have been proposed and lead in time for consulting on and establishing a "new settlement" with necessary new road links and infrastructure would be too long to address current Development needs. No CIL currently proposed. Large sites are usually exempted from CIL to enable significant infrastructure required by the site to be addressed and delivered through S106 agreements.
						IDP		Unclear in IDP as to what terms Critical, Necessary or Preferred actually mean. Local Plan, IDP or SA should not be accepted until they are complete and have been published with a sufficient period for objections.	Noted. Text clarification in the IDP may help address this issue/concern. SA and IDP are part of evidence base and supporting technical reports. IDP is work in progress, informs Plan and can change as updated information becomes available. However, a commitment and decision on the need to publish a new Local Plan has to be taken at some point to address ongoing development pressures, requirement to have 5 year housing supplies and need for control over development.
DLP218	Individual	Mr & Mrs Crockford	Object				Allocations in Polesworth & Dordon	No guarantee could be given that mineral extraction will take place means that an "Environmental Impact Assessment" should be undertaken before the plan is adopted. Failure to do so we believe is lack of "Due Diligence" by the Council.	Noted. Council are aware of risk from former mining areas which need to be assessed and addressed by development proposals. Ground conditions assessments are underway or have been undertaken. Much of settlements of Polesworth and Dordon already fall within this area of former mine workings. Current Information informally provided by Mineral authority, UK Coal and Coal Authority is that the surface coal reserves in this location are currently not required and unlikely to be viable for extraction or have previously been extracted. EIA will only be necessary if extraction is proposed, which it is not currently.
DLP218	Individual	Mr & Mrs Crockford	Object					The recent overturning of NMBC objections to the Alvecote Place / Robeys lane development for between 1300 and 1500 homes must reduce the amount of housing required to the Southeast of Polesworth by this amount i.e. 500 to 700 rather than the planned 2000. If this is not the case the council must state why.	Unclear what decision the objector is referring to. Land west of Robey's Lane is allocated for 1191 dwellings. Note, Housing figures are minimum's only, not maximums
DLP218	Individual	Mr & Mrs Crockford	Object					Even at this late date the infrastructure requirements are clearly at a very early stage and show no understanding of what is required to turn two separate communities in to what the council have chosen to call a Market Town. The Planning group must understand what makes a Market Town, i.e. a central core of facilities surrounded by community and business with easily accessible infrastructure.	Concerns Noted. The Draft New Local plan allocations reflect the historical identification and reality that Polesworth and Dordon, along with Atherstone and Mancetter and Coleshill form the largest major settlements (in scale, population, size, transport links and opportunities and available services and facilities) within North Warwickshire Borough and have been identified as such within Strategic Policy, past and present, dealing with the Settlement Hierarchy for the Borough. Prior to the Structure Plan the close relationship between the two settlements in Planning terms was recognised by the Polesworth and Dordon Local Plan Brief in 1984 and Local Plan in 1989. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues.
DLP218	Individual	Mr & Mrs Crockford	Object					If we look at the 160Ha site to the Southeast of Polesworth it appear that there is determined effort to allocate this area for development. So who is it for and why ?	Noted. Correct. That is the basis for any site allocation identified in a published Local Plan consultation. Housing need established through Objectively Assessed Housing Needs Assessment (OAHN) and Strategic Housing Market Area study for Coventry and Warwickshire. All areas are affected by housing need and growth. Duty to Co-operate requires the Borough to work positively with adjoining authorities to consider and help address any shortfall they cannot accommodate.

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REF	Type	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Response
DLP219	Individual	Simon Smithson	Object				Allocations in Polesworth & Dordon	Little regard to concerns and aspirations of local people or capacity of local infrastructure , roads, schools, medical facilities. Does not provide anything not already available and takes away reason for people living here. Impact on crime rate.	Concerns noted. Housing need established through Objectively Assessed Housing Needs Assessment (OAHN) and Strategic Housing Market Area study for Coventry and Warwickshire, Duty to Co-operate and scale of shortfall in adjoining authorities has driven the Plan and need. All areas are affected by housing need and growth. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues.
DLP219	Individual	Simon Smithson	Object					Impact on archaeology, potential loss of hill fort. Impact on wildlife, woodlands and public footpaths. Ability of people to step out their front doors and be in the countryside will be lost forever.	Concerns Noted. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Further work is underway on Historic Environment and will help inform Plan. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust .Master Plan for proposal will also look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal. PROW's will be retained as appropriate. Opportunities to walk, cycle and access countryside will be maintained. No current public right exists to use all this area.
DLP219	Individual	Simon Smithson	Object			IDP		IDP largely uncostered and in current climate unlikely to happen. A5 congested in peak hours. B5000 also congested. Long St impassable. Health impact near roads in built up areas. Health service will be overwhelmed by increased respiratory disorders and other impacts of pollution	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Ongoing discussions with Highways England, County Highway Authority, CCG's and Health Service authorities, DoT, LEP's and Developers to address road infrastructure and health service needs and issues
DLP219	Individual	Simon Smithson	Object			Alternatives.		Consider local ex-industrial sites. New settlement. Refurbish empty houses. Build houses not new Aldi's.	Noted. Growth options considered alternative approaches. No new settlement has been proposed within Borough. National Green Belt constraints limit opportunities to consider this option. Similarly many brownfield sites are in such locations. Where available and deliverable brownfield sites will contribute but there are insufficient to address the level of housing and employment need. Lead in time for establishing a "new settlement" would be too long to address current Development needs. No change proposed.
DLP219	Individual	Simon Smithson	Object					Do not want to live in a town. Tactical not strategic otherwise industrial developments on A5 would have been involved in infrastructure improvement. Don't build industrial sites then dump housing on villages.	Concerns Noted. The Draft New Local plan allocations reflect the historical identification and reality that Polesworth and Dordon, along with Atherstone and Mancetter and Coleshill form the largest major settlements (in scale, population, size, transport links and opportunities and available services and facilities) within North Warwickshire Borough and have been identified as such within Strategic Policy, past and present, dealing with the Settlement Hierarchy for the Borough. Recent industrial development constructed on brownfield former mining works and are result of both local and regional employment needs and regional logistics demands. Housing growth reflects local need and shortfall from adjoining authorities. Duty to Co-operate requires the Borough to work positively with adjoining authorities to consider and help address any shortfall they cannot accommodate. Impact reflects Boroughs situation lying within two Housing Market Areas (Coventry's and Birmingham's). Cannot ignore DTC and if try and refuse to accommodate some shortfall where land is available will result in Local plan process being considered unsound and Planning Appeals difficult to resist.

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REF	Type	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Response
DLP220	Individual	Glen Reading	Object				Land at Robey's Lane	1200 dwellings ludicrous amount. Will look unattractive and be end of peaceful village. Reduce amount by half and require attractive houses not breeze block homes. Will affect crops, families and wildlife.	Noted. Density fairly conservative at 30dph at 60% net. No design or materials yet determined. This will be a matter for a planning application and managed by the Plan's Development Management design policies. Proposal may also address design, materials and layout through a Master Plan/Development Brief. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust . Inevitable impact on loss of farmland, families will hopefully gain housing opportunities.
DLP220	Individual	Glen Reading	Object					Inadequate infrastructure. No local schools. Nearest schools will require transport. No local hospitals with Mile Oak closing. Insufficient ambulance staff, emergency waiting times will be increased. Insufficient emergency services. Stations closing not opening. Impact of traffic on through route in village. Congestion delays. Impact on water supply, sewerage, broadband, gas supply.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. Proposal will require a new primary school. Further infrastructure will be delivered through financial contributions and local authority investment to address any issues arising, where necessary and appropriate. No change proposed.
DLP220	Individual	Glen Reading	Object					Impact on Alvecote Wood and Alvecote Priory, ancient monument.	Concerns noted. Natural England are recommending 50m buffer zone around woodlands which is supported. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust .
DLP220	Individual	Glen Reading	Object			Employment		No local employment, only farms and small businesses.	Disagree. Close proximity and presence of businesses at Amington Industrial Estate, Tamworth, Woodhouse Units, Robey's Ln, Birch Coppice (IM & Core 42), Dordon, Centurion Business Park and Relay Park on J10/M42 , Kingsbury Link, Hams Hall further afield, notwithstanding business and employment opportunities in Polesworth, Dordon, Tamworth and other settlements in the area.
DLP220	Individual	Glen Reading	Object					Impact on flooding and increased risk. Impact on value of houses, subsidence, meaning whole village will need to be re-housed while rebuilding. Council will be sued as a consequence and many elderly householders will die as a result of upset.	Concern noted. Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. Unclear as to how the scale of development will result on wholesale loss of entire village and death of many of current householders. Recent developments over the last 50 years with the construction of houses and associated services at Amington, Mercian Way, Glascoate and Stonydelph appear not to have had so severe an impact. Development will need to address ground conditions and deal with any drainage or subsidence issues, including use of SUDs systems to minimise off-site surface water flows, to address flooding concerns.
DLP220	Individual	Glen Reading	Object					Traffic and Pollution. Affordable housing will only house people on dole who leave rubbish outside houses, with dirty nappies and needles which is a further health risk and danger to traffic, dog walkers and children. Build closer to centre of Borough (e.g. Daw Mill Colliery) which would benefit from extra people in shops, businesses and not have to shut down.	Noted. Affordable housing provides for a wider variety of tenures and types of housing. Providing homes for wide spectrum of needs and social circumstances, young, elderly, employed, unemployed, starter homes and those who are requiring care. Centre of Borough is constrained by Green Belt and lack of any services, infrastructure.
DLP220	Individual	Glen Reading	Object					If houses have to be built use only locally sourced suppliers/firms, not from Devon, Northampton etc. and use renewable products and renewable energy.	Noted. Local Plan unable to require or specify who builds and where they source suppliers/firms. Nevertheless, we encourage local links and supplies and use of renewable designs and systems to minimise energy usage and maximise efficiency.

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REF	Type	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Response
DLP221	Individual	Beverley Garratt	Object				Allocations in Polesworth & Dordon	Increased pollution, impact on roads unable to cope. Health services overstretched. Schools already full. Pressure on current schools while new being built. No gain to village. Increase in traffic, noise and air pollution, pressure on health and education services and destroy vast amounts of countryside. No schools, shops or health services will be built until hundreds of houses erected causing chaos and misery to locals.	Concerns noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Will endeavour to get any infrastructure and highway improvements at the earliest opportunity. Development will have to address infrastructure needs and impacts through appropriate, necessary on-site delivery or financial contributions through S106 obligations or delivery through service providers. Board Report will address some of these issues.
DLP221	Individual	Beverley Garratt	Object			Green Spaces		Impact on green space, hedges, land and woods to east. Will become barren. Loss of historic hedge/field boundaries.	Noted. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Further work is underway on Historic Environment and will help inform Plan. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals.
DLP221	Individual	Beverley Garratt	Object					Dordon is not a market town. Unique heritage separate from Polesworth. Population of village will be tripled by proposal.	Noted. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and address relationship of development with existing built area/settlements. Board Report will address some of these issues.
DLP221	Individual	Beverley Garratt	Object			Alternatives		New settlement at Curdworth would make more sense to accommodate 9000 houses. Also some at Daw Mill.	Noted. Growth options considered alternative approaches. Alternative sites referred to lie within the Green Belt. Current National Green Belt constraints limit options across Borough, hence focus on the area outside Green Belt. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. Lead in time for establishing a "new settlement" would be too long to address current Development needs. No change proposed.
DLP222	Individual	David Brookes	Object					Why such a large number of properties. Unfair to even consider building in North Warwickshire without a building programme on a similar scale elsewhere (Warwickshire/Worcestershire etc.). Apart from problems of infrastructure (and associated areas), building on such a large scale will have an adverse effect on the community as a whole, changing the complete nature and feel of Polesworth and Dordon. Communities ought to be given the opportunity to grow slowly, so that increases in population can be assimilated and grow into our community in a more natural way rather for the community to be swamped.	Concerns noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. The Draft New Local plan allocations reflect the historical identification and reality that Polesworth and Dordon, along with Atherstone and Mancetter and Coleshill form the largest major settlements (in scale, population, size, transport links and opportunities and available services and facilities) within North Warwickshire Borough and have been identified as such within Strategic Policy, past and present, dealing with the Settlement Hierarchy for the Borough. Required Master Plan for proposal will look at opportunity to create or improve community/service centre and address relationship of development with existing built area/settlements. Board Report will address some of these issues. Development will not be constructed and delivered immediately but over 15 year period or more, which may help address concerns of being suddenly overwhelmed.
DLP222	Individual	David Brookes	Object			Infrastructure		The Council is not in a position to assess the impact on services not provided by the local council.	Disagree. The Council is consulting widely and working directly with the various infrastructure and service providers in education, health transport, sports and recreation, open space and wildlife and local services such as cemeteries. Infrastructure is a key issue that is being addressed through the IDP. Board Report will address some of these issues.

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REF	Type	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Response
DLP222	Individual	David Brookes	Object			Meaningful Gap		Concerned about building on the area known as 'the meaningful gap'. To build in this area, will over a period of time weaken the gap and no doubt it will eventually disappear. If this does occur, potential for North Warwickshire to become part of Staffordshire/Tamworth. Without the 'meaningful gap' there is little point in Polesworth remaining as part of North Warwickshire, which I suspect is the aim of the Council.	Disagree. Issues noted. Maintenance of a Strategic Gap between Tamworth and Dordon/Polesworth has been a long term Policy aim of Borough, which is maintained. Board report will cover Meaningful Gap and refer to this issue in more detail. Impact of development is noted and reflects difficulty of not having a robust adopted Plan in place to defend against development appeals.
DLP222	Individual	David Brookes	Object		LP1-LP40			Most of these policies seem to discriminate against Polesworth and Dordon. They are also not easy to find on the Council website and many would have difficulty in understanding and wading through over 100 pages of detail.	Disagree. The Plan policies address Development Management requirements for planning applications irrespective of location/settlement. Sets out Broad Strategic approach and need for constraint and protection of services and facilities. Appreciate difficulty of accessing and understanding a complex document. Endeavour to make sure document is as straightforward and understandable as possible given target audience and wide range of issues and development pressures the Plan addresses.
DLP222	Individual	David Brookes	Object		LP39		Land to east of Polesworth & Dordon 2000 houses & Land west of Robey's Lane, adjacent Tamworth	Land to east of Polesworth & Dordon 2000 houses & Land west of Robey's Lane, adjacent Tamworth 1191 houses. See comments above. We should not we building on potential farming land	Concerns and Issues noted.
DLP222	Individual	David Brookes	Object		LP40		Land west of Birch Coppice, Land/Playing fields south of A5, Land to west of Junction 10 M42	Sites Land west of Birch Coppice, 5.1ha, Land/Playing fields south of A5 3.5ha, Land to west of Junction 10 M42, 8.5 ha. Further destruction of the rural nature of our community. I would like to see the land eventually developed for farming purpose. With our increase in population and the imminent removal of Britain from the EU and it's consequences, food production is probably the greatest challenge we are going to meet in the future.	Concerns noted. Site at J10/M42 already has planning consent and is under construction. Land/playing fields south of A5, currently in recreational use, not farmed. Loss of farmland is lower Grade 3 or 4 productivity.
DLP222	Individual	David Brookes	Object			IDP/SA		Infrastructure Delivery Plan, Sustainability Appraisal. Large scale developments need to be culled.	Issue noted.
DLP222	Proforma 22	David Brookes						Proforma 22	Response as Proforma 22
DLP223	Individual	Keith Luckman	Object				Allocations in Polesworth & Dordon	Public transport struggles with current population. Long Street and A5 already heavily congested. Dental & Doctor surgeries struggling to cope. Will additional adequate facilities be provided? Will STP be upgraded? Schooling another issue. Will Dordon and Polesworth stay as separate villages?	Proposals intend to address congestion and capacity issues through provision of Relief Road between A5 and B5000 and A5 improvements. IDP will refer to infrastructure needs and contributions expected to address service/infrastructure needs. Work is currently underway with health and education providers to identify, address and indicate delivery method for infrastructure and services generated by the development. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. The Structure Plan notes that "Warwickshire has no pre-eminent centre and is essentially made up of a small number of main towns - Nuneaton, Rugby, Leamington, Bedworth, Warwick, Kenilworth, Stratford-upon-Avon, Atherstone and the settlements of Polesworth and Dordon - and then a far larger number of relatively small market towns and villages which are predominantly rural in character." this clearly links the two settlements and classifies them as a main town in effect.

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REF	Type	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Response
DLP224	Individual	Scott Lamb	Object				Allocations in Polesworth & Dordon	Roads in Polesworth and Dordon too narrow and busy. Highway safety concerns, particularly at schools. Congestion at bottlenecks such as B5000 canal bridges and A5, Long Street. Increased traffic from large housing increase. Schools cannot cope. Dordon GP facilities stretched. Impact on health care available. Impact on B5000 from Robeys Lane site. HS2 impact also.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. No change proposed.
			Object					Impact of thousands of houses on green area, adverse impact on wildlife and superb views. Development far too big for two villages to cope with.	Concerns noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. Dordon and Polesworth have been identified as a large settlement formed by two adjoining settlements in numerous planning documents including the County Structure Plan since 1996. Impact on natural environment will be addressed through on-site specific or off-site works via compensatory measures such as Biodiversity offsetting contributions, financial contributions to restore or improve existing ecologies and environments. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. No automatic right to maintain views but Master Plan required for Proposal will address Landscape impact and visual impact, where appropriate. No change proposed.
DLP225	Individual	Barbara Lamb	Object				Allocations in Polesworth & Dordon	Traffic levels on A5/B5000. Road network inadequate. Congestion at Long St/A5 and narrow canal bridges on B5000. Increase in traffic will have adverse impact on road infrastructure. Photos of congestion submitted in support. Issue of highway safety particularly around schools.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. No change proposed.
DLP225	Individual	Barbara Lamb	Object					Nothing in plan addresses problems of traffic and schooling. Lack of guarantees for delivery of infrastructure if sites parcelled off piecemeal to developers. Minister has indicated way forward is Garden Villages and infrastructure is crucial before adding houses. Existing surgery cannot accommodate additional patients. Access and parking an issue. Infrastructure needs to be in place before housing.	See note above. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, determined by legal S106 agreements between developers and service providers where necessary and appropriate. Will endeavour to get any infrastructure and highway improvements at the earliest opportunity. Development will have to address infrastructure needs and impacts through appropriate, necessary on-site delivery or financial contributions through S106 obligations or delivery through service providers. Board Report will address some of these issues. Ongoing discussions with Highways England, County Highway Authority, CCG's and Health Service authorities, DoT, LEP's and Developers to address road infrastructure and health service needs and issues
DLP225	Individual	Barbara Lamb	Object					Impacts on wildlife and loss of access to walks and countryside. Loss of ancient and mature trees. No woods survive when surrounded by houses. Wildlife will disappear.	Concerns noted. Natural England are recommending 50m buffer zone around woodlands which is supported. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. Hoo Hill and woodland areas to be retained and managed as part of site Master plan proposals. No change proposed.
DLP225	Individual	Barbara Lamb	Object					Additional impacts from HS2 when combined with development will bring years of disruption, pollution and noise. Impact from current developments at Birch Coppice also.	Borough aware of HS2 issue but is a national infrastructure project is outside control of Local Authority. Borough working with County to try and mitigate and manage impact.
DLP225	Individual	Barbara Lamb	Object					Potential impact from former mining, flooding and subsidence dangers.	Concerns noted. Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. Council are aware of ground condition risk from former mining which need to be assessed and addressed by development proposals. Developers will need to produce Ground condition assessments. Measures can be put in place to address any issues arising.

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REF	Type	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	Response
DLP225	Individual	Barbara Lamb	Object			Alternatives		Look towards Kingsbury, Hams Hall and Coleshill to build thousands of houses. Why choose small villages where there is no room apart from green land we have. Small sustainable numbers should be proposed	Noted. Growth options considered alternative approaches. Alternative settlements referred to lie within the Green Belt. Current National Green Belt constraints limit options across Borough, hence focus on the area outside Green Belt. Availability of land outside Green Belt limited opportunities to apply exceptional circumstances and/or very special circumstance to be applied to warrant Green Belt release. No change proposed.
DLP225	Individual	Barbara Lamb	Object					Inclusion of overspill from Birmingham and Coventry will upset many people. People from outside area will get priority over locals for housing association or local government housing, which is disgusting. If Brexit goes ahead is numbers of houses required correct? Impact on history of Dordon and Polesworth, the site itself, historic fields and area. No one moving into this development will appreciate the history or even care. More importance should be given to history of community.	Issue noted. Incorrect assumptions. No proposal to prioritise people from outside Borough area over locals. Disagree regarding history. Have those who have moved to the area over last 50 years disregarded areas history? Many will appreciate and get involved with local history, as happens elsewhere. The Warwickshire Historic Environment Record is the evidence base along with the Borough Council's own Historic Environment Assessment that informs the Plan. Further work is underway on Historic Environment and will help inform Plan.

<b>Proforma</b>	<b>Item</b>	<b>Summary of Representation</b>	<b>Response</b>
Proforma 1	Environment, infrastructure	Local Plan really concerns me. I enjoy living in a rural village and want this to continue. beautiful countryside and wildlife surrounds us. Schools are oversubscribed. Where will children from 2000 dwellings go. There are no plans to build more. Hard to get a doctors appointment, without potentially an extra 6000 people on patient list. Already have lots of development with Birch Coppice and housing. A5 and the local roads are in chaos every morning and evening. School parking is horrendous. A5 is the same leading up to the M42 without the potential of an extra 4000 cars. Plan will destroy our village.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report addresses some of these issues. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. Opportunities to walk, cycle and access countryside will be maintained.
Proforma 2	3.2	Core Strategy states key qualities that makes North Warwickshire unique is the quality of the natural and historic environment - why propose to turn some of these areas into a housing estate. If this plan goes ahead Dordon & Polesworth will become the largest Market Town in North Warwickshire, destroying the village life enjoyed by both. Dordon has had some horrendous development - take a trip and see some of the eye sore units that have been built practically in peoples back gardens. What were the planners thinking? - certainly not about the needs of local people. Local Plan (3.2) states "The Borough will accommodate development in a balanced and sustainable way, placing a high priority on quality of life, ensuring the protection and restoration and enhancement of valuable natural and historic resources and providing the necessary supporting infrastructure" - the local plan doesn't take this into account - how is "protecting" ancient woodland achieved by ringing it with a housing estate. I am wholly against the proposed local plan and feel new options need to be explored.	Concerns Noted. Polesworth and Dordon, along with Atherstone and Mancetter and Coleshill form the largest major settlements (in scale, population, size, transport links and opportunities and available services and facilities) within North Warwickshire Borough and have been identified as such within the Strategic Policy, past and present, dealing with the Settlement Hierarchy for the Borough. A Concept Plan/Master Plan for the proposal will look at opportunity to create or improve community/service centre and address relationship of development with existing built area/settlements. It will look at the opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal. PROW's will be retained as appropriate. Opportunities to walk, cycle and access countryside will be maintained. No current public right exists to use all this area. Further infrastructure will be delivered through financial contributions and work is ongoing to inform IDP and site proposal requirements. Board Report will address some of these issues.
Proforma 3	Environment, infrastructure	Object strongly to the amount of houses - will take away our identity as 2 separate villages. Roads will not be able to cope(Long Street, Whitehouse Road, A5, M42 and B5000) Wildlife will be put in danger and our countryside will be gone. Schools and doctors will also be put under pressure. These are just a few of the worrying consequences	Concerns noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. Board Report will address some of these issues.
Proforma 4	Environment, infrastructure	Object to the amount of houses proposed for the 2 villages. Area to take the lions share. See no plans for infrastructure and in the case of roads see no way of improving these to take the extra vehicles. Schools and doctors are at full capacity - telephone consultations are very dangerous. More vehicles means more pollution. Our countryside devastated, our wildlife pushed from their habitat.	Concerns noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Board Report will address some of these issues.
Proforma 5	Environment, infrastructure	Should be a clear focus on brownfield sites and building higher density closer to public transport and amenities to ensure and reduce car dependency and traffic pollution. Should be a strict brownfield policy to ensure developers do not cherry pick green sites. Allotments are regarded as vital to improve sustainability in North Warwickshire and ensure children are connected with food and farming - believe it is short sighted to allocate Birch Coppice allotments for development. Core Strategy Plan (2.2) states "the rural nature of the borough is very important" - your new plan proposes to obliterate this by building on locally important swathes of countryside. I get the impression that the Borough Council thinks if the correct infrastructure is put in place the people of Dordon/Polesworth will welcome this development with open arms - this is not the case. I urge you to rethink the plan.	Concerns noted. Where available and deliverable brownfield sites will contribute. But, there are insufficient brown field sites, appropriately and sustainably located within the Borough to deliver the housing need, resulting in the necessity to allocate green field, countryside sites adjoining the main settlements and service centres. The employment allocation at Birch Coppice involves the relocation and replacement of the current allotments to a new site north of the A5 closer to the settlement, not the loss of those allotments. Rural nature is important and development proposals will need to address this issue through appropriate layout, landscaping, open space and design. A Concept Plan/Master Plan for the Polesworth and Dordon proposal will look at the opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of the proposal. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Board Report will address some of these issues.

Proforma 6	Environment, infrastructure	Concerned that building in this area will cause overlooking of properties and a loss of privacy for people living opposite the build. Massive amount of noise and disturbance which will be intolerable for many years should the build go ahead. Aware sites are greenfield and not green belt - still play host too many species of wildlife. beautiful walks in the area which will be destroyed by the build. Not acceptable to take so much beauty away from local people and then ring a small piece of land and call it a "country park". Site designated for this is probably the most unattractive pieces of land on the whole build. Really angry that these proposals are going to destroy my village way of life. Concerns about lack of infrastructure in the area to cope with a build of this size.	Concern noted. Detailed design and layout of specific buildings will be a matter for assessment and consideration at the planning application stage, subject to the requirements and control of the New Local Plan's Development Management policies. The Concept/Master Plan required for the Proposal will address broad layout, access, landscaping and open space opportunities and the relationship of the development to the existing settlements. It will also look at the opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of the proposal. PROW's will be retained as appropriate. Opportunities to walk, cycle and access countryside will be maintained. The IDP addresses infrastructure needs and delivery priorities and approaches. Further infrastructure will be delivered through financial contributions and work is ongoing to inform IDP and site proposal requirements. Board Report will address some of these issues.
Proforma 7	2.26	Para 2.26 of Plan states there are clear links between issues of poor health, obesity, open space/recreation, education and the skills gap, rural transport and isolation. No mention in infrastructure Plan who is going to pay for infrastructure needs. Traffic is a problem that will get worse. Areas of natural beauty enjoyed by residents will be decimated. Plan will bring upset, increased traffic, pollution and pressure on public services already cut to the bone. Consider other options such as new village.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Further work on the IDP is in progress and will be addressed in the Board Report. Growth options considered alternative approaches. No new village sites have been proposed and lead in time for consulting on and establishing a "new settlement" with necessary new road links and infrastructure would be too long to address current Development needs.
Proforma 8	Environment, infrastructure	Should have been more discussion of the options before deciding to put so many houses in our area. It is going to wreck our area. Lovely countryside concreted over. Lived in Dordon for many years and will totally spoil the village. Not been presented with other options. Has anyone thought about impact of HS2 and the other developments in the area? Not to mention the mega units at Birch Coppice. Must be better proposals that you can put before us?	Noted. Growth options in June 2016 considered alternative approaches. Reasonable Site Alternatives have also been assessed through the Sustainability Appraisal and published for information in the evidence base. Sustainability Assessment also assessed alternative growth options. The Borough is aware of HS2 issue but this is a national infrastructure project outside control of Local Authority. Borough is working with County Council to try and mitigate and manage the impact. Board Report will address some of these issues.
Proforma 9	Environment, infrastructure	My objections are very valid. It seems infrastructure is a massive problem for planners as to do changes to our roads, if done properly, will cost millions - A5, B5000, M42. Other services need to change substantially - doctors, schools, emergency services all struggling to cope. Where will the wildlife go? No areas left to sustain trees. Public footpaths gone under concrete and housing estates, pollution increased putting peoples' health at risk. Industrial build out of control with no consideration for the villagers who have seen monstrosities of massive proportions going up close to properties. These are just a few of the objections I feel need to be considered.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Further work on the IDP is in progress and will be addressed in the Board Report. The Concept/Master Plan required for the Proposal will look at the opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of the proposal. PROW's will be retained as appropriate. Opportunities to walk, cycle and access countryside will be maintained. Detailed design and layout of specific buildings will be a matter for assessment and consideration at the planning application stage, subject to the requirements and control of the New Local Plan's Development Management policies.
Proforma 10	Environment, infrastructure	Object to development of 160 ha of land between the two villages of Dordon and Polesworth. I note in planning terms Polesworth and Dordon have been referred to as a "Market Town" thus negating the volumes of development normally allowed for villages. There is neither the services or infrastructure to support such a massive increase in houses. Can not see anything in IDP to convince me - education, health transport networks need improvement. If the Forward Planning Team were to drive through Polesworth between 8am to 9am or around school time they will note the terrible congestion on the roads which were built for horse and carts. Another 2000 houses will cause our roads to grind to a halt. The new road from A5 to B5000 will bring further traffic into the village thus serving the newly proposed Robey's Lane development of another 1800 homes. Proposed build is inappropriate and disproportionate with the character and resources of our villages.	Concerns Noted. The Draft New Local plan allocations reflect the historical identification and reality that Polesworth and Dordon, along with Atherstone and Mancetter and Coleshill form the largest major settlements (in scale, population, size, transport links and opportunities and available services and facilities) within North Warwickshire Borough and have been identified as such within Strategic Policy, past and present, dealing with the Settlement Hierarchy for the Borough. Prior to the Structure Plan the close relationship between the two settlements in Planning terms was recognised by the Polesworth and Dordon Local Plan Brief in 1984 and Local Plan in 1989. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Further work on the IDP is in progress and will be addressed in the Board Report.
Proforma 11	Environment, infrastructure	Disappointment in the proposal for our area. Traffic already terrible on A5 and B5000. Nightmare in morning to get on to island at A5 / Long Street. Concerned at level of pollution not to mention impact on countryside. Schools have waiting lists and hard to get a doctors appointment. This will get worse. As a resident development being forced on us without any other reasonable alternatives being considered. Also aware of other developments planned for the area - HS2, developments in Tamworth and Polesworth not to mention massive employment units at Birch Coppice. Impact on A5. Urge you to go back to the drawing board to look at other options.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. The Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Further work on the IDP is in progress and will be addressed in the Board Report. Growth Options in June 2016 considered alternative approaches.

Proforma 12	Environment, infrastructure	<p>Lived in area for many years. Strongly object. Dordon and Polesworth are semi-rural villages. Proposed housing will ruin character of the villages while estate development will overwhelm. Protection of Dordon and Polesworth visual, historic and archaeological qualities are also supported by your policies. Para 64 of NPPF states planning permission should be refused for development of poor design and fails to take the opportunities available for improving the character and quality of an area and the way it functions. No available Neighbourhood Plan for the areas. Both Parishes should be given opportunity to develop one respectively before the plan is considered. Proposed siting is ill-considered. It is on a greenfield site used by many villagers and tourists for recreation and walking dogs. Building here would diminish striking views. Both Dordon and Polesworth Parish Councils are against these plans.</p>	<p>Concerns Noted. The Draft New Local plan allocations reflect the historical identification and reality that Polesworth and Dordon, along with Atherstone and Mancetter and Coleshill form the largest major settlements (in scale, population, size, transport links and opportunities and available services and facilities) within North Warwickshire Borough and have been identified as such within Strategic Policy, past and present, dealing with the Settlement Hierarchy for the Borough. A Concept Plan/Master Plan for the proposal will look at opportunity to create or improve community/service centre and address relationship of development with existing built area/settlements. It will look at the opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal. PROW's will be retained as appropriate. Opportunities to walk, cycle and access countryside will be maintained. No current public right exists to use all this area. Borough Plan has responsibility to produce a Local Plan to address current development needs. In absence of a Plan the 5 yr housing supply and sites will be driven by developers and appeals, with little control over impact and strategic infrastructure delivery and need. Plan does not prevent Neighbourhood Plan coming forward.</p>
Proforma 13	Environment, infrastructure	<p>This letter serves to highlight some of the problems which will be caused by building so many more houses on top of the ones already being built on the Grendon Road. Insufficient schools. Do not have capacity to take more. Doctors cannot cope with any more patients. Difficult to get an appointment. Do not have an adequate post office. A counter at the end of the checkout counter does not count - there is no privacy. Road infrastructure is poor. The junction at the Square is an accident waiting to happen. Canal bridges already an accident black spot. Construction traffic is a major issue. Sewers not designed to take so much. People's lives will be unacceptability affected by noise, pollution and lack of privacy. Country villages with surrounding wildlife habitats which will be destroyed. Need to point out that Polesworth is in NW and pay rates and council tax to Warks and want to keep it that way and not part of Staffs. We don't have the amenities of Staffs, why should we be stuck with a Staffs post code? Why should we residents fund a project which will not be beneficial to the lives and wellbeing of the village which is our home. It is a village and we would like to keep it that way.</p>	<p>Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. The Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Further work on the IDP is in progress and will be addressed in the Board Report. Post Code references and relationships are not a matters controlled or addressed by the New Local Plan. The Draft New Local plan allocations reflect the historical identification and reality that Polesworth and Dordon, along with Atherstone and Mancetter and Coleshill form the largest major settlements (in scale, population, size, transport links and opportunities and available services and facilities) within North Warwickshire Borough and have been identified as such within Strategic Policy, past and present, dealing with the Settlement Hierarchy for the Borough. Developments will be required to address their sewerage infrastructure needs. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust.</p>
Proforma 14	Environment, infrastructure	<p>Object to Plan for Dordon / Polesworth. Lived in Polesworth all of my life and shocked at scale to build 2000 east of Polesworth and 1200 on Robeys Lane. Does not represent a fair and realistic amount. Majority of housing in a small radius. Impact on area along with development at Tamworth Golf Course is immense. Urge to reconsider. Beautiful woodland and hedgerows. Abundant wildlife. Government trying to get us outdoors and you are proposing to take away what the villagers can access without driving. Will there be an environmental report published before the build? Will it involve the Woodlands Trust? Bluebell Wood will be destroyed eventually by impact of homes built so close - by cross pollination and by humans who have disregard for nature. Marked increase in traffic including construction traffic. Few stick to speed limit. Bridge Street congested especially in peak times. How will we get out of the village with all the proposed new homes travelling along B5000? Major problems at Long Street. A5 / M42 at critical level. Congestion and health damaging air pollution will be made worse. Also have HS2 on our doorstep. No infrastructure to overcome concerns. Scale of build out of proportion with the size of the villages. Consider oneself to be a rural nature and do not want every bit of green space built on. Individual character of villages lost forever. No detail of infrastructure required. Health, dental and education are over stretched. Build will increase flooding in Polesworth. Loss of many trees and impermeable surfaces will impact on rivers, channels, drains and sewage systems. Flooding already arisen as part of St Leonard's development. Plans should be withdrawn and alternative options considered. Have all brownfield sites been considered in our Borough and also Birmingham and Coventry. Daw Mill will make a great housing site as this is a substantial area. Urge you to re-consider.</p>	<p>Concerns noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Further work on the IDP is in progress and will be addressed in the Board Report. Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. Growth Options in June 2016 considered alternative approaches. Where available and deliverable brownfield sites will contribute. But, there are insufficient brown field sites, appropriately and sustainably located within the Borough to deliver the housing need, resulting in the necessity to allocate green field, countryside sites adjoining the main settlements and service centres. Daw Mill located within the Green Belt and current National Green Belt Policy constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt.</p>

Proforma 15	Environment, infrastructure	Scale of housing much greater than plan approved a few years ago. This increase has not been justified. Polesworth and Dordon have poor public transport links to employment in cities and towns such as Birmingham, Nuneaton and Coventry. Not considered other locations with better transport links. Traffic congestion along B5000 and A5 already a major problem. Scale of development out of proportion to size of the villages. Limited shopping, leisure and community facilities do not compare to a "market town". Individual character of villages will be lost. Major investment needed on infrastructure to integrate so many people. No detail on infrastructure. Will need better roads, education, health and dental care facilities, open space, playing pitches, shops and community facilities. Will result in loss of open countryside. Harmful to wildlife, landscape, ancient woodland, trees and historic or other archaeological features. Other constraints such as drainage, flooding and past mining.	Concerns noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. The Draft New Local plan allocations reflect the historical identification and reality that Polesworth and Dordon, along with Atherstone and Mancetter and Coleshill form the largest major settlements (in scale, population, size, transport links and opportunities and available services and facilities) within North Warwickshire Borough and have been identified as such within Strategic Policy, past and present, dealing with the Settlement Hierarchy for the Borough. Infrastructure is a key issue that is being addressed through the IDP. The Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Further work on the IDP is in progress and will be addressed in the Board Report. A Concept Plan/Master Plan for the proposal will look at opportunity to create or improve community/service centre and address relationship of development with existing built area/settlements. It will look at the opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal. PROW's will be retained as appropriate.
Proforma 16	Environment, infrastructure	Shocked and saddened by proposals in Plan. Everyone I have spoken to is dead against it. Understand there is a housing crisis and houses are needed but smaller, sustainable developments through the Borough equally distributed is the way to go. Not enough options looked into. Traffic is already a massive problem. Getting difficult to get off drive to go to work. Can only see this getting worse with HS2, other planned developments in Dordon , Polesworth and Birch Coppice. Also other developments in Birmingham (Walmley) which will no doubt have a knock on effect. Please revisit the plan and change it.	Concerns noted. Housing need established through Objectively Assessed Housing Needs Assessment (OAHN) and Strategic Housing Market Area study for Coventry and Warwickshire. All areas are affected by housing need and growth. Growth options in June 2016 considered alternative approaches. Reasonable Site Alternatives have also been assessed through the Sustainability Appraisal and published for information in the evidence base. Sustainability Assessment also assessed alternative growth options. Infrastructure is a key issue that is being addressed through the IDP. The Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Further work on the IDP is in progress and will be addressed in the Board Report.
Proforma 17	Environment, infrastructure	Lived in Polesworth for many years. Shocked at scale of build on our green spaces of 2000 east of Polesworth and 1200 for Robey's Lane. Does not represent a fair or realistic amount. Majority of housing will be built within a small radius. Live just off B5000 and seen a marked increase in traffic including construction traffic. Traffic already a major problem on Long Street. A5 and junction 10 M42 is at critical level. With the impact of HS2 on doorstep going to be hindered for many years with pollution, noise, uncertainty and disruption. Plan will bring nothing to residents of the villages apart from upset. Plan will decimate area of natural beauty enjoyed by residents. Wildlife is abundant. Please reconsider. All brownfield sites should be developed first both within the Borough and in Birmingham and Coventry. Also a new garden village should be considered because then would not have such a devastating effect on lives of those in the villages of Polesworth and Dordon.	Concerns noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Infrastructure is a key issue that is being addressed through the IDP. The Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. Where available and deliverable brownfield sites will contribute. But, there are insufficient brown field sites, appropriately and sustainably located within the Borough to deliver the housing need, resulting in the necessity to allocate green field, countryside sites adjoining the main settlements and service centres. No new village sites have been proposed and lead in time for consulting on and establishing a "new settlement" with necessary new road links and infrastructure would be too long to address current Development needs.

Proforma 18	Environment, infrastructure	Object to proposals and in particular 2000 homes east of Polesworth & Dordon and 12000 at Robeys Lane. 1. I live on B5000 in Polesworth and road already an issue. Marked increase in traffic for construction of St Leonard's build. Few stick to speed limit. Road becoming dangerous. Bridge Street congested especially in peak times. Problems at Long Street, A5, Junction 10 M42. Congestion and health damaging air pollution made worse by major development of this size. Also have HS2 on our doorstep to add to congestion, pollution and disruption for many years to come. No clear infrastructure to overcome these concerns. 2. Scale of build is out of proportion with size of villages. Consider ourselves to be rural. Do not want every bit of green space built on. Loss of significant area of countryside and jeopardise ancient woodland. 3. No details on infrastructure. Health, school and dental services already overstretched. No indication if these facilities will be delivered and who will pay for them. 4. Increase in flooding. Loss of some many trees and impermeable surfaces will have a huge impact on river and its channels and on drains and sewers. Plans should be withdrawn and alternative options considered. Have all brownfield sites been considered. Daw Mill Colliery site would make a great site for housing. Substantial area and better for housing than industrial due to country roads. Urge you to reconsider.	Concerns noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Infrastructure is a key issue that is being addressed through the IDP. The Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. A Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal. Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. Where available and deliverable brownfield sites will contribute. But, there are insufficient brown field sites, appropriately and sustainably located within the Borough to deliver the housing need, resulting in the necessity to allocate green field, countryside sites adjoining the main settlements and service centres. Daw Mill located within the Green Belt and current National Green Belt Policy constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt.
Proforma 19	Environment, infrastructure	Some of objections to the proposed build are recent revelations with cuts to our education system and drastic reduction in funding of almost £1.1 million for the 4 schools in our area. Loss of teachers and classroom assistants, overstretched to breaking point. Roads are not suitable for extra amount of traffic especially at peak times. Doctors and emergency services stretched to the limit, most of these having to come some distance to serve this area. Our Green spaces gone with the wildlife it supports. Disruption with building so many dwellings plus HS2 and all the construction traffic, dirt and noise this will bring.	Concerns Noted. Infrastructure is a key issue that is being addressed through the IDP. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further infrastructure will be delivered through financial contributions and highway authority investment to address any issues arising, where necessary and appropriate. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. Board Report will address some of these issues.
Proforma 20	Environment, infrastructure	Lived in area for many years and enjoyed wildlife and walks in the area. Strongly object. Devastating effect on wildlife. Nesting barn owls in area - rich bird life and other British wildlife. Sad that there has been no thought of building on brownfield sites in the area.	Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. A Concept/Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal. Where available and deliverable brownfield sites will contribute. But, there are insufficient brown field sites, appropriately and sustainably located within the Borough to deliver the housing need, resulting in the necessity to allocate green field, countryside sites adjoining the main settlements and service centres.
Proforma 21	Environment, infrastructure	Feel very strongly and object to amount of houses - far too many and will cause endless problems. Amount of traffic. Pollution will cause problems for those residents already with health issues. Doctors already over stretched. Schools struggling to cope now - some children have to go outside of the area. Taking away our green spaces and somewhere to walk and enjoy prolific wildlife. Our environment changed forever. Lose individuality and be lost in concrete jungle.	Concerns noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. Infrastructure is a key issue that is being addressed through the IDP. The Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further work on the IDP is in progress and will be addressed in the Board Report. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. A Concept/Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal.

Proforma 22	Environment, infrastructure	<p>Object to proposals and in particular 2000 homes east of Polesworth &amp; Dordon and 1200 at Robeys Lane. 1. The scale of development will change the landscape of villages. It will double the size of the villages. Out of proportion for the Borough. Will become a concrete jungle especially with Birch Coppice. 2. Information on infrastructure is inadequate - what, when and how will it be paid for? Significant additional infrastructure required - better road/transport links, health and dental care, open space and playing fields, shops, community facilities. 3. Amount of traffic will put pressure on B5000, A5 and M42. At a critical point now without additional traffic. Pressure on other roads of Long Street, New Street and Bridge Street. HS2 will also have an impact. Village will be disturbed for years with pollution, noise and uncertainty. 4. Will result in significant loss of open countryside. Harmful to wildlife and their habitats. Woodland been there for a significant time and will destroy a number of ancient trees. To say woodland will be protected is of little comfort - could still be destroyed. 5. Building will increase flooding in Polesworth. Loss of trees and impermeable surfaces will affect the river dramatically.</p>	<p>Concerns noted. Scale and size of development sites proposed considered appropriate to the settlements position in the strategic hierarchy. These are the considered the most sustainable locations and areas with some infrastructure to support development needs. The Draft New Local plan allocations reflect the historical identification and reality that Polesworth and Dordon, along with Atherstone and Mancetter and Coleshill form the largest major settlements (in scale, population, size, transport links and opportunities and available services and facilities) within North Warwickshire Borough and have been identified as such within Strategic Policy, past and present, dealing with the Settlement Hierarchy for the Borough. Infrastructure is a key issue that is being addressed through the IDP. The Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further work on the IDP is in progress and will be addressed in the Board Report. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. A Concept/Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and woodland areas, green infrastructure and walks/cycle ways as part of proposal.</p>
Proforma 23	Environment, infrastructure	<p>Object to LP39. Need to protect ancient woodland. Please re-consider and save our ancient woodland and countryside for future generations. It will not survive in amongst housing estate.</p>	<p>Concern noted. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. A Concept/Master Plan for proposal will look at opportunity to create or improve access to open space such as around Hoo Hill and Hollies Wood woodland areas, green infrastructure and walks/cycle ways as part of proposal. Natural England have recommended a 50m buffer zone around ancient woodland area in Hollies Wood, which is supported.</p>
Proforma 24	Environment, infrastructure	<p>Proposal is a step to far. Layout and density of proposed development is inappropriate considering the current population. Local infrastructure is not adequate enough. Already have traffic problems in Dordon and roads cannot cope - Birch Coppice and the waste disposal facility are adding to these problems. Proposed development will have a negative effect on wildlife in the area. Work associated with HS2 needs to be taken into account as this will cause disruption for many years. Other constraints such as flooding, past mineral workings, drains and sewerage need to be taken into account. Health problems associated with pollution from extra cars and lorries especially from diesel engines. A lot of people already have breathing problems. Not being presented with much in the way of options to consider. The area is taking more than its fair share of building works with all the industrial units built and proposed off the A5, HS2 and subsequent traffic implications.</p>	<p>Noted. No layout or details yet provided or determined on the actual development. The density applied is considered fairly low and conservative compared to other developments and existing built form in Dordon and Polesworth. Infrastructure is a key issue that is being addressed through the IDP. The Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Further work on the IDP is in progress and will be addressed in the Board Report. Impact on natural environment will be addressed through on-site specific or off-site works via financial contributions to restore or improve existing ecologies and environments. This will be led primarily through advice and guidance from Natural England, Warwickshire County Council and Warwickshire Wildlife Trust. Council are aware of ground condition risk from former mining area, which need to be assessed and addressed by development proposals. Developers will need to produce Ground condition assessments. Measures can be put in place to address any issues arising. Plan Policy requires development of site to address flooding issues and to ensure surface water run-off and flood storage impact to be no worse than existing to avoid exacerbating flooding risk. Growth options in June 2016 considered alternative approaches. Reasonable Site Alternatives have also been assessed through the Sustainability Appraisal and published for information in the evidence base. Sustainability Assessment also assessed alternative growth options.</p>

## Sustainability Appraisal Recommendations

The Sustainability Appraisal (SA) informed the preparation of the draft Local Plan. A full SA Report was published alongside the Draft Local Plan in February 2017. The SA Report made recommendations to reduce the residual negative effects and enhance the positive effects of the Local Plan. These recommendations are outlined below alongside proposed changes to the Local Plan.

In addition the Sustainability Appraisal has indicated sites which have a residual significant adverse effect against the SA objectives. These are listed with the relevant SA objectives.

Despite the comprehensive range of mitigation measures outlined in the Draft Local Plan's policies, it is recommended that the draft site allocation policies include specific measures that address the potential significant adverse effects identified through the SA process. For example:

	<i>Recommendation</i>	<i>Change</i>
<i>SA1 – Services and Facilities:</i>	<ul style="list-style-type: none"> <li>To mitigate the residual significant adverse effect identified under SA objective 1 (<b>Services and Facilities</b>) for site allocation policy POL12 it is recommended that the policy contain measures to improve the local transport network to make the local facilities and services closest to the allocation more readily accessible. The Council might also consider requiring new facilities and services to be located within or in close proximity to this new housing allocation.</li> </ul>	<b>Will add wording to assist with this objective. Also look to have positive policy wording encouraging the provision of new services and facilities particularly within the larger site allocations.</b>
<i>Sites</i>	POL12 Land west of Woodpack Farm	<b>Although this is the only site listed it is suggested that the above recommendation is broadened to other sites particularly the larger sites. Smaller sites may be asked to contribute to the provision of services and facilities where appropriate.</b>
<i>SA7 – Landscape</i>	<ul style="list-style-type: none"> <li>To mitigate the residual significant adverse effects identified under SA objective 7 (<b>Landscape</b>) it is recommended that the site allocation policies likely to generate significant adverse effects on the character of the wider countryside include detailed, site-specific design measures relating to the sensitive scaling, laying out and landscaping of development sites.</li> </ul>	<b>LP14 deals with landscape proposals – could you suggest what else we need to change?</b>
<i>Sites</i>	AT20 Land at Holly Lane PS213 Land to the north-west of Atherstone POL/DOR1 Land to east of Polesworth & Dordon PS158 Land at Robeys Lane, Alvecote, Polesworth POL23, Land West of Robeys Lane,	<b>Will look to include a sentence drawing attention to these sensitivities and requiring that the detailed design, scaling, layout and landscaping of new developments should be set out in accordance with Policy LP14 for the site allocation policies for</b>

## Sustainability Appraisal Recommendations

	<p>adjacent Tamworth WIS1 Site at Lindridge Road, adjacent Langley Sue HAR3 Land between Church Rd and Nuneaton Rd, Hartshill ANSCOMM/HAR1 Land north of Coleshill Road, Ansley Common PS139 Land to the south of Coleshill Road, Ansley Common ATH15 Land West of Holly Lane DOR22 Land west of Birch Coppice) DOR24 Land to west of Junction 10 M42 at Centurion Park PS235 MIRA – Land South of A5</p>	<p><b>which significant adverse effects have been identified</b></p>
<p><i>SA8 – Built Environment</i></p>	<p>• To mitigate the residual significant adverse effects identified under SA objective 8 (<b>Built Environment</b>) it is recommended that the site allocation policies likely to generate significant adverse effects on the Borough's cultural heritage include detailed, site-specific design measures relating to the protection and where appropriate enhancement of the historic character of the designated and non-designated heritage assets within the immediate vicinity, their setting and any wider historic landscape character. In addition, areas considered to have potential for buried archaeology, should include requirements for appropriate archaeological investigation works.</p>	<p><b>A Historic Environment Assessment is being carried out to ensure that these sensitivities are considered as part of the development process. The recommendations from the historic setting work and archaeology will be incorporated into the site allocations and be considered as part of any master planning for the sites.</b></p>
<p><i>Sites</i></p>	<p>POL3 Larger area including former Polesworth High School POL18 Land at Rear Of 5/7 Fairfield's Hill DOR25 Windy Ridge, Dunns Lane HAR3 Land between Church Rd and Nuneaton Rd, Hartshill ANSCOMM1 Land off Coleshill Rd, Ansley Common ANS1 (Part) Land at Village Farm, Birmingham Road</p>	<p><b>Once these sensitivities are known, similar wording will be included as set out for Landscape sensitivities above – in accordance with Policy LP15.</b></p>
<p><i>SA9 – Biodiversity</i></p>	<p>• To mitigate the residual significant adverse effects identified under SA objective 9 (<b>Biodiversity</b>) it is recommended that the site allocation policies likely to generate significant adverse effects on the Borough's species and habitats include requirements for appropriate ecological surveys to determine how sensitive the immediate area is to development change, both in the short term during</p>	<p><b>Changes have been proposed as a result of representations by Warwickshire Wildlife Trust and Natural England.</b></p>

## Sustainability Appraisal Recommendations

	<p>construction and the medium and long term once the development is occupied, and to put in place mitigation as appropriate to ensure no net loss of biodiversity. In addition, developments in sensitive locations should incorporate green infrastructure.</p>	
<i>Sites</i>	<p>ATH18 Britannia Mill, Coleshill Road,          ATH20 Land at Holly Lane          PS213 Land to the north-west of Atherstone          ATH14 Atherstone Football Ground          COL1 Land at Grimstock Hill, Lichfield Road          POL/DOR1 Land to east of Polesworth &amp; Dordon          POL3 Larger area including former Polesworth High School          POL4 Former Polesworth Learning Centre, High St, Polesworth          DOR23 Chapel House, Dunns Lane          DOR25, Windy Ridge, Dunns Lane          POL23 Land West of Robeys Lane, adjacent Tamworth          PS158 Land at Robeys Lane, Alvecote, Polesworth          BE3 Land north of Grendon Community Hall (former Youth Centre)          BE7/8 Land at Church Farm, Baddesley          GRE1 Former Sparrowdale School site, Spon Lane Grendon          GRE2 Former Recycling centre site, Spon Lane Grendon          HAR3 Land between Church Rd and Nuneaton Rd, Hartshill          ANSCOMM/HAR1 Land north of Coleshill Road, Ansley Common          ANSCOMM1 Land off Coleshill Rd, Ansley Common          PS139 Land to the south of Coleshill Road, Ansley Common          KIN9 Land North of Kingsbury Hall, Kingsbury          WO10 Former School redevelopment site (excluding original historic school building)          SHUT1 Land South of Shuttington Village Hall          ATH15 Land West of Holly Lane          EM4 Power station B Site, Hams Hall, Coleshill</p>	<p><b>Recommendations in the SA Report accompanying the proposed submission Local Plan will be incorporated into the site allocations policies to be considered as part of the master planning of each site.</b></p> <p><b>Will look to include similar wording as set out for Landscape and heritage sensitivities above – in accordance with Policy LP16.</b></p>
<i>SA10 – Efficient Use of Land</i>	<p>• To mitigate the residual significant adverse effects identified under SA objective 10 (<b>Efficient Use of Land</b>) it is recommended that the site allocation policies identifying large greenfield sites</p>	<p><b>The site east of Polesworth and Dordon has been mined but is now rejuvenated and would be classified as greenfield. There are no other large scale brownfield</b></p>

## Sustainability Appraisal Recommendations

	for development should where possible utilise brownfield land, including the reuse of any buildings and their materials on each site, and incorporate appropriate green spaces .	<p><b>sites in sustainable locations that could be considered for future development.</b></p> <p><b>Green spaces will be incorporated in new developments wherever possible or improvements will be sought to sites close by.</b></p>
<i>Sites</i>	<p>ATH20 Land at Holly Lane</p> <p>PS213 Land to the north-west of Atherstone</p> <p>POL/DOR1 Land to east of Polesworth &amp; Dordon</p> <p>PS158 Land at Robeys Lane, Alvecote, Polesworth</p> <p>POL23 Land West of Robeys Lane, adjacent Tamworth</p> <p>WIS1 Site at Lindridge Road, adjacent Langley Sue</p> <p>HAR3 Land between Church Rd and Nuneaton Rd, Hartshill</p> <p>ANSCOMM/HAR1 Land north of Coleshill Road, Ansley Common</p> <p>PS139 Land to the south of Coleshill Road, Ansley Common</p> <p>ATH15 Land West of Holly Lane</p> <p>DOR22 (land west of Birch Coppice)</p> <p>DOR24 Land to west of Junction 10 M42 at Centurion Park</p> <p>PS235 MIRA – Land South of A5</p>	<b>As above</b>
<i>SA11 – Pollution</i>	<ul style="list-style-type: none"> <li>• To mitigate the residual significant adverse effects identified under SA objective 11 (<b>Pollution</b>) it is recommended that the site allocation policies likely to generate significant adverse effects through increased risks of air, water and ground pollution should include measures that attempt to isolate the sources of pollution, minimise the pathways along which the pollution could travel and protect local receptors, including local residents and biodiversity, from harm.</li> </ul>	<b>Policy LP 31 details the issues that need to be addressed in a planning application and this includes reference to fumes. It is proposed to change this to air quality.</b>
<i>Sites</i>	<p>ATH18 Britannia Mill, Coleshill Road</p> <p>ATH20 Land at Holly Lane</p> <p>PS139 Land to the south of Coleshill Road, Ansley Common</p> <p>ATH14 Atherstone Football Ground</p> <p>COL1 Land at Grimstock Hill, Lichfield Road</p> <p>COL6 Land at Blythways</p> <p>POL/DOR1 Land to east of Polesworth &amp; Dordon</p> <p>POL3 Larger area including former Polesworth High School</p>	<b>Significant adverse effects against this objective tend to be as a result of development on Grade 1 or 2 Agricultural land i.e. soil loss/pollution or hydrological features or as a result of raised capacity issues in local sewage treatment works. Each site allocation policy might reference the site's soil/water sensitivity and require appropriate mitigation to minimise pollution in accordance</b>

## Sustainability Appraisal Recommendations

	<p>Pol4 Former Polesworth Learning Centre, High St, Polesworth</p> <p>Pol12 Land west of Woodpack Farm</p> <p>DOR23 Chapel House, Dunns Lane</p> <p>DOR25 Windy Ridge, Dunns Lane</p> <p>POL23 Land West of Robeys Lane, adjacent Tamworth</p> <p>HAR3 Land between Church Rd and Nuneaton Rd, Hartshill</p> <p>ANSCOMM/HAR1 Land north of Coleshill Road, Ansley Common</p> <p>ANSCOMM1 Land off Coleshill Rd, Ansley Common</p> <p>PS139 Land to the south of Coleshill Road, Ansley Common</p> <p>ANS1 (Part)</p> <p>Land at Village Farm, Birmingham Road</p> <p>ANS4 Land rear of Village Hall, Birmingham Road</p> <p>WAR12 Land North of Orton Road, Warton</p> <p>WE4 Land south of Islington Farm, r/o 115 Tamworth Rd</p> <p>ATH15 Land West of Holly Lane</p> <p>DOR10 Site of playing fields south of A5 Dordon, adjacent to Hall End Farm</p> <p>DOR22 Land to the immediate west of Birch Coppice Business Park, Dordon</p> <p>DOR24 Land to west of Junction 10 M42 at Centurion Park</p>	<p>with policy LP31 &amp; LP35. Environmental Health Officers have been asked to provide advice on the proposed allocations.</p>
SA12 – Climate Change	<ul style="list-style-type: none"> <li>To mitigate the residual significant adverse effects identified under SA objective 12 (<b>Climate Change</b>) it is recommended that the site allocation policies likely to generate significant adverse effects associated with local flood risk should include measures to incorporate appropriate Sustainable Urban Drainage Systems (SUDS) and prohibit the development of land designated as Flood Zones 2 and 3 in accordance with the sequential test. In addition, flood risk could be further reduced through the incorporation of open green spaces, and other forms of green infrastructure, within new developments.</li> </ul>	<p><b>It is proposed that changes are suggested that mean that no greater run off is created than if it were a greenfield sites. More explicit reference to SUDs is proposed as well as prohibits development of land designated as Flood Zones 2 and 3 in accordance with the sequential test.</b></p>
Sites	<p>ATH20 Land at Holly Lane</p> <p>PS213 Land to the north-west of Atherstone</p> <p>WIS1 Site at Lindridge Road, adjacent Langley Sue</p>	<p><b>As above</b></p>
SA16 – Waste	<ul style="list-style-type: none"> <li>To mitigate the residual significant adverse effects identified under SA objective 16 (<b>Waste</b>) it is recommended that the site allocation policies likely to</li> </ul>	<p><b>LP31 point 14 has a reference to this point.</b></p>

## Sustainability Appraisal Recommendations

	<p>generate significant adverse effects as a result of their limited capacity to reuse and recycle existing building materials and brownfield land should include requirements to source materials from the local area where possible and follow sustainable design and construction practices to minimise waste generation during construction and facilitate sustainable waste management in the medium and long term.</p>	
	<p>ATH20 Land at Holly Lane  PS213 Land to the north-west of Atherstone  POL/DOR1 Land to east of Polesworth &amp; Dordon  PS158 Land at Robeys Lane, Alvecote, Polesworth  POL23 Land West of Robeys Lane, adjacent Tamworth  WIS1 Site at Lindridge Road, adjacent Langley Sue  HAR3 Land between Church Rd and Nuneaton Rd, Hartshill  ANSCOMM/HAR1 Land north of Coleshill Road, Ansley Common  ATH15 Land West of Holly Lane  DOR22 Land west of Birch Coppice)  DOR24 Land to west of Junction 10 M42 at Centurion Park  PS235 MIRA – Land South of A5</p>	<p><b>Will look to include reference to the requirements of Policy LP31 in the site allocation policies which have been recorded as having potential to generate significant adverse effects against this objective, where possible.</b></p>

Table of Comments on Sustainability Appraisal and Proposed Response

Consultation reference	Consultee	Consultation comments – summarised where appropriate	Response/action taken to address consultation comment in this updated SA Report
DLP222	David Brookes	<p>Concerns raised in relation to the loss of open countryside and ecological habitat, including ancient trees, and the urbanisation and intensification of growth around Polesworth and Dordon.</p> <p>Traffic congestion and flood constraints in Polesworth highlighted.</p> <p>Concerns raised in relation to the capacity of existing road infrastructure, services and facilities to accommodate additional growth.</p>	<p>Comments relate to sites POL/DOR1 and POL23.</p> <p>These sites have been appraised using clearly defined and consistently applied assumptions set out in Appendix 6 of the SA Report. These assumptions are based upon an agreed SA Framework that has been subject to consultation and is set out in Table 2.2 of the SA Report. The assumptions draw on the most up-to-date evidence.</p> <p>Loss of greenfield land has been assessed via SA objective 7 and impacts on biodiversity have been assessed via SA objective 9.</p> <p>Information on the capacity of services and facilities is not available on a consistent basis across the Borough to be used in the SA. It has therefore been assumed that developments would contribute to ensuring sufficient capacity is available to meet the needs of the new communities, either through investment in existing facilities or the development of new services and facilities. This has been clearly explained in the next iteration of SA.</p>
DLP234	Fleur Fernando	<p>Concerns raised in relation to the capacity of existing infrastructure, services and facilities to accommodate additional growth.</p> <p>Concerns raised in relation to the loss of open countryside and ecological habitat.</p>	<p>Loss of greenfield land has been assessed via SA objective 7 and impacts on biodiversity have been assessed via SA objective 9.</p> <p>Information on the capacity of services and facilities is not available on a consistent basis across the Borough to be used in the SA. It has therefore been assumed that developments would contribute to ensuring sufficient capacity is available to meet the needs of the new communities, either through</p>

Table of Comments on Sustainability Appraisal and Proposed Response

Consultation reference	Consultee	Consultation comments – summarised where appropriate	Response/action taken to address consultation comment in this updated SA Report
			investment in existing facilities or the development of new services and facilities. This has been clearly explained in the next iteration of SA.
DLP242	Paula Nichols	<p>Concerns raised in relation to the capacity of existing road infrastructure, services and facilities to accommodate additional growth.</p> <p>Furthermore, the representation raises concern re: the potential for reductions in air quality associated with increases in road congestion.</p> <p>Concerns raised in relation to the loss of open countryside and ecological habitat.</p>	<p>North Warwickshire contains no Air Quality Management Areas (AQMAS). AQMAS identify areas which contain particularly poor air quality to justify active management. Without AQMAS to help identify spatial variations in the quality of the air in the Borough, it is difficult to consistently and accurately assess the implications of new development options on local air quality (SA objective 11), including adverse effects on people's health (SA objective 3). Air quality monitoring in recent years has revealed that annual mean levels of nitrogen dioxide (NO<sub>2</sub>), often associated with traffic-related pollution, has been declining. However, it is acknowledged that significant growth within the Borough could reverse this trend. SA objective 15 promotes increasing use of public transport, cycling and walking to reduce the use of the private car. The objective assesses the proximity of site options to town centres and public transport links, i.e. the likelihood that new residents and employees will travel via alternative means to the private car. This is considered an appropriate proxy for assessing the likelihood of significant increases in traffic related air pollution. The cumulative effects of the general growth proposed in the Borough on traffic levels and air quality have been assessed in the cumulative effects section in Chapter 6 of the SA Report.</p> <p>Information on the capacity of services and facilities</p>

Table of Comments on Sustainability Appraisal and Proposed Response

Consultation reference	Consultee	Consultation comments – summarised where appropriate	Response/action taken to address consultation comment in this updated SA Report
			<p>is not available on a consistent basis across the Borough to be used in the SA. It has therefore been assumed that developments would contribute to ensuring sufficient capacity is available to meet the needs of the new communities, either through investment in existing facilities or the development of new services and facilities. This is clearly explained in the next iteration of SA Report.</p> <p>Loss of greenfield land and landscape impacts have been assessed via SA objective 7 and impacts on biodiversity have been assessed via SA objective 9.</p>
DLP246	Polesworth and Dordon Parish Councils	<p>Concerns raised regarding uplift in housing requirement from Core Strategy and states this change is not justified or assessed in sustainability terms. Alternatives for the housing distribution have not been considered.</p> <p>Concern raised in relation to various sustainability issues which may result from the development of 2,000 new homes at land to the east of Polesworth and Dordon, particularly in terms of infrastructure capacity, landscape and wildlife. Consultee highlights that the site performs negatively against five of the twenty SA objectives with only one of the other 23 assessed sites having more negative effects recorded. Other alternatives have not been seriously considered despite the SA showing that other options perform more favourably.</p>	<p>The Council's justification for the increased housing requirement and SA of the different delivery options considered are presented in Chapter 4 of the SA report.</p> <p>Each option has been appraised using clearly defined and consistently applied assumptions set out in Appendix 6 of the SA Report. These assumptions are based upon an agreed SA Framework that has been subject to consultation and is set out in Table 2.2 of the SA Report. Overall the representation seems to agree with the SA. Reducing use of the private car, which is likely to reduce traffic and congestion, is assessed through SA objective 15. The effects of development on landscape and wildlife are assessed via SA objectives 7 and 9 respectively.</p> <p>In accordance with the PPG, the SA has assessed all options in the same level of detail. The Council's reasons for selecting or not selecting site options</p>

Table of Comments on Sustainability Appraisal and Proposed Response

Consultation reference	Consultee	Consultation comments – summarised where appropriate	Response/action taken to address consultation comment in this updated SA Report
			are presented in Appendix 8 of the SA Report.
DLP247	Polesworth and Dordon Parish Councils	Same as DLP246 above.	See response to SLP246 above.
DLP266	Pegasus Group on behalf of the Richborough Estates (this representation has been presented across six document and addresses six sites)	<p>Concern raised that the SA has not informed the plan, given that the Local Plan was produced in August 2016 and the SA was produced in February 2017.</p> <p>Concerns raised that the SA has not considered all reasonable alternatives, particularly land West of Packington Lane, Land at Barn End Road and Land North of Blythe Road Coleshill.</p> <p>Land at Barn End Road has not been considered in its entirety (as site WAR7 only contains part of the site) and that the reason for discarding the site is not valid. Land south of Blythe Road, Coleshill scores higher for many of the SA objectives than a number of the sites taken forward at this stage. Only part of this site has been considered through the appraisal of SLA59. The representation also highlights the (++) recorded in the SA for sustainable transport and challenges the (?-) recorded in terms of biodiversity, as well as the scores recorded for cultural heritage, economy and efficient use of land.</p> <p>Queries findings of the SA in relation to land at Birmingham Road, Water Orton for access to services and facilities and sustainable transport and developing and supporting vibrant and active communities as the site is located within 640m of a community centre. The negative effects scores recorded for this site in the SA Report relating to the natural environment, landscape and cultural heritage are all queried in the representation. Effects relating to the economy and efficient use of land and landscape (North of Blythe Road only) have also</p>	<p>The Draft Local Plan was consulted on between Thursday 10<sup>th</sup> November and Friday 31<sup>st</sup> March 2017. While the SA was prepared alongside the Draft Local Plan and influenced its development, the SA Report was consulted upon in early February up to the end of March. The consultation period was extended until March 2017, to allow consultees time to consider both documents. The delay in the publication of the SA allowed time to reflect the content of the Draft Local Plan published for consultation. Furthermore, chapters 2 and 4 of the SA Report also describe how previous iterations of the SA have fed into the plan-making process. The SA will continue to influence future iterations of the plan.</p> <p>Chapter 2 of the SA Report sets out how reasonable alternatives were identified and notes that a number of sites submitted to the Council were not deemed to be reasonable for a number of reasons. Whilst the SA Report explains how alternatives have been identified and assessed, it is the role of the Council to identify reasonable alternatives.</p> <p>Table A8.1 in Appendix 8 of the SA Report states WAR 7 (land at Barn End Road) is no longer considered to be a reasonable alternative as part of the site has planning permission.</p>

Table of Comments on Sustainability Appraisal and Proposed Response

Consultation reference	Consultee	Consultation comments – summarised where appropriate	Response/action taken to address consultation comment in this updated SA Report
		<p>been queried.</p> <p>The allocation of West of Packington Lane could provide opportunities for landscape improvements.</p> <p>It is stated that that the explanation for not including land east of Packington Lane (PS153) and land south of Blythe Road (SLA59) is not site specific to the site ("Green Belt release not proposed for Coleshill") and has not taken into account the likely landscape and visual effects.</p>	<p>All sites have been assessed in line with the SA framework, which was agreed to ensure consistency across the SA assessments. Not all site options have detailed surveys or development plans; therefore, in order to ensure that all options have been appraised to the same level of detail, all options have been appraised at a high level based on an up-to-date evidence base.</p> <p>Appendix 8 of the SA Report records the Council's reasons for selecting and not selecting site options. There are multiple factors that influenced the Council's decision-making, as reflected in the SA.</p>
DLP288	Natural England	<p>Natural England broadly supports the inclusion of SA Objective 7 in the SA Framework, but recommends that geodiversity should also be considered in this objective.</p> <p>Natural England also recommend that SA objective 9 is strengthened to show that negative effects on European sites and SSSIs have been appropriately considered. There should be a recommendation that any policies or proposals that do not adequately protect SSSI or European sites should be removed or modified. Impact on priority habitats should also be considered using necessary inventories, maps and government policies.</p> <p>Natural England welcome the fact that all significant effects identified through the SA have monitoring proposed but state that it is not clear how indicators will work in practice and if effects of the plan or wider changes are to be monitored. Examples of approaches to monitoring are also included.</p>	<p>The SA objectives are broad, headline objectives. Appendix 6 details how these have been considered in the assessment of sites.</p> <p>Geodiversity is considered as part of SA Objective 9: Valuing, enhancing and protective the biodiversity of North Warwickshire (see Appendix 6 of the SA Report).</p> <p>References to 'international' and 'national' designated conservation sites in Appendix 6 are sufficient to show that effects on European sites and SSSIs have been considered. Future iterations of SA demonstrate that the HRA has been taken into account and include appropriate recommendations regarding protection of these sites. Future iterations of the SA will also review monitoring proposals.</p> <p>SA Objective 9 considers biodiversity in North Warwickshire at a strategic level, which is</p>

Table of Comments on Sustainability Appraisal and Proposed Response

Consultation reference	Consultee	Consultation comments – summarised where appropriate	Response/action taken to address consultation comment in this updated SA Report
			<p>considered proportionate to the SA process. As explained in paragraph 2.57 of the SA Report, <i>“the strategic nature of the SA meant that it was not possible to investigate this potential for each site and the score was based on designated sites only. This approach was considered to be the best way of ensuring consistency and a comparable level of detail in each site appraisal. Where consultees (for example, Natural England or the Wildlife Trust) have provided specific information on the potential biodiversity value of a site, this has been built into the assessment as far as possible”</i>.</p>
DLP298	Rita Poulsen	<p>Concern raised re: the need to plan for green space and recreation facilities to meet the needs of the growing population.</p>	<p>The SA has assessed green space and recreation via SA objective 3 (health) and SA objective 6 (recreation).</p>
DLP304	Course and Shelton on behalf of residents of Hartshill and Ansley Common area	<p>The representation objects to the residential development for the Hartshill and Ansley Common area. It is stated that much of the information in the SA Report is misleading e.g. the library referred to in the assessment for site HAR3 is within a Church, which would have priority over the use as a library if conflict of need was to arise. One of the two surgeries referred to lies outside of the Borough.</p> <p>The SA Report has highlighted that all of the proposed sites at Ansley Common perform negatively against all environmental objectives and worse than the non-preferred sites. Table 5.7 of the SA report is incorrect, particularly because Ansley Common has limited services and facilities. Also states that the open space at Brett Hal Estate is not used and considered unsafe.</p> <p>Considered misleading to refer to services and facilities outside of the Borough as these are outside of the scope of the LPA.</p>	<p>All sites have been assessed in line with the SA framework, which was agreed to ensure consistency across the SA assessments. The assumptions used in scoring each option are detailed in Appendix 6 of the SA report. SA is a strategic, high-level process and it would not be proportionate to consider issues, such as a potential future conflict of use between the church and library.</p> <p>The SA has considered GP surgeries both within and outside the borough, where they are within the distance thresholds used) as residents could visit either.</p> <p>Appendix 7 of the SA Report presents detailed SA matrices for site options. This presents the</p>

Table of Comments on Sustainability Appraisal and Proposed Response

Consultation reference	Consultee	Consultation comments – summarised where appropriate	Response/action taken to address consultation comment in this updated SA Report
		<p>Further concerns are raised in relation to the lack of cycle paths which would reinforce car dependency and current employment opportunities in the area. Concerns raised regarding the limited range and capacity of local services and facilities and lack of frequent public transport links.</p> <p>States that ANSCOMM is not within 600m of shops, as the distance from Nursery Hill Primary School to local shops at Chapel is 0.9 miles. Also noted that the site is within an MSA, on greenfield land and lies within an area of medium sensitivity with regards to historic environment. Concerns that there may be capacity issues at Nuneaton Severn Trent Water, an increase in greenhouse gas emissions and adverse effects on biodiversity, particularly at Moorwood Lane Local Wildlife Site and Hartshill Hayes Country Park.</p> <p>ANSCOMM/HAR1: 450 m is a considerable distance to travel for the elderly or less mobile. It is misleading that the site is within 600m of a Town Centre.</p> <p>ANSCOMM/HAR2: Site is considerable more than 300m from Hartshill Hayes. No healthcare services within Ansley Common.</p> <p>PAS139 (PS139?): Liberal Club has selective access. Chapel End Social Club and Chase Public House have ceased trading. Concern about loss of allotments and loss of greenfield land and sensitivity of the historic environment.</p>	<p>reasoning behind the scores presented in Table 5.7 of the main report. Community facilities considered in the SA include schools, GP surgeries and village halls.</p> <p>The strategic nature of SA means that presence and proximity of features are used to assess effects, whereas issues such as current use and perceived safety of existing facilities should be considered through other means.</p> <p>Sustainable modes of transport, such as cycling and public transport are assessed via SA objective 15.</p> <p>Measurements in the SA have been taken from the closest point, which is made clear in the next iteration of SA. These are measured in straight-line distances as walking distance depends on the layout of development. Nursery Hill Primary School is one of the furthest points of the site. The SA has been reviewed to reflect the fact that the Liberal Club has selective access and the Chapel End Social Club and Chase Public House have now closed.</p> <p>Presence of MSAs has been assessed through SA objective 14. Historic environment assessments have been based on the HEA are assessed via SA objective 8. Water quality, including consideration of sewage treatment works where capacity issues are known to exist, are assessed via SA objective 11. Biodiversity is assessed via SA objective 9.</p> <p>The 600m threshold for walking distance was drawn from The Institution of Highways and Transport document. The data limitations section of the SA Report has been updated to give a full account of</p>

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			<p>the reasoning.</p> <p>Town centres were defined by NWBC and utilised in this SA. Distance to services include services in adjoining settlements, providing they are within the distance thresholds set out in the assessment assumptions (Appendix 6).</p> <p>Site PS139 is not believed to include the allotments, therefore these will not be lost to development.</p>
DLP307	Savills UK on behalf of Cathedral Agriculture Partnership and White Family	<p>Focussing in particular on the area of Polesworth and Dordon, it is unclear from the main (SA) report why the sites on the west of the large allocation have been identified as 'not preferred' other than being over 5ha in size.</p> <p>We consider that some of the criteria which mean that they perform less well than those which are 'preferred' such as master planning to protect and enhance biodiversity.</p> <p>Further clarification is therefore sought for what this means for the allocation.</p>	<p>This comment appears to relate to sites POL11, POL10 and PS158. Table A8.1 in Appendix 8 of the SA Report gives the Council's reasons for selecting each residential site options or otherwise and Table 8.2 in Appendix 8 gives the Council's reasons for selecting each employment site options or otherwise.</p> <p>Each option has been appraised using clearly defined and consistently applied assumptions set out in Appendix 6 of the SA Report. These assumptions are based upon an agreed SA Framework that has been subject to consultation and is set out in Table 2.2 of the SA Report. The assumptions draw on the most up-to-date evidence. Not all site options have detailed development plans; therefore, in order to ensure that all options have been appraised to the same level of detail, all options have been appraised at a high level based on an up-to-date evidence base.</p>
DLP311	Alan Wilson	Concerns raised in relation to the loss of character in the town.	The potential impact of new development in North Warwickshire (specifically policies and site

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		<p>Concerns raised in relation to the capacity of existing infrastructure, services and facilities to accommodate additional growth.</p>	<p>allocations included in the Draft Local Plan) on the quality and distinctiveness of the built environment (including the cultural heritage) are considered by the SA Report through SA objective 8 while impacts on landscape are considered through SA objective 7 in Appendix 6. As explained in Appendix 6 of the SA Report the Historic Environment Assessment (HEA) for the Borough have been used to inform the appraisal of individual site options in relation to SA objective 8. The scoring of SA objective 7 has considered the potential loss of greenfield land in the Borough with larger greenfield sites scoring less favourably than smaller greenfield sites and brownfield sites. The SA framework has been agreed to ensure consistency across the SA Report in relation to the sites and policies of the Local Plan and reasonable alternatives which have been considered.</p> <p>Issues relating to existing infrastructure have also been addressed in the SA Report through the appraisal of options against SA objectives 1, 2, 3, 6, 15 and 20 which collectively consider the accessibility of new site options to existing infrastructure and services and facilities, specifically community, health, recreational and culture, sustainable transport and education.</p> <p>Information on the capacity of services and facilities is not available on a consistent basis across the Borough to be used in the SA. It has therefore been assumed that developments would contribute to ensuring sufficient capacity is available to meet the needs of the new communities, either through investment in existing facilities or the development</p>

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			of new services and facilities. This is clearly explained in the next iteration of SA.
DLP325	Peter Bateman (Framptons Town Planning) on behalf of KNG Developments	The representation supports the methodology of the SA Report however the appraisal of site SLA40 is queried. In relation SLA40 the scores relating to health, landscape, built environment, biodiversity, efficient land and waste are all suggested to be amended. These updated scores are presented in comparison with other sites considered as part of the SA.	<p>Each option has been appraised using clearly defined and consistently applied assumptions set out in Appendix 6 of the SA Report. These assumptions are based upon an agreed SA Framework that has been subject to consultation and is set out in Table 2.2 of the SA Report. This ensures that all sites are assessed in the same way, as required by the PPG.</p> <p>Developmental design is uncertain at this stage, as allocation of a site in the Local Plan does not mean that the design put forward by the promoter at this stage will be realised. In addition, site-specific surveys, details of developmental design and proposed mitigation are not available for all sites. In order to ensure consistency and transparency in the SA process a precautionary approach has been taken in the SA, therefore developmental design, detailed survey results and potential mitigation measures have not been taken into account.</p>
DLP326	Neil Cowley (Castlewood Property Ventures)	<p>Consultee is promoting Land South of Birmingham Road, which includes site SLA116 along with a field to the west of this and one to the north of that.</p> <p>Concerns raised that the SA Report is not based on an updated scoping report. The requirement for growth at land adjacent to settlements is only briefly analysed in the SA Report but this provides only a weak evidential base for the creation of a new settlement category.</p> <p>It is stated that Table 4.4 of the SA Report suggests that the</p>	<p>The information included in the Scoping Report formed the basis of the SA Report and has been updated at each stage of the SA process. An updated review of plans, policies and programmes is presented in Appendix 2 of the SA Report and updated baseline information is presented in Appendix 3.</p> <p>The SA of all growth options considered by the Council is presented in Chapter 4. This was</p>

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Consultation reference	Consultee	Consultation comments – summarised where appropriate	Response/action taken to address consultation comment in this updated SA Report
		<p>proposed spatial strategy has been guided by the need to protect the Green Belt rather than a consideration for the most sustainable strategy to deliver growth and option OUT2 (which would provide housing at settlements nearest where shortfalls lie) was discounted inappropriately.</p> <p>Concerns raised that as the Growth Options Paper was not consulted upon and pre-determined the conclusions of the Draft Local Plan SA the process was not transparent. Concerns that the blanket approach of preventing development in the Green Belt prejudices the SA Report and does not accord with the NPPF approach to Green Belt at paragraphs 83 and 84 of that document as well as failing to promote sustainable development.</p> <p>Concerns that the SA Report does not detail how the Green Belt evidence available has informed the spatial strategy or site selection.</p>	<p>assessed according to the methodology and SA framework set out in the SA report. The SA has assessed all options in the same level of detail, which is proportionate to the scale of the options considered. Table 4.4 presents the Council's rationale for selecting the growth options included in the Local Plan and not selecting other options. It is the role of the Council, not the SA, to select the option deemed most appropriate and this may include factors other than the SA.</p> <p>The Growth Options Paper was subject to SA in June 2016 and it is the results of this SA that are reflected in the SA of the Draft Local Plan. Note that the SA is an independent process, carried out by external consultants and that a number of factors may influence the Council's decision-making, alongside SA.</p> <p>The SA presents the Council's reasons for selection or non-selection of sites in Appendix 8.</p>
DLP327	Mathieu Evans (Gladman)	<p>States that the SA process should clearly justify policy choices. It should be clear from results of the SA why some policy options have been progressed and others rejected.</p> <p>Concerns raised that the SA was produced after the completion of the plan and therefore did not inform the options chosen in the plan. Concerns that no consideration was made for the overall quantum of development, particularly to include the remaining unmet needs of Coventry, Birmingham and Tamworth.</p> <p>It is stated that site PS187 is a sustainable option and that many of the issues raised through the SA (particularly access to services, natural environment, heritage, biodiversity, efficient</p>	<p>The SA report represents a record of the SA of all options considered for inclusion in the Local Plan, which informs decision-making along with a number of other factors. It is often not possible to 'rank' options in terms of sustainability and the Council may not choose to proceed with the option perceived as most sustainable if there are other, overriding factors. Appendix 8 of the SA Report explains the Council's reasoning for selecting or not selecting site options.</p> <p>The Draft Local Plan was consulted on between Thursday 10<sup>th</sup> November and Friday 31<sup>st</sup> March</p>

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Consultation reference	Consultee	Consultation comments – summarised where appropriate	Response/action taken to address consultation comment in this updated SA Report
		<p>use of land and waste) and SHLAA might be mitigated or are issues which face all greenfield sites.</p>	<p>2017. While the SA was prepared alongside the Draft Local Plan and influenced its development, the SA Report was consulted upon in early February up to the end of March. The consultation period was extended until March 2017, to allow consultees time to consider both documents. The delay in the publication of the SA allowed time to reflect the content of the Draft Local Plan published for consultation. Furthermore, chapters 2 and 4 of the SA Report also describe how previous iterations of the SA have fed into the plan-making process. The SA will continue to influence future iterations of the plan.</p> <p>The Council's justification for the housing requirement and SA of the different delivery options considered are presented in Chapter 4 of the SA report.</p> <p>The SA has been reviewed to take account of nearby bus stops highlighted in the representation.</p> <p>All sites have been assessed in line with the SA framework, which was agreed to ensure consistency across the SA assessments. The assumptions used in scoring each option are detailed in Appendix 6 of the SA report.</p> <p>Mitigation is likely to depend on developmental design and there is no guarantee of possible mitigation measures coming forward. In addition, details of developmental design and proposed mitigation are not available for all sites. In order to ensure consistency and transparency in the SA process a precautionary approach has been taken in the SA, therefore potential mitigation measures</p>

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			<p>have not been taken into account in the selection of sites for allocation.</p> <p>However, mitigation measures for the site allocation policies set out in Chapter 14 of the Draft Local have been considered in the SA of the Draft Local Plan in Chapter 6 of the SA Report.</p>
DLP341	Spawforths on behalf of the Harworth Group	<p>The representation objects to Policies LP2: Settlement Hierarchy and LP39: Housing Allocations, specifically demanding that the spatial distribution of development in the Borough be reconsidered, moving development away from the A5 and disseminating it more evenly between the Borough's Category 3 'Local Service Centres' to provide a more balanced settlement hierarchy and to meet the development needs of the wider Borough and alleviate the highway capacity issues on the A5...Rather the Draft Local Plan has prioritised Green Belt over...the need to promote sustainable patterns of development.</p> <p>Objection to policies LP12: Employment Areas, LP39: Housing Allocations and LP40: Employment Site – The former Daw Mill Colliery Site has key locational characteristics that make the opportunity afforded by the existing rail connections significant.</p> <p>Objection to Policy LP40: Employment Allocations as the 'Land at MIRA' employment allocation should be reallocated from a 'Category 2 – Adjacent adjoin settlement' site to a new Category 5 site as the site does not sit adjacent to an adjoin settlement.</p>	<p>Table 4.4 of the SA Report presents the Council's justification for taking forward the selected growth option and not selecting alternatives to this. Table A4.1 in Appendix 4 of the SA Report details how policies in the Draft Local Plan have developed. Decision making was influenced by the results of the SA, as well as other considerations such as the need to accommodate growth from neighbouring authorities and other evidence base documents. Reducing use of the private car, which is likely to reduce traffic and congestion, is assessed through SA objective 15.</p> <p>The Former Daw Mill Colliery Site has been included in the site audit trail table in Appendix 8.</p> <p>The heading 'Adjacent Adjoining Settlements' in the SA Report has been reworded to 'Sites Adjacent to Neighbouring Local Authorities'</p>
DLP349	Tim Plagerson (RPS) on behalf of St Modwen Development	<p>It is stated that the SA Report does not consider sites which are included in the updated SHLAA and there does not assess all reasonable alternatives. The representation relates to site Dairy House Farm which has not been included in the SA Report although it was submitted for consideration as part of the SHLAA. The consultee has undertaken an appraisal of the site in</p>	<p>Table A8.1 in Appendix 8 of the SA Report gives the Council's reasons for selecting each residential site options or otherwise and Table 8.2 in Appendix 8 gives the Council's reasons for selecting each employment site options or otherwise. Whilst the SA details the reasonable alternatives considered</p>

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		question in line with the SA methodology and this is presented in the representation document. It is suggested by the consultee that the scoring compares favourably with the proposed allocations in the emerging Local Plan. Site GRE4 which was appraised in the SA Report contains land at Dairy House Farm. This site is the same distance from services and facilities as site GRE1 and GRE2 and therefore the same score should be recorded for these sites in relation to SA objective 1 (services and facilities) and SA objective 2 (vibrant communities).	and assesses these, it is the role of the Council to identify reasonable alternatives.  For GRE4, review SA objectives 1 and 2 based on facilities mentioned for GRE1 and GRE2 (i.e. Grendon Village Hall).
DLP350	Tim Plageron (RPS) on behalf of St Modwen Development	Concerns raised that the site at Dairy House Farm (which the consultee wishes to see allocated for 1,000 new homes) has not been appraised. The site adjoins the settlement boundary and would score well against the SA objectives thereby meaning it should be considered as a reasonable alternative.	Table A8.1 in Appendix 8 of the SA Report sets out the reasoning for why each site option considered was deemed to be reasonable.  Chapter 2 of the SA Report sets out how reasonable alternatives were identified and notes that a number of sites submitted to the Council were not deemed to be reasonable for a number of reasons. Whilst the SA Report explains how alternatives have been identified and assessed, it is the role of the Council to identify reasonable alternatives.
DLP354	William Gallagher Town Planning Solutions on behalf of Holiday Extras and Airparks Services Ltd	It is contested that Policy LP36 which addresses airport parking in the Borough is too restrictive. The representation states that the SA Report has not considered the airport parking policy wording appropriately and has not been tested against reasonable alternatives.	The appraisal of all policies has been undertaken in line with the agreed SA Framework that has been subject to consultation and is set out in Table 2.2 of the SA Report.
DLP364	Warwickshire Wildlife Trust	Concerns that as the SA has scored all sites negatively in relation to biodiversity it is very difficult to differentiate the findings presented. It is stated that mitigation and avoidance might be adopted at some sites and that the SA should be	SA is a strategic process, which focuses on identifying significant effects. Mitigation is likely to depend on developmental design and there is no guarantee of possible mitigation measures coming forward, therefore a precautionary approach has

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		<p>updated to reflect this.</p> <p>WWT has provided commentary on each site assessment individually and suggested changes to assessment results and scores in some cases.</p>	<p>been taken in the SA. The exception to this is where other Local Plan policies are likely to mitigate potentially negative effects, which has been assessed in the Cumulative Effects section of Chapter 6.</p> <p>All sites are assessed in line with the assumptions set out in Appendix 6, which were subject to consultation in earlier iterations of the SA. This ensures that all sites are assessed in the same way, as required by the PPG.</p> <p>Assessments of sites ATH14 and ATH20 have been reviewed to address inaccuracies identified by WWT. Other specific comments suggesting a change of score to site appraisals have been acknowledged in the SA assessment matrices (except those that only suggest a score change if policies are updated).</p> <p>Furthermore, effects on national and local Priority Habitats are considered in the next iteration of the SA Report.</p>
DLP371	Ruth Ellis	Concerns raised in relation to the potential for adverse effects on the natural and historical assets within close proximity to site POL/DOR1.	<p>Each option has been appraised using clearly defined and consistently applied assumptions set out in Appendix 6 of the SA Report. These assumptions are based upon an agreed SA Framework that has been subject to consultation and is set out in Table 2.2 of the SA Report. The assumptions draw on the most up-to-date evidence. The full appraisal matrix for this site is presented in Appendix 7.</p> <p>The Council's Historic Environment Assessment</p>

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			<p>(HEA) has been used to inform the appraisal of sites in relation to potential impacts on the historic environment (SA objective 8). However, this site option was not covered in the HEA. Therefore an uncertain effect has been recorded for SA objective 8. This data limitation is acknowledged in Chapter 2 of the SA Report. An updated HEA is taken into account in the iteration of the SA Report.</p> <p>The site has been recorded as having a significant negative effect on SA objective 9 (biodiversity) given that the site sits within an area of ancient woodland and a Site of Importance for Nature Conservation (SINC).</p>
DLP375	Tom Shakespeare	<p>Concerns that health and education facilities are over-subscribed, the Council are unable to maintain green spaces and sport and recreation facilities are very poor and neglected.</p> <p>Road links are strained and development would increase congestion on the A5. Concerns that a new through road to the A5 will increase demand on the A5 between Dordon and Grendon and encourage more traffic through Grendon Road, Polesworth.</p> <p>States that rail links to Polesworth are 'almost non-existent'. Suggests reinstating a police station in Atherstone.</p> <p>Suggestions that Polesworth and Dordon have "a good range of existing local services and facilities" comparable to Atherstone and Coleshill are mistaken.</p>	<p>Information on the capacity of services and facilities is not available on a consistent basis across the Borough to be used in the SA. It has therefore been assumed that developments would contribute to ensuring sufficient capacity is available to meet the needs of the new communities, either through investment in existing facilities or the development of new services and facilities. This is clearly explained in the next iteration of SA.</p> <p>Reducing use of the private car, which is likely to reduce traffic and congestion, is assessed through SA objective 15. SA is a strategic, high-level process, which assesses all options in the same level of detail. The general growth proposed in the Borough on traffic levels and air quality have been assessed in the cumulative effects section in Chapter 6 of the SA Report.</p> <p>All sites have been assessed in line with the SA</p>

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			<p>framework, which was agreed to ensure consistency across the SA assessments. Assumptions on how this was applied to assessments are presented in Appendix 6 of the SA.</p> <p>Consideration of existing services and facilities considers each in its own right, rather than in comparative terms. As explained above, information on the quality and capacity of facilities is not consistently available, therefore the SA, as a strategic process, can only account for the presence of facilities.</p>
DLP379	Stella Doggett	<p>Concerns regarding the significant positive effect recorded in relation to health for the site at Dordon and Polesworth. The proposed new distributor road which will create more pollution and that the proximity of a health centre to the site should not be used as an indicator of the potential benefits of locating new housing at this location. There will be less space for walking and exercise due to the development.</p> <p>Concerns raised that sustainability criteria are inappropriate and do not take account of the reality of the changes development would bring. Concerns that the consultation process is no more than a 'tick box exercise' relating this to the loss of greenfield land which development would result in.</p> <p>Comments include reference to a lack of infrastructure to accommodate the number of houses proposed, stating that Polesworth and Dordon have been 'artificially' designated as market towns and questioning why the Council is not pursuing a policy of allowing for more incremental growth at the villages in North Warwickshire.</p>	<p>All sites have been assessed in line with the SA framework, which was agreed to ensure consistency across the SA assessments. The assumptions used in scoring each option are detailed in Appendix 6 of the SA Report. The site does not consist of open space, nor is it open access land. It has been assumed that the footpaths running through the site will be protected, in line with national legislation.</p> <p>Information on the capacity of services and facilities is not available on a consistent basis across the Borough to be used in the SA. It has therefore been assumed that developments would contribute to ensuring sufficient capacity is available to meet the needs of the new communities, either through investment in existing facilities or the development of new services and facilities. This is clearly explained in the next iteration of SA Report.</p> <p>It is not clear why the consultee believes the</p>

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			<p>sustainability criteria to be inappropriate, as no specific examples are given. The Sustainability Framework was subject to consultation in previous iterations of the SA.</p> <p>The SA of all growth options considered by the Council is presented in Chapter 4. Table 4.4 presents the Council's rationale for selecting the growth options included in the Local Plan and not selecting other options.</p>
DLP380	Dr John Mark Doggett	<p>Concerns raised in relation to the appraisal of the sites at Dordon and Polesworth in terms of potential health impacts related to increased air pollution due to higher levels of congestion and loss of green space. States that development would be better located spread out in smaller villages across the Borough, particularly to the South, West and North where deprivation is less pronounced. Also suggests this development pattern would be more efficient for education provision.</p> <p>Concerns that development will not be accompanied by appropriate transport infrastructure to improve road safety and congestion issues.</p> <p>Concerns have also been raised in relation to sites at Dordon and Polesworth in terms of the adverse impacts raised in the SA Report which relate to landscape, built environment, biodiversity, efficient land use and pollution with suggestion made that the sites should therefore not be included within the plan.</p> <p>Also raises concerns that a shortage of GPs may reduce the possibility of opening new medical facilities.</p>	<p>Each option has been appraised using clearly defined and consistently applied assumptions set out in Appendix 6 of the SA Report. These assumptions are based upon an agreed SA Framework that has been subject to consultation and is set out in Table 2.2 of the SA Report and include SA objectives relating to landscape (SA objective 7), cultural heritage (SA objective 8), biodiversity (SA objective 9) and efficient use of land (SA objective 10). The assumptions draw on the most up-to-date evidence.</p> <p>Effects of development on health are assessed through SA Objective 3. The assumptions presented in Appendix 6 of the SA state that as there are no AQMAs in the Borough (therefore air quality in the Borough is in line with national objectives). While current air quality levels are not likely to affect the health of residents and workers, the Council will continue to monitor levels of air pollution and action would be taken if air quality degrades below target levels.</p> <p>Effects on green space are assessed via SA</p>

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			<p>objective 3 (health) and SA objective 6 (recreation).</p> <p>Reducing use of the private car, which is likely to reduce traffic and congestion, is assessed through SA objective 15.</p> <p>Table 4.4 of the SA presents the Council's justification for taking forward the selected growth option and not selecting alternatives to this.</p> <p>Information on the capacity of services and facilities is not available on a consistent basis across the Borough to be used in the SA. It has therefore been assumed that developments would contribute to ensuring sufficient capacity is available to meet the needs of the new communities, either through investment in existing facilities or the development of new services and facilities. This is clearly explained in the next iteration of SA.</p>
DLP388	Michael Stanley	<p>Concerns raised in relation to the capacity of existing road infrastructure, services and facilities to accommodate additional growth.</p> <p>The Council does not appear to take into account the housing already passed at the former golf course in Tamworth adjacent to the Proposed Robey's Lane site. This would put a possible 2,500 houses in that area alone. The resulting traffic coming down the B5000 and also through other villages such as Shuttington would be significant.</p> <p>The Council has not considered, (given the number of houses required) creating a new village with appropriate infrastructure.</p>	<p>Information on the capacity of services and facilities is not available on a consistent basis across the Borough to be used in the SA. It has therefore been assumed that developments would contribute to ensuring sufficient capacity is available to meet the needs of the new communities, either through investment in existing facilities or the development of new services and facilities. This is clearly explained in the next iteration of SA.</p> <p>The permitted site at the former golf course in Tamworth was taken into account in the SA of sites POL23 and PS158. This site will provide a primary school, open space and new bus services which</p>

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			<p>may redirect traffic that would otherwise pass through Polesworth. The full appraisal matrices for these site options is presented in Appendix 7 of the SA.</p> <p>A new settlement was considered by the Council as an option for growth, as explained in Chapter 4 of the SA Report. Table 4.4 explains that this was not selected by the Council due to concerns this could not deliver a substantial amount of the Borough's housing need over the plan period. This was associated with long lead-in times and a lack of suitable sites large enough to be considered for new settlements.</p>
DLP405	Polesworth Group Homes Ltd – Leigh-Anne Smith	<p>There does not appear to be a clear rationale of why Polesworth and Dordon have been selected for significant housing allocation rather than the provision being more fairly spread across category 1 settlements...For example Coleshill is much closer to Birmingham with substantially better road transport system.</p> <p>Traffic congestion and flood constraints in the centre of Polesworth highlighted.</p> <p>Concerns raised in relation to the capacity of existing infrastructure, services and facilities to accommodate additional growth.</p> <p>A number of landscape, heritage and ecological assets have been cited as at risk from adverse effects as a result of the strategic growth at Polesworth.</p>	<p>Table 4.4 of the SA presents the Council's justification for taking forward the selected growth option and not selecting alternatives to this.</p> <p>Traffic, flooding and infrastructure issues are noted. SA assessments have been carried out in line with the assumptions in Appendix 6. The potential of new site allocations to help reduce use of the private car, which is likely to reduce traffic and congestion, is assessed through SA objective 15. The cumulative effects of the general growth proposed in the Borough on traffic levels and air quality have been assessed in the cumulative effects section in Chapter 6 of the SA Report.</p> <p>The SA identifies impacts on landscape, heritage and ecological assets in line with the assumptions set out in Appendix 6 of the SA report.</p>

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DLP413	Jacky Chambers (Councillor for Dordon and Shadow Health spokesperson for NWBC)	<p>Concerns that alternative growth strategies were not consulted on. A systematic appraisal of other possible green belt sites or other distribution options does not appear to have been undertaken.</p> <p>Concerns that the housing development at Dordon and Polesworth performs much less favourably than the delivery of a new settlement closer to the settlements (Birmingham and Coventry) at which new houses are most needed. This is related to the findings of the SA Report for access to services, vibrant and active communities, health, recreation and culture, climate change, sustainable transport and employment. It is stated that the protection of landscape and the Green Belt have been given undue weight in the selection process.</p> <p>It is also stated that the SA Report supports the view that the proposed site performs very poorly against five of the twenty SA objectives with only one of the twenty three other sites having more negative scores recorded.</p> <p>The representation also contests the findings of the SA Report in relation to site POL/DOR1. Specific issues are raised in relation to these scores for services and facilities, vibrant communities, health, recreation, sustainable transport, employment and skills. Particular issues have been raised in relation to access to healthcare services in this area.</p>	<p>The Council's justification for the increased housing requirement and SA of the different delivery options considered are presented in Chapter 4 of the SA report. Paragraphs 2.34 to 2.43 explain how site options were identified by the Council.</p> <p>The first part of the representation appears to agree with the SA findings. The Council's reasons for selection or non-selection of sites are detailed in Appendix 8 of the SA.</p> <p>All sites are assessed in line with the SA framework and assumptions set out in Appendix 6, which were subject to consultation in earlier iterations of the SA. This ensures that all sites are assessed in the same way, as required by the PPG. Detailed matrices, which give explanations of the scores assigned to each SA objective with reference to the SA objectives and assumptions, are presented in Appendix 7 of the SA.</p> <p>Information on the capacity of services and facilities is not available on a consistent basis across the Borough to be used in the SA. It has therefore been assumed that developments would contribute to ensuring sufficient capacity is available to meet the needs of the new communities, either through investment in existing facilities or the development of new services and facilities. This is clearly explained in the next iteration of SA.</p>
DLP415	David Butcher	Concerns raised that the increase in housing requirement from the Core Strategy (2014) has not been justified or assessed in sustainability terms. The Council has not adequately considered	The Council's justification for the increased housing requirement and SA of the different delivery options considered are presented in Chapter 4 of the SA

Table of Comments on Sustainability Appraisal and Proposed Response

Consultation reference	Consultee	Consultation comments – summarised where appropriate	Response/action taken to address consultation comment in this updated SA Report
		<p>whether alternative strategies for delivering this growth might be more appropriate and sustainable.</p> <p>Concern raised in relation to various sustainability issues which may result from the development of 2,000 new homes at land to the east of Polesworth and Dordon, particularly in terms of inadequate transport infrastructure, impacts on landscape and wildlife and limited local service provision. Highlights that the site performs negatively against five of the twenty SA objectives with only one of the other 23 assessed sites having more negative effects recorded. Other alternatives have not been seriously considered despite the SA showing that other options perform more favourably.</p>	<p>report.</p> <p>Each option has been appraised using clearly defined and consistently applied assumptions set out in Appendix 6 of the SA Report. These assumptions are based upon an agreed SA Framework that has been subject to consultation and is set out in Table 2.2 of the SA Report. Overall the representation seems to agree with the SA. Reducing use of the private car, which is likely to reduce traffic and congestion, is assessed through SA objective 15. The effects of development on landscape and wildlife are assessed via SA objectives 7 and 9 respectively.</p> <p>In accordance with the PPG, the SA has assessed all options in the same level of detail. The Council's reasons for selecting or not selecting site options are presented in Appendix 8 of the SA Report.</p>
DLP427	Derek Tattersall	<p>Concerns raised that the SA leaves the "door wide open to carry on regardless of environmental and quality of life values in light of increasing 'development pressures'" and suggests such pressures can be moved, whereas the environment and quality of life cannot.</p> <p>Concerns raised that road infrastructure is not adequate for the proposed increase in traffic. Concerns that an increase in traffic will also have negative effects through increases in pollution. Concerns that wildlife corridors will be destroyed and stresses that habitats need to be joined up.</p>	<p>It is unclear which aspects of the SA the consultee is concerned about as no examples are given.</p> <p>The SA has followed best practice guidance and the framework and methodology have been consulted on through previous iterations of the SA.</p> <p>Reducing use of the private car, which is likely to reduce traffic and congestion, is assessed through SA objective 15. Requirement for new road infrastructure is beyond the scope of the SA, as this depends on traffic associated with growth within and outside the Borough. Reducing use of the private car, which is likely to reduce traffic and congestion, is assessed through SA objective 15.</p>

Table of Comments on Sustainability Appraisal and Proposed Response

Consultation reference	Consultee	Consultation comments – summarised where appropriate	Response/action taken to address consultation comment in this updated SA Report
			<p>The cumulative effects of the general growth proposed in the Borough on traffic levels and air quality have been assessed in the cumulative effects section in Chapter 6 of the SA Report.</p> <p>Biodiversity is assessed through SA objective 9. Due to the strategic nature of SA, this has relied on assessment of effects on designated sites, as described in paragraph 2.57 of the SA, although it is acknowledged that habitat connectivity is important.</p>
DLP2021	Hannah Godley (Fisher German LLP) on behalf of A Arnold	<p>The representation supports the proposed development for residential use at land south of Shuttington Village Hall (SHUT1). To support the allocation of this land the consultee has provided a review of the appraisal of this site against the agreed SA objectives and has also presented the subsequently updated SA scores for this site in comparison to those for other sites in close proximity to Shuttington.</p>	<p>With regards to SA objective 1, community facilities considered were schools, GPs and community centres/village halls. Public houses were not included. This is made clear in the next iteration of SA.</p> <p>The assessment of SA objective 2 has been updated to reflect the fact that the site is adjacent to the Village Hall.</p> <p>Each option has been appraised using clearly defined and consistently applied assumptions set out in Appendix 6 of the SA Report. These assumptions are based upon an agreed SA Framework that has been subject to consultation and is set out in Table 2.2 of the SA Report. This ensures that all sites are assessed in the same way, as required by the PPG.</p> <p>SA objective 6 has been updated to acknowledge the sport pitches provided by Shuttington Village Hall.</p> <p>Mitigation is likely to depend on developmental</p>

Table of Comments on Sustainability Appraisal and Proposed Response

Consultation reference	Consultee	Consultation comments – summarised where appropriate	Response/action taken to address consultation comment in this updated SA Report
			design and there is no guarantee of possible mitigation measures coming forward. In addition, site-specific surveys, details of developmental design and proposed mitigation are not available for all sites. In order to ensure consistency and transparency in the SA process a precautionary approach has been taken in the SA, therefore potential mitigation measures have not been taken into account.

REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	
DLP16	Craig Tracey MP	Object		LP36			Concerned about car parking standards. P39 of the NPPF sets out the standards and NWBC should revisit and update car parking standards as residents are concerned that not enough car parking spaces are being allocated.	Noted. Current standards in 2006 Local Plan and Core Strategy appendices. Further work will be undertaken. Board report addresses some of these issues. Development Management Policy to be applied flexibly to address both full parking needs and lack of public transport services, particularly in rural areas. No further change proposed.
DLP16	Craig Tracey MP	Support			Duty to Co-operate		Council have worked to minimise impact of new housing on the Borough	Noted.
DLP16	Craig Tracey MP	Support			Consultation		Note the Council have made consultation process accessible and involved extensive consultation events and publications.	Noted.
DLP16	Craig Tracey MP	Support			Strategy		Vital that council avoids "planning by appeal" and inappropriate piecemeal development. Development must form part of a coherent scheme that contributes to much needed infrastructure improvements. Support the Council's proposal to undertake a study into the provision of a new settlement.	Noted. No formal proposal for new settlement study yet started. Longer term necessity potentially?
DLP16	Craig Tracey MP	Objection			Housing Figures		Doubts over reliability of figures used to calculate projected housing needs. Concerns over counting of international students and inability to 'count them out'.	Noted. SHMA figures have been accepted by Inspector at Warwick DC Local plan Inquiry. Impact of international student discrepancies are expected to have a limited impact on North Warwickshire Housing figures. No change proposed.
DLP16	Craig Tracey MP	Support			Green Belt		Keen to see Greenbelt protection is permanent unless exceptional circumstances.	Noted.
DLP16	Craig Tracey MP	Object			Green Belt Review	Sites at Kingsbury, Wishaw and Coleshill	I believe Green Belt review methodology is flawed. Green Belt still valid even if not fulfilling all 5 purposes. May only satisfy one purpose but still be important as Green Belt. Safeguarded sites at Kingsbury and Lindridge Rd Wishaw and Packington Lane Coleshill do not have exceptional circumstances for release and loss should be avoided.	Noted. Review assessed on a scoring basis. Did not determine the importance or validity of each purpose. All were equally of value. The value or importance of specific areas of Green Belt is a matter for the Local Plan to determine through Inquiry. Very Special Circumstances will still be required to enable release.
DLP16	Craig Tracey MP	Object	7.25				Para 7.25 is too restrictive. Blanket ban should not be put on redevelopment of previously developed sites in green belt. Should be assessed on a case by case basis.	Noted. No Blanket ban proposed, only a specific targeted restriction on redevelopment of green belt pdl sites in Unsustainable Locations as required in NPPF, where principle of development development has to be sustainable. Sites are assessed on a case by case basis and tested against the Local plan policies to determine whether they are appropriate in locational, sustainable, development management, access etc and other planning terms.
DLP16	Craig Tracey MP	Support		LP14-20			Policies LP14-20 covering natural, historic environment, nature conservation, green infrastructure, Tame Valley and recreational provision are extremely significant.	Noted.
DLP16	Craig Tracey MP	Object			Meaningful Gap		Following Appeal decision I consider some residential development is appropriate in Meaningful Gap. Local Residents inform me the Countryside land to east is considered of greater value than Meaningful Gap.	Noted. Disagree. Board report addresses some of these issues.
DLP16	Craig Tracey MP	Object			Relief Road	Site east of Polesworth & Dordon	Relief road better located too the west (on same side as schools) to alleviate traffic problems on Long street, primarily caused by school traffic/pick up.	Noted. Consider Traffic problems greater than simply school traffic. Also significant commuter and through traffic.
DLP16	Craig Tracey MP	Object			IDP	Dordon Island	Dordon Island and single carriage way east not fit for purpose. Development to east would impact on this stretch increasing congestion. Development to west and access onto A5 would avoid this issue.	Noted. Agree. Proposal is to provide relief road and address inadequacies of this stretch of A5. Development may require major improvements which will be sought to address this issue and seek dualling or similar of this stretch. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues. development to west would not avoid issue. Significant traffic still heads east and would impact on the Dordon/Grendon Island stretch irrespective of where significant development is located along the A5.

REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	
DLP16	Craig Tracey MP	Support	12.19		Road Infrastructure	A5	Agree with statement in Para 12.19 on impact of growth on A5. Council need to work with Highways England and HS2 to address issues and get benefit from road improvements, including underpass. Some confusing road markings also raise issues.	Noted. Council are already working with Highways England who are involved in consultation and assessment of development impact through the Strategic Transport assessment. HS2 will only get involved where works directly impact or affect their proposals. Experience shows they will not provide additional or improved benefits beyond minimum necessary to enable and implement the HS2 project.
DLP16	Craig Tracey MP	Comment			Road Infrastructure	Atherstone	Pleased to hear funds have been earmarked for road and other infrastructure improvements in Atherstone from 1st phase of development. Significant concerns exist over impact on Holly Lane Bridge. Council needs to work with Highways England, developers and WCC to ensure improvements are delivered.	Noted. Would have been even better if Central Government had supported infrastructure delivery through additional public funding for improvements to support their demands for Planning Authorities to accommodate increased growth for economic as well as local need purposes. The need to rely almost solely on Development contributions for new infrastructure and services limits the amount and extent of infrastructure improvements Local Authorities can enable and achieve. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues.
DLP16	Craig Tracey MP	Object			Road Infrastructure	Robeys Lane	I have significant concerns over road capacity, inadequate to cope with increase in traffic when added to traffic from Golf Course site.	Noted. Local Plan Strategic Transport assessment aims to address the transport infrastructure issues and impact of development in the Borough. Board Report will address some of these issues.
DLP16	Craig Tracey MP	Object		LP36	Parking and HMO's		Concern over inadequate parking standards and provision. Need to use para 39 of NPPF to address issue. Abolish policy of maximum parking standards. Seek resident parking permits in specific problem areas. Support town centre requirement for development to have at least one parking space.	Noted, Plan already addresses this issue by not establishing maximum standards and enabling increased parking provision where necessary and supporting additional parking where other options are limited. Residents parking permits not an issue for Local plan. Traffic management proposals can be a matter for S106 agreements however.
DLP16	Craig Tracey MP	Comment			Public Transport		Concern over loss of bus services. Look to franchising powers under new bus services Bill to achieve real improvements. Support recent improvements at MIRA and those sought for rail travel at Polesworth and Atherstone stations.	Noted. Where bus services struggle with viability the support of our MP to maintain or improve public subsidy towards the maintenance and support of those services would be appreciated and help address the concerns of his constituents. The Local plan has limited capacity to support and maintain services unless significant development is accommodated to enable developer contributions and establishment of new services for a limited period until they achieve self sufficiency/economic viability. Support for service improvements noted.
DLP16	Craig Tracey MP	Comment			Infrastructure/IDP		Adequate infrastructure is essential. Encourage Council to use new developments to access funds for local infrastructure improvements. IDP is a good start but more detailed and robust work needed.	Noted. Infrastructure is a key issue that is being addressed through the IDP. Further detailed work underway, Board Report will address some of these issues.
DLP16	Craig Tracey MP	Comment		LP9	Housing Types		Availability of choice for elderly housing with an ageing population is a concern. Limited availability of suitable properties/bungalows to downsize. Support aim for affordable housing choice and percentage.	Noted. Plan notes and aims to address this issue and encourages elderly appropriate housing of a variety type, tenure and range of opportunities.
DLP16	Craig Tracey MP	Support		LP11 & LP13	Diversification of Local economy.		Support Council's aim to broaden Borough's employment base. Rural businesses also need support and welcome LP11 and LP13 on economic regeneration and rural employment.	Support noted and welcomed.
DLP16	Craig Tracey MP	Comment			Broadband		Infrastructure improvements from new development should include Broadband provision	Noted. This will be sought where achievable and justifiable as part of development proposals and infrastructure improvements, particularly on larger site proposals.
DLP16	Craig Tracey MP				Fly Tipping		A major blight on countryside. Welcome IDP proposal to increase opening hours of waste disposal facilities to help address this issue. This issue should be considered as part of design process to avoid areas or sites that might encourage/enable flytipping.	Noted. Agreed. Issue can be addressed through appropriate "Secured by Design" application. Potential additional text reference to support concerns?
DLP267		Object			Existing Employment Land identification		Need for Local plan to recognise Coleshill Manor campus as an existing employment site. Details and history of site submitted in support, indicating sites importance and planning consent.	Noted. Extant planning consent guarantees the potential employment use and is a matter of fact. Not considered necessary to identify as an "existing employment site" until planning consent development completed. Local plan does not identify all uses currently existing or approved within Green Belt or the Borough.

REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	
DLP267		Object			HS2 Impact. Replacement provision.		Need for local Plan to plan positively in response to impacts of HS2 route. Detail of impact of HS2 on campus submitted in support. North Warwickshire ELR states the supply of office premises is limited, with no modern office business parks or "corporate provision" apart from Coleshill Manor. As a result it is clear from the ELR that, as a minimum, the council should consider the need for replacement provision for land lost to HS2 in this location.	The policy behind the building of HS2 is not one that is relevant to the Local Plan. The area safeguarded for HS2 is noted in the Plan and impacts of the national infrastructure scheme will be treated flexibly on their merits as exceptions to normal Green Belt or countryside policies in accordance with NPPF guidance.
DLP267		Object		LP12	Employment Areas identified		LP12 identifies key employment sites but focuses only on industrial estates, ignoring key office locations including the Coleshill Manor site. This is a significant oversight. Request the Office Campus is recognised in Local plan as an important economic asset and key employment site, where development will be supported. The following wording should be inserted in LP12: "Coleshill Manor Office Campus is an important economic asset within the borough. Future development will be supported where this assists with meeting the Council's objectives of broadening the employment base within the borough, subject to proposals meeting the requirements of other policies within this plan."	Noted. No change proposed. Site has benefit of extant planning consent not yet fully implemented. Unnecessary to identify all sites in employment use within Borough, particularly those yet to be fully implemented/completed. Changes of use may occur through permitted rights and/or redevelopment over time. Plan does not prevent site being implemented and would support this.
DLP267		Object			New Strategic Employment Site	J9 M42 Curdworth	Strategic 70 ha site proposed west of J9 M42. Good access to strategic road network, contribution to jobs, investment and growth. Potential 1500 jobs. Full supporting documentation, transport assessment and sustainability appraisal submitted with representation.	Noted. the Site lies within Green Belt. This requires "very special circumstances" to be established to enable release. The Local Plan is delivering more than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, agreed through MOU. Very special circumstances are not considered established to warrant Green Belt release. No change proposed.
DLP267		Object	Introduction		Strategy		Strategy should address spatial implications of economic, social and environmental change including the GBHMA shortfall, the SEP, HS2 Hybrid Bill for Phase One, strategic employment land requirements, Midlands Engine Growth Prospectus	Noted. Consider the plan has addressed the issues raised positively. Strategy and settlement hierarchy was reviewed and updated. Alternative Strategic Options were considered through the Growth Options paper, which were subject to Sustainability Appraisal. Reasonable Site Alternatives have also been assessed through the Sustainability Appraisal and published for information/evidence base.
DLP267		Object	1.8		Duty to Co-operate (Employment)		Simple alignment between the redistribution of the housing shortfall and employment land alone will not address Birmingham's employment land shortfall. IM Properties is concerned that the Duty to Cooperate has not been satisfied, whilst agreement on strategic employment land needs has not been reached.	Noted. Disagree. Local Plan is delivering wider than local needs in terms of employment land, particularly in terms of addressing Birmingham housing shortfall employment needs, agreed through MOU. This reflects a positive and pro-active approach to Duty to Co-operate responsibilities. No change proposed.
DLP267		Object	1.8		Review Mechansim		IM Properties support the need for the plan to be flexible to respond to changes in circumstance. However, the Draft Local Plan is at an early stage of preparation, and what is most important is that the full and objectively assessed housing and employment need is being proactively planned for now, rather than accepting that a review is likely to be required further down the line.	Noted. OAHN based on evidence including 2015 SHMA that Warwick DC Inspector recently accepts and considers to be based on reasonable and soundly based assumptions. Tamworth 500 shortfall and Coventry HMA shortfalls are included in 5280 figure. Although 3790 figure (B'ham shortfall) indicated as to be tested in table 2, actual Plan site allocations include land to address delivery of all this figure (9070) subject to provision of necessary infrastructure. There is a review mechanism that can be triggered if further requirements are expected to be delivered in NW. No further changes proposed.
DLP267		Object			Plan period		The plan is unlikely to be adopted until the end of 2018, at the earliest, and therefore will cover a time horizon of only 12 years. IM Properties is therefore concerned that the Draft Local Plan is not being drawn up over an appropriate time scale, and this should be addressed through the next stage of the plan.	Noted. Agreed, Plan period is to be extended to ensure coverage of 15yr period.
DLP267		Object	2.5 and Chpt 2		Spatial Portrait		In general, there is a concerning omission on how NWBC supports the regional and national spatial context. The spatial portrait should make clear reference to the role NWBC will play in contributing to the growth targets set within the Strategic Economic Plans ("SEP") of both the Coventry & Warwickshire LEP ("CWLEP") and West Midlands Combined Authority (WMCA).	Noted. Plan addresses employment need and growth through allocation of employment sites. Plan focus is on North Warwickshire needs and requirements but takes into account employment needs and growth from wider sub-region through additional employment land allocated to address accommodation of housing for Birmingham shortfall. Plan allocations enable a range of opportunities to come forward that will potentially satisfy both local and sub-regional needs, at MIRA, Hams Hall and Birch Coppice. No change proposed.
DLP267		Object	Chpt 3, 3.7				IM Properties consider that the key quality of the Borough's location on national road and rail routes is expressed as an "issue" and should be altered to omit the overuse of 'issue(s)', and be positively worded to reflect the key quality of the unique transport network within the Borough. In its current form there is conflict between the challenges or issues facing the Borough and what characteristics make the Borough unique. The New Local Plan should recognise the Borough sits at the heart of the national motorway and rail network and in accordance with paragraph 14 of the NPPF, positively seek opportunities to meet the development needs of the Borough.	Noted. Plan positively addresses employment need and growth through allocation of employment sites. Plan focus is on North Warwickshire needs and requirements but takes into account employment needs and growth from wider sub-region through additional employment land allocated to address accommodation of housing for Birmingham shortfall. Plan allocations enable a range of opportunities to come forward that will potentially satisfy both local and sub-regional needs, at MIRA, Hams Hall and Birch Coppice. No change proposed.

REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS	
DLP267		Support/Comment	Chpt 4		Spatial Vision		IM Properties generally supports the Draft Local Plan vision. IM Properties considers it is important that the Draft Local Plan sets out a positive vision for the future needs of the Borough in accordance with the core planning principles set out at paragraph 17 of the NPPF.	Noted.
DLP267		Object	Chpt 5		Strategic Objectives		IM Properties agree that the objectives should be interlinked and be read together to support the strategic policies of the Draft Local Plan. However, there is concern with the interpretation of the NPPF in the formation of 'Strategic Objective 1' and 'Strategic Objective 3'. 'Strategic Objective 1' underlines that priority will be given to re-using previously developed land and concentrating the majority of development within existing settlement. IM Properties consider that this approach will not necessarily secure the most sustainable patterns of development. For Objective 3 there is unnecessary emphasis on "local" when considering the third core planning principle in paragraph 17 of the NPPF refers to proactively driving and supporting sustainable economic development within the national context and responding positively to wider opportunities for growth.	Noted. Plan positively addresses employment need and growth through allocation of employment sites. Plan focus is on North Warwickshire needs and requirements but takes into account employment needs and growth from wider sub-region through additional employment land allocated to address accommodation of housing for Birmingham shortfall. Plan allocations enable a range of opportunities to come forward that will potentially satisfy both local and sub-regional needs, at MIRA, Hams Hall and Birch Coppice. No change proposed.
DLP267		Object					Principle concerns are that the spatial strategy has been unduly influenced by seeking to protect the Green Belt, rather than a consideration of the most sustainable strategy for directing growth and the spatial strategy is fundamentally flawed on this basis.	Noted. Disagree. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Most significant development allocations are targeted at the most sustainable settlements in the Borough (outside of Green Belt). Sufficient sites currently available outside of Green Belt allocated to deliver OAN and address additional Birmingham shortfall.No change proposed.
DLP267		Object			Development Needs		Our concern is that the spatial strategy has been selected without fully understanding the housing and employment needs of the Borough. North Warwickshire's MOU with Birmingham pre-empts the Stage 4 work which will direct Birmingham's shortfall to the most sustainable locations.	Disagree. OAHN based on evidence including 2015 SHMA that Warwick DC Inspector recently accepts and considers to be based on reasonable and soundly based assumptions. Stage 4 work still underway and yet to be finalised and agreed. Unnecessary to delay Plan further given knowledge of current needs. Delay would only encourage speculative applications and chaos in delivery and provision of urgently needed infrastructure improvements. Reasoning for delay sought is simply to further attempts to destabilise and delay local plan process thereby enabling the potential for non-allocated site opportunities to come forward, through delaying delivery of allocated sites, thus increasing demand and need and potential for additional applications. Plan needs to be established and delivered at some point in time. Delaying the process by constant review of need and demand could theoretically continue ad infinitum.
DLP267		Object			Sustainable Options for Meeting Needs		Concerns with how the spatial strategy has been selected as the most appropriate when considering the need to contribute to sustainable patterns of development. It is not clear how the Council has weighed the balance between the most sustainable options for development and Green Belt harm.	Noted. Alternative Strategic Options were considered through the Growth Options paper, which were subject to sustainability Appraisal. Reasonable Site Alternatives have also been assessed through the Sustainability Appraisal and published for information/evidence base. Sustainability Assessment also assesses alternative options. No change proposed.
DLP267		Object			Green Belt		The Draft Local Plan does not explain the exceptional circumstances which exist to justify the proposed amendments to the Green Belt boundaries.We are concerned that the North Warwickshire Green Belt Study has not been subject to consultation, with no opportunity provided to comment on the assessment methodology and the findings of the report. Appears to be focussed on addressing pressures on the Green Belt arising from housing need only, and makes no reference to the need to deliver employment land.	Noted. Green Belt review was subject to stakeholder consultation and consultation events with range of consultees including private sector to feed into review mechanisms. Sufficient sites currently allocated to deliver OAN and address additional Birmingham shortfall including employment needs. No change proposed.
DLP267		Object		LP6	Amount of Development		The Draft Local Plan's approach to employment land requirements, which ignores Strategic Employment land needs. Local Plan fails to address wider strategic employment needs identified in various recent economic studies and evidence documents (listed).	Noted. Plan positively addresses employment need and growth through allocation of employment sites. Plan focus is on North Warwickshire needs and requirements but takes into account employment needs and growth from wider sub-region through additional employment land allocated to address accommodation of housing for Birmingham shortfall. No change proposed.
DLP267		Object			Updating the Local Plan Evidence Base		The failure of the Council to take full account of the sub-regional evidence represents a key deficiency of both the draft Local Plan and the informing evidence base, represented most recently by the 2016 ELR Addendum.The evidence base as drafted is also considered to be too narrow in focus and does not present a Planning Practice Guidance (PPG) compliant assessment for the purposes of Plan making.	Disagree. Plan positively addresses employment need and growth through allocation of employment sites. Plan focus is on North Warwickshire needs and requirements but takes into account employment needs and growth from wider sub-region through additional employment land allocated to address accommodation of housing for Birmingham shortfall. No change proposed
DLP267		Support		LP12	Employment Areas		IM Properties support the recognition in Policy LP12 of the strategic significance of the rail terminals at Hams Hall and Birch Coppice.	Noted

REF	NAME	Support / Object	PAGE / PARAGRAPH	POLICY NUMBER	ITEM	Site	COMMENTS
DLP267		Object		LP40	Employment Allocations		<p>No evidence has been published by the Council confirming that the above sites meet the relevant PPG tests of suitability, availability and deliverability. When considered in the context of the general limitations identified in respect of the Council's approach (or absence of) approach to accommodating strategic needs, it is evident that the draft Local Plan is failing to identify a suitable, available and deliverable short term supply of employment land that is capable of meeting need at any level.</p> <p>Disagree. The Joint ELR's, including Addendums are considered to adequately address the employment need requirements of the Borough, both on a local and sub-regional basis. When looking at both allocated sites, sites with planning consent recently approved and the additional balance of employment requirement/need arising from accommodating the 3790 Birmingham shortfall, it is considered the Borough is more than addressing local, sub-regional and wider needs, significantly greater than many other comparable local authorities. The proximity with the proposal for UK Central at Solihull and a range of other significant strategic sites such as 231 ha's proposed at Magna Park also address the wider regional needs. To suggest the Borough Plan is not capable of meeting need <b>at any level</b> does not reflect current evidence, availability of land with planning consent and proposed allocations. No change proposed.</p>
DLP267		Support with comment		LP37	Renewable Energy and Energy Efficiency		<p>IM Properties fully support the strategic objective of Policy LP37, however, flexibility with the 10% energy reduction target should be allowed. Policy LP37 should refer specifically to regulated energy given that this is the element of building energy consumption regulated by national policy. Amend text as follows; <i>New development will be expected to be energy efficient in terms of its fabric and use. Major development will be required to provide a minimum of 10% of its regulated energy requirements from a combination of energy efficient fabric and services and/ or renewable or low carbon technologies subject to viability.</i></p> <p>Noted. Renewable and Low Carbon Energy Resource Assessment and Feasibility Study prepared by CAMCO suggests that 7.5% - 10% renewable energy could be derived locally. Forms part of evidence base and informed Core Strategy. Toolkit available online for developers to use to address issue. No change proposed.</p>
DLP267		Object			Plan approach		<p>IM Properties consider that given the substantial issues identified with the Draft Local Plan, a wholesale review of the proposed approach to plan is required prior to the next stage of formal consultation. Plan needs to fully understand and assess development needs over an appropriate plan period, reflecting the need for strategic employment sites; assess the most sustainable options for accommodating the identified development needs; Use the relevant evidence base and technical work to inform the spatial strategy and proposed site allocations, It is considered that the land at Junction 9 is the best site to accommodate this need.</p> <p>Noted. Current National Green Belt constraints limit options for spreading development across Borough, hence focus on the area outside Green Belt. Most significant development allocations are targeted at the most sustainable settlements in the Borough (outside of Green Belt). Sufficient sites currently available outside of Green Belt allocated to deliver OAN, Employment needs and address additional Birmingham shortfall.No change proposed.</p>

## Polesworth with Dordon

- 15.33 Polesworth with Dordon makes up one of the three Market Towns and lies to the north of the Borough. Polesworth has the historic core centred on Polesworth Abbey and the Conservation Area. Polesworth and Dordon have a close geographical relationship with Tamworth, for a range of services and facilities. However residents also use the services and facilities in other neighbouring settlements of Atherstone, Nuneaton and Coventry. Hospital referrals are mainly accessed via the George Eliot or University Hospitals. This puts the services and facilities in Polesworth and Dordon under pressure. It still retains some key services but these are generally small in scale.
- 15.34 Polesworth and Dordon are important areas for growth and provide an opportunity to deliver new development of character and distinction. The varied landscape and topography, together with inherent natural features of value, will form the basis for a standard and quality of place making that is unique within North Warwickshire. The character of Polesworth and Dordon should be used to inform type of place created and integration between old and new communities will be a key aspiration. There are however constraints to their growth: To the north and east is the issue of coal reserves. To the west, the gap between the built up boundary of Tamworth and the rural areas up to Polesworth and Dordon in North Warwickshire, are extremely important locally and to the Borough as a whole. The industrial area and the housing to the south of the A5 are separate from the main body of the settlement and any development in this area needs to consider how this issue could be addressed.
- 15.35 Access within and around Polesworth and Dordon is an issue. The junction of the A5 and Long Street needs to be improved or changed if development in this area can be taken forward. In addition, Long Street itself may constrain the number of developments that take place to the north of the A5 and needs to be addressed in any development proposals that look towards the A5 for access. The B5000 also needs to be considered and appropriate proposals be implemented.
- 15.36 It is clear the issue of coal reserves needs further investigation to ascertain the exact areas for development to the east of Polesworth and Dordon
- 15.37 A major challenge is to ensure that any development growth in Polesworth and Dordon makes a positive contribution to its sustainability by embracing a mix of housing and other uses, especially small scale employment uses, is supported by all the necessary infrastructure and services while protecting the separate identity of the two distinct communities

### *Housing*

- 15.38 A strategic allocation is identified at Polesworth and Dordon, to the immediate east of the existing settlement and to the north of the A5 *and* as shown on the figure 1. The allocation will provide for a minimum of 2000 new homes over the plan period.
- 15.38a The development will create a high quality extension of the Polesworth and Dordon communities, maximising the opportunities afforded by the topography of the site and the presence of a number of Local Wildlife sites. A mix and range of housing types, styles and tenures, will be provided to assist in meeting the housing needs of the Borough and in particular, providing aspirational, quality homes to retain families within North Warwickshire. New retail facilities will meet local needs and be located in an accessible location, with new community provision either within the

development or as part of enhanced existing provision nearby. Primary school facilities will be provided within the site and contributions will be made to ensure that secondary school facilities are available locally.

- 15.38b Strong green infrastructure will be a key feature, connecting through the new development into the existing settlements of Polesworth and Dordon and out to the surrounding countryside, to encourage walking, cycling and recreation. The existing local wildlife sites will provide a focus for the green infrastructure network. The use of sustainable urban drainage will be explored as an option to assist with flood alleviation and can combine with the green infrastructure corridors where possible.
- 15.38c A north-south vehicular route will be provided, linking the A5 with the B5000 to facilitate north-south traffic movement. Off-site improvements to the existing, surrounding strategic highway network will be provided, to ensure the satisfactory and safe movement of vehicles.

**H7 Land to the east of Polesworth & Dordon between the A5 and B500 will be allocated for development of a minimum of 2000 homes**

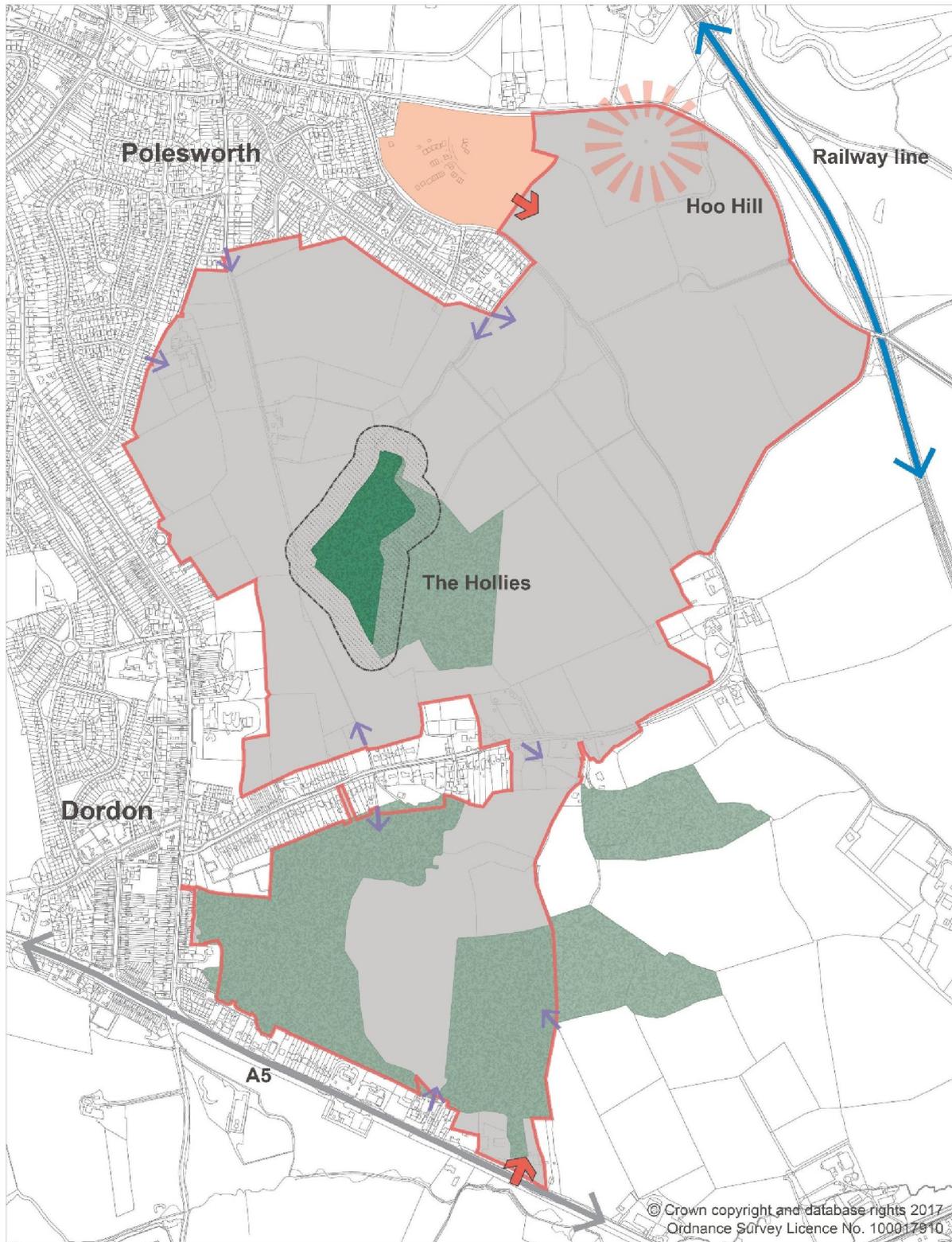
Before planning permission is granted for development on the site, a Masterplan Framework and Design Guide for the whole site will be prepared by the landowners, in conjunction with and approved by the Council. The Framework will ensure that development for the whole site is delivered in a comprehensive and co-ordinated manner and the Design Guide will ensure a high quality of place is created. The Masterplan Framework and Design Guide will be a material consideration in the determination of future planning applications on the site and will include the following:

1. The minimum provision of 2000 homes of mixed styles, types and tenures (market and affordable) with the potential for custom build and provision for the elderly (to include independent living for the over 55's and bungalows)
2. A new two form entry primary school to meet the needs of the development
3. A financial contribution to existing Secondary School provision, to ensure the satisfactory availability of school places in a locally accessible location
4. A focal point for retail and health facilities to meet the needs of the new development, in a location that is accessible. Uses that create vibrancy, activity and interest should be considered, including community uses and the provision of a pub and/or restaurant and other small scale commercial uses within the site should also be explored.
5. A strong and clear network of footpaths and cycleways that allow for and encourage sustainable movement through the site. This network should connect to the existing settlements of Polesworth and Dordon and to the wider countryside and make use of existing rights of way.
6. A comprehensive transport assessment for the development and setting out the details of:
  - new vehicular access arrangements onto the A5;

- north/south highway links from the A5 to the B5000, to distributor road standard;
  - a legible road and movement hierarchy for the whole development; and
  - off-site improvements to the local and strategic road network, with particular regard to Long Street/New Street and the canal bridges on the B5000
7. Provision of a site wide, multi-functional Green Infrastructure network, that is focused on and has regard to:
    - the existing Local Wildlife Sites of The Hollies (known locally as the Blue Bell Wood), The Orchard, The Former Colliery and The Pond. Opportunities to enhance appropriate public access to these sites should be explored to create a useable asset for local residents. The Hollies in particular, provides a strong natural feature of the containing Ancient Woodland with local ecological value. A 50 metre landscaped/open buffer should be retained around the woodland, unless demonstrated otherwise to the satisfaction of the Council, forming a transitional area, to ensure suitable protection to the Ancient Woodland from nearby development;
    - retaining and enhancing existing natural features such as hedgerows and field boundaries wherever possible;
    - the proposed footpath/cycleway network as far as is practical. Options should be explored to combine these routes with any sustainable urban drainage facilities and local play areas and play facilities, to create a multifunctional network; and,
    - a strategy for long term maintenance and management to ensure high standards of provision
  8. The provision of formal playing pitches within the development and/or contributions to meet some or all of the identified needs off site, in a locally accessible location.
  9. The heritage assets within the site and their setting, with particular reference to Dordon Hall and the Obelisk.
  10. Design guidance setting out key placemaking features across the site; maximising the opportunity afforded by the topography; incorporating key views of the surrounding countryside; the positive incorporation of natural and historic features; and ensuring the delivery of high quality design throughout
  11. Community and key stakeholder consultation, engagement
  12. Providing a clear delivery strategy for the new development, ensuring the timely implementation of site wide infrastructure and overall phasing, to ensure a comprehensive and coherent place is created. Subject to and having regard to viability assessment.

**SAP HS1, SAP OS3, SAP TP2, Site DOR26 POL7 & POL13**

**Figure 1 - Polesworth and Dordon Strategic Site Allocation**



# Polesworth and Dordon

## Strategic Site Allocation

### Legend



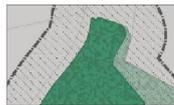
Site allocation - area within the red line only (160.8 hectares)



Local Wildlife Sites (see also Policy LP16)



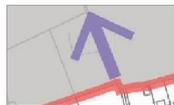
Ancient Woodland at The Hollies Local Wildlife Site



50m protection buffer around Ancient Woodland (see Policy H7(7))



Indicative locations for north/south link road access points



Some of the access points for walking and cycling routes



Route of the railway line to the east of the Strategic Site Allocation



Route of the A5 to the south of the Strategic Site Allocation



Grade II listed Obelisk - key landmark on site of St Leonard's Chapel



Consented site for 145 homes (currently under construction)

**North Warwickshire**

**INFRASTRUCTURE  
DELIVERY PLAN**



North Warwickshire  
Borough Council

October 2017

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## 1. Introduction and Context

- 1.1 Infrastructure planning is an essential element in ensuring that the Local Plan for North Warwickshire is robust and deliverable. It forms part of the evidence base helping to ensure that the plans are 'sound'.
- 1.2 The term infrastructure is broadly used to define all of the requirements that are needed to make places function efficiently and effectively and in a way that creates sustainable communities and where people want to live. Infrastructure is commonly split into three main categories, defined as:
- **Physical:** the broad collection of systems and facilities that house and transport people and goods, and provide services e.g. transportation networks, housing, energy supplies, water, drainage and waste provision, ICT networks, public realm and historic legacy.
  - **Green:** the physical environment within and between our towns and villages. A network of multi-functional open spaces, including formal parks, gardens, woodland, green corridors, waterways, street trees and open countryside.
  - **Social & Community:** the range of activities, organisations and facilities supporting the formation, development and maintenance of social relationships in a community. It can include the provision of community facilities (education, healthcare, community centres, sports & leisure facilities), local networks, community groups, small scale funding to assist local projects, skills development and volunteering.
- 1.3 In general, infrastructure requirements can also be divided into strategic and local:
- **Strategic infrastructure** refers to facilities or services serving a wider area that may be the whole Borough or beyond - for example improvements to trunk roads or investment in water, sewerage, gas and electricity networks. It may be needed where broader strategies are required to accommodate the cumulative impacts of growth, for example in a sub-region, rather than simply to accommodate the needs of the development proposals of a particular town or village.
  - **Local infrastructure** is about facilities or services that are essential in meeting day-to-day needs of the population - for example schools, affordable housing, community facilities and local green spaces. These are often essential for a development to occur and/or are needed to mitigate the impact of development at the site or neighbourhood level.
- 1.4 Improvements to infrastructure will be fundamental to achieving our ambitions for shaping the Borough to 2033 and beyond. They are considered necessary to cater for a growing and changing population. It is recognised that any proposed growth within North Warwickshire must be supported by improvements to physical, social and green infrastructure, and where necessary, be delivered in advance of development. This infrastructure will include facilities needed for development to function and to ensure the integration and creation of sustainable communities.
- 1.5 It should be recognised that the delivery of the full range of infrastructure needs of existing and new communities is dependent on partnership working between a variety of public and private sector agencies. Where new development creates a need for new or improved infrastructure, contributions from developers will be sought to make the development acceptable in planning terms. Contributions will be assessed in accordance the Community Infrastructure Levy (CIL) Regulations 2010 to ensure that

they are fairly and reasonably related in scale and kind to the proposed development, and to the contribution to the cumulative impact arising from the relevant scheme.

- 1.6 The new Local Plan (made up of the Core Strategy, Site Allocations and Development Management Plan) will set out, where development will be located up to 2031.
- 1.7 The Local Plan must be capable of being delivered to agreed timescales, in a way which addresses the vision, so that it properly meets the needs and aspirations of the local community as well as providing for more strategic needs. In order to do this, developments must be supported by the appropriate infrastructure, which can range from improvements to road networks to the provision of a new school or community centre. A sound infrastructure plan can therefore only be effectively developed through extensive consultation alongside the consultation on the emerging Local Plan for North Warwickshire.
- 1.8 The engagement process for infrastructure needs within North Warwickshire commenced in 2010 with a wide range of stakeholders being consulted on topics that covered environmental, social, community and physical issues.
- 1.9 Government funding has been reviewed through the Government Spending Review. It is clear that this will impact on the ability of public sector organisations to support capital projects, including the delivery of infrastructure. This requires us to look at innovative approaches to delivery and make an assessment on which infrastructure projects should be afforded particular priority.
- 1.10 The Infrastructure Delivery Plan will need to be regularly reviewed and monitored for its effectiveness.

## **2 Policy context**

- 2.1 The production of an Infrastructure Delivery Plan (IDP) is an essential part of the evidence base in developing and delivering a sound Local Plan.
- 2.2 The National Planning Policy Framework (NPPF) states that local planning authorities should work with other authorities and providers to: Assess the quality and capacity of infrastructure for transport, water supply, waste water and its treatment, energy (including heat), telecommunications, utilities, waste, health, social care, education, flood risk and coastal change management, and its ability to meet forecast demands; and take account of the need for strategic infrastructure including nationally significant infrastructure within their areas.
- 2.3 The NPPF also places considerable emphasis upon viability and ensuring that the cumulative impact of proposals and policies 'should not put implementation of the plan at serious risk, and should facilitate development through the economic cycle'. Viability assessment is a key element of evidence relating to the delivery of the Local Plan, including the delivery of infrastructure
- 2.3 The consistent themes throughout the various guidance documents is the importance of the upfront identification of infrastructure necessary to support the development proposed in the Local Plan, testing the risks associated with that infrastructure and setting out contingencies to ensure that there is sufficient flexibility when required to overcome any future delivery problems that may be experienced.

- 2.4 NWBC considers that its IDP fully reflects the requirements set down for infrastructure planning, and responds to the guidance available.

### 3. Local context

- 3.1 The context in which spatial planning and infrastructure delivery takes place in North Warwickshire is important to consider. The socio-economic profile, the economy, geographical location and urban structure are all important factors which influence the approach taken to infrastructure planning.

- 3.2 Existing infrastructure provision within North Warwickshire is to a great extent related to the settlement pattern and population centres that already exist. Infrastructure and services are concentrated more within the Market Towns, with lower levels of accessibility within the remaining settlements. This infrastructure pattern is not likely to change significantly over the lifetime of the emerging Local Plan for North Warwickshire.

### 4 Funding

- 4.1 Infrastructure requirements will be funded by a variety of different mechanisms which will vary over the plan period. The following set out infrastructure needs and indicate potential sources of funding for each where this is possible, based upon appropriate available evidence, together with timescales for the phasing of delivery.

- 4.2 The key sources of funding over which the planning system can have a direct influence are as follows.

**Community Infrastructure Levy** - The Community Infrastructure Levy (CIL) provides a fair and consistent mechanism for pooling contributions from all eligible developments. It provides certainty so that developers can calculate, prior to land deals taking place, the level of contribution necessary.

**Section 106 Agreements** - Section 106 contributions can only be obtained when they meet three statutory tests. They must be:

- necessary to make the development acceptable in planning terms;
- directly related to the development; and
- fairly and reasonably related in scale and kind to the development

- 4.3 In addition, from April 2015 the pooling of contributions for S106 funding is not allowed i.e. no piece of infrastructure is able to be funded by more than five separate S106 obligations. This will have an impact upon the ability to deliver strategic infrastructure such as roads, open spaces, or educational facilities for example. Affordable housing will continue to be delivered through Section 106 obligations and are not subject to the pooling restrictions

### 5. Definitions and assumptions used in the IDP

- 5.1. Infrastructure has a very broad definition and infrastructure in which the Council is involved in delivering can cover anything from large scale transport schemes to streetscape improvements. It is important to be clear about what infrastructure is needed to support the emerging Local Plan and what is not, in order to be able to prioritise and manage funding and resources

5.2 This IDP therefore considers infrastructure requirements within the following service headings:

**Transport**

- Road Network
- Rail Network
- Public Transport
- Cycling and Walking Infrastructure

**Green Infrastructure**

- Canal towpath improvements
- Improved pedestrian and cycle routes
- Parks, Open Spaces and Play Areas

**Housing**

- Affordable Housing
- Gypsy and Traveller Sites

**Education**

- Provision of new schools/classrooms

**Health**

- Provision of primary, secondary and community care

**Social Infrastructure**

- Community, Arts, Culture and Leisure
- Sports Centres and Pitches
- Village Halls, Community Facilities/Services

**Public Services**

- Libraries
- Cemeteries and Places of Worship
- Emergency Services
- Waste Management

**Utility Services**

- Water and Waste Water
- Energy Supply (gas, electricity and renewable energy)
- Flood Defences

**Digital Technology**

- Broadband
- Digital Infrastructure

5.3 These service areas have been used as the basis for the detailed schedules in this IDP.

5.4 NWBC recognises that whereas some infrastructure types such as essential utility infrastructure, schools etc are critical to ensuring that sufficient services are available

to meet the needs of existing and future residents, there are other infrastructure categories that are more directly related to quality of life and biodiversity enhancement objectives. NWBC recognises that whilst it may wish to secure the delivery of all infrastructure items, prioritisation may be required particularly at the development control stage on applications for development in the emerging Local Plan to reflect development viability, availability of public sector funding sources and service priorities at that time.

- 5.5 In light of this, the IDP has adopted a categorisation for each infrastructure item, to reflect its importance to the delivery of the Local Plan in terms of the level of risk it poses to the Local Plan. The categories used are:

<b>CRITICAL</b>	The identified infrastructure is <b>critical</b> , without which development cannot commence.
<b>NECESSARY</b>	The identified infrastructure is <b>necessary</b> to support new development, but the precise timing and phasing is less critical and development can commence ahead of its provision.
<b>PREFERRED</b>	The delivery of the identified infrastructure is <b>preferred</b> in order to build sustainable communities. Timing and phasing is not critical over the plan period.

## 6. Methodology adopted for the IDP

- 6.1 The methodology adopted for the IDP comprised the following stages.
- 6.2 NWBC identified relevant service providers for each infrastructure type. In most cases, this was building upon earlier discussions regarding infrastructure which had taken place during the earlier stages of the Core Strategy and Site Allocations process with infrastructure providers. This has subsequently been updated again alongside the Local Plan.
- 6.3 Draft schedules were compiled for each infrastructure service area, to identify:
- responsible delivery bodies
  - existing plans and strategies
  - existing infrastructure provision
  - planned infrastructure provision
  - Costs (where possible) and funding mechanisms
- 6.4 The draft schedules were sent to the relevant infrastructure service providers to review and comment on.
- 6.5 Service providers were requested to consider opportunities to deliver new infrastructure or opportunities for expanding existing provision, including costs where known.
- 6.6 The information from service providers was all compiled into the draft final Infrastructure Topic Schedules and Infrastructure Delivery Schedules.
- 6.7 These draft schedules were sent out to the service providers in a consultation process for their comments. Amendments were made to the schedules, as

appropriate, following which the IDP was finalised (the final schedules are enclosed in the Appendices).

- 6.8 The final element of the IDP is the identification of mechanisms to ensure that it remains as a living document and is subject to regular monitoring and periodic review. The monitoring proposals are set out in Chapter 7 .

## **7. Monitoring of the IDP**

- 7.1 NWBC already has a duty to undertake regular monitoring through annual monitoring.
- 7.2 It is considered that the most appropriate mechanism for ensuring that the IDP is regularly monitored will be to incorporate this into the annual monitoring process. The annual monitoring would then include a separate section specifically on the IDP, reviewing the progress made against the IDP Delivery Schedules and identifying whether this gives rise to concerns such that a more formal periodic review of the IDP is necessary.
- 7.3 It will be important to ensure that there is liaison with the service providers as part of the monitoring process each year.
- 7.4 The annual monitoring is reported to relevant Board of the Council. This process ensures there is corporate and political recognition of the progress that has been made on infrastructure planning in the preceding year, and commitment to any corrective or additional actions necessary to ensure the continued delivery of the Local Plan.
- 7.5 The annual monitoring is published on NWBC's website, ensuring that the information on progress on infrastructure delivery is publicly available.

## **8. Conclusions**

- 8.1 This is a revised IDP taking forward the information that has been updated following consultation with stakeholders. It considers that the methodology that it has adopted reflects Government and other guidance and is proportionate to the scale and infrastructure development identified as necessary to support the development strategy set out within the Local Plan.
- 8.2 The detailed Infrastructure Topic Schedules set out in Appendix A identify the existing plans and strategies already in place to facilitate and secure the delivery of necessary infrastructure in North Warwickshire. They also identify the requirements arising from the Local Plan development proposals.
- 8.3 The detailed Infrastructure Delivery Schedules in Appendix B and C identify the individual items of infrastructure that will underpin the implementation of the Local Plan. The schedules identify responsibilities and funding for the items of infrastructure.
- 8.4 It will be essential that the IDP is regularly monitored, in close consultation with service providers, to ensure that any implications for the IDP arising from changes in funding or service delivery methods are identified at an early stage and, where appropriate, action taken.

- 8.5 This revised IDP now accompanies the Local Plan and will be submitted as part of the Evidence Base.

**Appendices**

<b>Appendix A</b>	Infrastructure Details By Topic
<b>Appendix B</b>	Summary Infrastructure – Delivery Table
<b>Appendix C</b>	Summary of Borough-wide Infrastructure
<b>Appendix D</b>	Summary of Infrastructure by Settlement
<b>Appendix E</b>	Education
<b>Appendix F</b>	Health
<b>Appendix G</b>	Highway requirements

**TRANSPORT**

ROAD NETWORK	
RESPONSIBLE DELIVERY BODIES	Highways England WCC
EXISTING PROVISION	North Warwickshire lies at the crossroads of the country, with the M6, M42 and A5 forming part of the Strategic Road Network which is managed by the Highways England. The numerous A, B and C roads across the Borough are the responsibility of Warwickshire County Council. The A5 is an important Strategic route through the Borough
PLANNED PROVISION	Improvements have been made at the A5/A444 Royal Redgate junction as part of the proposed redevelopment/expansion of the MIRA site.
INFRASTRUCTURE REQUIREMENTS TO SUPPORT THE DELIVERY OF THE LOCAL PLAN	Improvements to the highway network, especially the A5 will be crucial in facilitating the development included in the Local Plan. These will take place alongside the promotion of sustainable means of travel, with the intention of reducing congestion and emissions. Work has been undertaken by WCC and Highways England to identify what highway improvements will be required to support the delivery of the Local Plan. Improvements to the A5 will be subject to them being identified in the Road Infrastructure Strategy (RIS), with the next on being RIS 2020-2025. This is assessed at a national scale and will need to demonstrate how it meets Highways England's 5 key business objectives Strategic Transport Assessment (STA) dated October 2017 gives more detail.
ROLE OF THE LOCAL PLAN	Local Plan Policy <b>LP2</b> focuses development within the Market Towns where the extent and capacity of supporting infrastructure, services and facilities is greatest to facilitate walking, cycling and the use of public transport in order to reduce car dependence and increasing congestion on the road network.  NWBC will seek contributions towards off-site improvements such as new and improved highway infrastructure including a through road in Dordon as development takes place, and in Hartshill if the preferred site at Church Road/Nuneaton Road is approved and a traffic calming, lighting and associated landscaping to mitigate the potential transport impact of a development.  NWBC is part of the A5 Steering Group, which comprises of MP's, local councillors, Local Authority representatives and Highways England which is a forum promoting future investment on the route
COSTS	£52 million for the core infrastructure costs £57.5 million additional cost for A5 See Appendix G for further information.
FUNDING	Developer contributions, LTP funding, HE funding (not committed) , Single Local Growth Fund, RIS – in addition other sources will also need to be explored.

<b>RAIL NETWORK</b>	
<b>RESPONSIBLE DELIVERY BODIES</b>	DfT Rail, Network Rail, Train Operators (passenger and freight), WCC
<b>EXISTING PROVISION</b>	<p>Atherstone and Polesworth are located on the Trent Valley section of the West Coast Main Line. Atherstone is served by hourly semi-fast trains on the Crewe - London Euston corridor provided by London Midland. Polesworth is only served by one train per day towards Tamworth.</p> <p>A regular rail service was restored to Atherstone in December 2008 following completion of the West Coast Main Line upgrade. Car parking at the station was increased by Network Rail and now totals 18 spaces. Network Rail also provided a drop off point on the western side of the station. The station no longer has a footbridge which has been removed by Network Rail for safety reasons.</p> <p>Water Orton and Coleshill Parkway are located on the Birmingham - Derby and Birmingham - Leicester line, and are served by Arriva Cross Country services between Birmingham, the East Midlands and Stansted Airport.</p> <p>The junction at Kingsbury serves the adjacent oil terminal, as well as the Birmingham Intermodal Freight Terminal (BIFT) at Birch Coppice.</p>
<b>PLANNED PROVISION</b>	<p><b>Committed</b></p> <p>The DfT's July 2007 White Paper 'Delivering a sustainable railway' proposed the development of a Strategic Freight Network (SFN) in England and Wales as part of its high level strategy to address the growing demands on the network for moving passengers and freight. The SFN will provide an enhanced core trunk network capable of accommodating more and longer freight trains, with a selective ability to handle wagons with higher axle loads and greater loading gauge. To support the development of the SFN a scheme is being progressed in Control Period 4 to enhance the gauge clearance between Doncaster and Water Orton to W12. This will enable 9'6" wagons to be transported on the route. The scheme is planned to be delivered in 2014.</p> <p><b>Recommended but currently undergoing further development and still unfunded</b></p> <p>The West Midlands and Chilterns RUS made recommendations to meet forecast passenger and freight demand on the line between Derby and Birmingham New Street and between Nuneaton and Birmingham New Street up to 2020.</p> <p>The RUS recommends an additional local service per hour between Tamworth and Birmingham New Street and an additional hourly local service between Nuneaton and Birmingham New Street. There is also a requirement to facilitate forecast freight growth on these lines. The RUS recommends infrastructure interventions on the line between Water Orton and Wichnor Junction to enable the recommended passenger and freight services to operate.</p>

	<p>In order to accommodate the additional passenger and freight services infrastructure improvements are being considered. The recommended improvements will be considered as part of the planning work currently being undertaken for CP5. The infrastructure works are being assessed as a package of interventions known as ‘Water Orton Capacity Enhancements’, and those under consideration include a turnback facility at Tamworth and improved access to both Kingsbury oil terminal and Birch Coppice from the north. The results of this analysis work will determine what infrastructure interventions are required and their priority status for funding bids for CP5.</p> <p>Detailed work has now been completed on behalf of Centro, Birmingham City Council, Warwickshire and Staffordshire County Councils into the feasibility and business case for a <b>longer term</b> enhancement of local passenger services between Birmingham, Water Orton and Tamworth (known as TASLs – Tamworth and Sutton Lines). The best performing TASLs scheme would provide a half-hourly service from Birmingham Moor Street calling at the existing stations at Water Orton, Coleshill Parkway, Wilnecote and Tamworth and new stations at Fort Parkway, Castle Bromwich and Kingsbury. This scheme includes the provision of:</p> <ul style="list-style-type: none"> <li>- The Camp Hill Chords in central Birmingham to allow access to Birmingham Moor Street from the Tamworth line; and</li> <li>- An upgrade to the Whitacre Loop (the rail line between Whitacre Junction and Kingsbury Junction) to allow Tamworth services to call at Coleshill Parkway.</li> </ul> <p>This scheme is currently unfunded. Gaining funding support for this major project in these difficult financial times is clearly going to be challenging.</p> <p>The County Council is continuing to pursue the delivery of a new station at Kingsbury.</p>
<p>INFRASTRUCTURE REQUIREMENTS TO SUPPORT THE DELIVERY OF THE LOCAL PLAN</p>	<p>Suggested rail improvements:</p> <p>Provision of a new rail station at Kingsbury;</p> <p>Provision of a new footbridge at Atherstone rail station;</p> <p>Provision of additional parking at Atherstone station;</p> <p>Provision of a new footbridge and car park at Polesworth station;</p> <p>Expansion of Coleshill Parkway car park;</p> <p>Refurbish and improve DDA access at Water Orton rail station; and</p> <p>Contribution towards the TASLs scheme – North Warwickshire elements include Kingsbury station (if this has not been delivered before implementation of TASLs), Water Orton station improvements and infrastructure improvements to the Whitacre Loop.</p> <p>Improved freight access to Kingsbury oil terminal and Birch Coppice.</p>

ROLE OF THE LOCAL PLAN	
COST	Arley Station £8m, Kingsbury Station £8m
FUNDING	NETWORK RAIL, DEVELOPERS

<b>PUBLIC TRANSPORT</b>	
<b>RESPONSIBLE DELIVERY BODIES</b>	WCC, Bus and train operators, Community/Voluntary Transport Providers, DfT Rail, Network Rail
<b>EXISTING PROVISION</b>	The public transport network within the Borough consists of a combination of rail, bus and community transport services. Rail services within the Borough are described in the relevant section of the IDP above. Bus services within the Borough consist of a mixture of inter-urban services (e.g. Nuneaton - Tamworth), intra-urban town services and services which link the smaller villages with the main towns. Whilst a number of routes are provided on a commercial basis by Stagecoach and Arriva, many are operated on contract to the County Council. Community Transport services are principally provided by the voluntary sector with some financial support from the County Council. These supplement the Flexibus network which operates on certain days of the week in lieu of conventional bus services.
<b>PLANNED PROVISION</b>	<p>The LTP process provides the opportunity to reduce transport related carbon emissions by encouraging residents to use their private cars less and increase their use of sustainable transport modes such as walking, cycling, public transport and more sustainable car based travel (e.g. car clubs and car sharing). The provision of hard and soft transport measures, for example, school and workplace travel plans, provision of new cycle lanes, improved signing for pedestrians and improved public transport facilities can all contribute to a reduction in overall car use</p> <p><b>Bus</b> - The County Council will continue to support the existing minimum level of bus service provision within North Warwickshire, in order to sustain and increase level of access to key facilities and thus reduce social exclusion. Along with improvements to bus services which will come forward as part of new development, the main proposal in this area of the County is for a further inter-urban Quality Bus Corridor between Nuneaton, Atherstone and Tamworth. It is envisaged that this scheme will be implemented in partnership with Staffordshire County Council.</p> <p><b>Community Transport</b> - The following specific interventions are proposed within North Warwickshire</p> <ul style="list-style-type: none"> <li>• Enhance facilities for community transport passengers at Atherstone Railway Station and Atherstone Bus Station, consistent with the aims set out in the Public Transport Interchange Strategy; and</li> <li>• Incorporate community transport service information where relevant, at existing and new Bus Information Points (see below).</li> </ul> <p><b>Taxis and Private Hire Vehicles</b> - Enhanced facilities for taxis and private hire vehicles will be provided at key interchanges consistent with the aims set out in the Public Transport Interchange Strategy. The County Council will develop Taxibus services to meet specific demand in the County where conventional public transport is neither operationally or economically appropriate.</p>

	<b>Public transport information</b> - Bus Information Points have been delivered to date at a number of locations within the area. Further new Bus Information Points are proposed at Chapel End and Water Orton Railway Station.
INFRASTRUCTURE REQUIREMENTS TO SUPPORT THE DELIVERY OF THE LOCAL PLAN	Bus service improvements and better infrastructure and facilities at stops will help to deliver a sustainable Local Plan. These will be implemented in conjunction with WCC, transport operators and developers.
ROLE OF THE LOCAL PLAN	The Local Plan will provide a framework to enable the Council to seek to improve public transport networks and thus provide a greater and more reliable travel choice.
COST	Yet to be determined
FUNDING	LTP, Developer Contributions

<b>CYCLING AND WALKING INFRASTRUCTURE</b>	
RESPONSIBLE DELIVERY BODIES	WCC, NWBC, Sustrans
EXISTING PROVISION	Current facilities for pedestrians in the main towns of the Borough consist of footways, controlled and uncontrolled crossings, dropped kerbs, raised table crossings and some limited areas of pedestrian priority (e.g. Market Square, Atherstone). Cycle facilities within the Borough are limited to some bespoke cycleway provision (including Safer Routes to School schemes), signage and cycle parking at key facilities (e.g. libraries). Kingsbury Water Park is served by a network of routes which are suitable for both pedestrians and cyclists. Parts of the Sustrans National Cycle Network also pass through the Borough. There is also the North Arden Heritage Trail
PLANNED PROVISION	Improvements for cyclists and pedestrians in North Warwickshire's principal towns will be sought as and when opportunities arise from new development. To maximise the use of the cycling facilities installed at Coleshill Parkway (which include a cycle lane over the bridge), the County Council will keep under review the need for further improvements to the local cycle network to provide employees at Hams Hall with better links to/from the interchange. Recreational cycling is increasing in popularity and is an affordable and accessible activity. Strategic commuting and recreational cycling routes are important for health and wellbeing as well as sustainable transport, and new routes into and around the larger settlements will be identified through the Development Plan including development briefs and applications for larger housing sites. Opportunities to secure funding towards these improvements from further development in the area will be pursued where possible. Improved access for pedestrians and cyclists to Birch Coppice and MIRA will also be sought through the planning process. In addition to the pedestrian and cycle improvements identified, the County Council will invest in Safer Routes to School schemes within North Warwickshire on a priority basis as resources permit.
INFRASTRUCTURE REQUIREMENTS TO SUPPORT THE DELIVERY OF THE LOCAL PLAN	Infrastructure to support walking and cycling will need to be implemented across the Borough to ensure that new development is delivered in a sustainable way. LP29 of the Draft Local Plan highlights the need to develop a Walking and Cycling Strategy.
ROLE OF THE LOCAL PLAN	The Local Plan focuses the majority of development to the market towns where the extent and capacity of supporting infrastructure, services and facilities is greatest to facilitate cycling and walking and that new facilities should be provided to meet the identified needs arising from growth. Larger developments will, where appropriate, need to provide on-site and/or make a contribution to, local and strategic recreational and commuting cycling routes.
COST	Yet to be determined
FUNDING	LTP, Developer contributions, developers on-site provision, external grants

**GREEN INFRASTRUCTURE**

<b>GREEN INFRASTRUCTURE</b>	
<b>RESPONSIBLE DELIVERY BODIES</b>	<p>NWBC WCC Town and Parish Councils Voluntary and Community Sector Warwickshire Wildlife Trust. (WWT is also the lead partner on the Tame Valley Wetlands Partnership, of which there are 18 partner organisations, including NWBC). RSPB. Natural England (NE) The Canal &amp; River Trust (formerly British Waterways) Forestry Commission, Environment Agency, Landowners/developers</p>
<b>EXISTING PROVISION</b>	<p>The new leisure strategies (including the Playing Pitch Strategy, Leisure Services Strategy, Green Space Strategy and Health, Wellbeing and Leisure Strategy) will identify the up to date existing provision. The 2008 PPG17 Study identifies existing parks, open spaces; play area and allotment provision in 11 sub-areas of the Borough and identifies areas of need. The Green Space Strategy, Play Strategy (currently being updated) and Allotments Policy set out frameworks to address those needs, focusing primarily on improving quality and accessibility</p> <p>A Sub Regional GI has been undertaken and identifies assets within North Warwickshire. The HBA identifies any GI Assets such as linear corridors and local sites</p>
<b>PLANNED PROVISION</b>	<p>The new leisure strategies (including the Playing Pitch Strategy, Leisure Services Strategy, Green Space Strategy and Health, Wellbeing and Leisure Strategy) will identify the up to date planned provision and costed and phased future needs. The 2008 Green Space Strategy prioritises improvements to 19 specific parks and open spaces and proposes the establishment of 6 Local Nature Reserves. The 2008 Green Space and Play Strategies also prioritise 14 play areas for replacement/refurbishment and identify a need for 5 new play facilities. Play area provision is advanced through the Play Area Development Programme, which also provides for the replacement of facilities on a 15 year cycle.</p> <p>The Borough Council will be preparing a Tree Management Policy in respect of its own tree stock.</p> <p>The Tame Valley Wetlands Landscape Partnership Scheme (TVWLPS, focusses on a 104km<sup>2</sup> area of landscape (NCA 69 &amp; 97) following the River Tame, its floodplain and the Birmingham &amp; Fazeley Canal in North Warwickshire and south-east Staffordshire (between Birmingham and Tamworth). Between 2014 and 2018, the TVWLPS will deliver projects that aim to conserve, enhance and restore built and natural heritage, reconnect local people with the landscape, improve access and learning, and provide training opportunities (see the TVWLPS LCAP for more information and outputs).</p> <p>There will be enhancement of the Arden Landscape Area which will</p>

	focus especially on the wooded landscape
INFRASTRUCTURE REQUIREMENTS TO SUPPORT THE DELIVERY OF THE LOCAL PLAN	<p>The new leisure strategies (including the Playing Pitch Strategy, Leisure Services Strategy, Green Space Strategy and Health, Wellbeing and Leisure Strategy) will identify the up to date planned provision and costed phased future needs. These needs will inform the Development Plan Policy development and the master planning and all planning applications for new development (especially new larger housing sites) are required to take these into account and these will also inform developers on-site provision and /or off site contributions.</p> <p>Delivery of the Green Space Strategy</p> <p>Delivery of the Play Strategy and the Play Area Development Programme</p> <p>Delivery of the Allotments Development Programme A range of projects need to be identified, based on the identified GI baseline data – these will need to be identified in the NWBC development briefs for housing and other development and also costed and phased for delivery through the various funding mechanisms and where relevant through on site provision.</p>
ROLE OF THE LOCAL PLAN	The Local Plan recognises the importance of creating a strong network of well-connected and multi-functional green infrastructure to provide an attractive environment, providing benefits for health and opportunities for formal and informal recreation and new facilities should be provided to meet the identified needs arising from growth. The Local Plan also seeks to improve the biodiversity value of existing/new Green Infrastructure.
COST	<p>Delivery of the Play Area Development Programme - £950K</p> <p>Delivery of the Allotments Development Programme - £20K</p> <p>Delivery of the TVWLPS - £2.5 million (including in-kind and volunteer support, other funding <i>TBC</i> and £1.7 million from the Heritage Lottery Fund).</p>
FUNDING	NWBC, Developer Contributions, developer’s on-site provision, Environment Agency External Grants (including the Heritage Lottery Fund for the TVWLPS).

**HOUSING**

<b>AFFORDABLE HOUSING</b>	
RESPONSIBLE DELIVERY BODIES	NWBC, Developers, RSL's
EXISTING PROVISION	NWBC has responsibility for enabling the provision of new affordable housing, which includes properties to rent from Housing Associations, low cost or shared ownership options.
PLANNED PROVISION	<p>Housing seeks to achieve a wide choice of high quality homes including both affordable and market housing to meet the needs of the community and stipulates that Local Development Documents should set an overall target for affordable housing. Funding for affordable housing is available from a variety of sources.</p> <p>The Council have now built 20 x 2 bed bungalows in Atherstone and are currently building Phase 2 of Lister Road, which will see 3 new shops and 4 maisonettes consisting of 3 x 2 bed and 1 x 1 bed along with 11 houses consisting of 4 x 2 bed houses and 7 x 3 bed houses.</p> <p>The Council has also been purchasing additional properties on S106 sites for Spon Lane, Grendon and St Helena Road, Polesworth. At Spon Lane, the Council will be purchasing 9 x 2 bed houses, 4 x 3 bed houses and 3 x 4 bed houses and at St Helena Road, we will be purchasing 20 x 2 bed houses, 2 x 4 bed houses, 8 x 1 bed maisonettes and 4 x 3 bed houses.</p> <p>The Council are constantly reviewing land and working with partners to increase council stock and affordable housing throughout the borough.</p>
INFRASTRUCTURE REQUIREMENTS TO SUPPORT THE DELIVERY OF THE LOCAL PLAN	<p>Affordable housing is to be provided as part of well-designed mixed tenure schemes helping to create sustainable mixed inclusive communities.</p> <p>In the countryside the Council will continue to operate the Government's rural exception site policy to meet the specific housing needs of small settlements.</p>
ROLE OF THE LOCAL PLAN	<p>Affordable housing is fundamental to the creation of balanced communities</p> <p>Policy LP9 of the Draft Local Plan provides the policy framework to enable the Council to seek an affordable housing contribution from residential development proposals that fall within the size site thresholds specified in that Policy.</p>
COST	Various
FUNDING	Developer Contributions

<b>GYPSY AND TRAVELLER NEEDS</b>	
RESPONSIBLE DELIVERY BODIES	NWBC, WCC
EXISTING PROVISION	<p>NWBC in conjunction with WCC share a range of responsibilities concerning Gypsies &amp; Travellers, broadly including accommodation, health and welfare, which are delivered through a breadth of the services provided to the community.</p> <p>North Warwickshire has one socially rented gypsy site and three private sites. The site at Alvecote is managed by the County Council, providing 17 permanent pitches for settled accommodation. Of the three remaining sites, one provides 3 pitches, one provides 7 pitches and one has recently been granted planning permission for 4 pitches.</p> <p>A temporary stopping provision due to be managed by the County Council for 12 caravans has recently been granted planning permission.</p>
PLANNED PROVISION	The GTAA identified the need for an additional 9 residential pitches and for 5 transit pitches for Gypsies and Travellers within North Warwickshire during the plan period. Planning permission has recently been granted for 6 of these residential pitches and for all of these transit pitches required
INFRASTRUCTURE REQUIREMENTS TO SUPPORT THE DELIVERY OF THE LOCAL PLAN	The Council will undertake work to identify suitable sites to meet GTAA requirements working in partnership with the travelling community and other relevant bodies. Specific sites will then be allocated within that Plan.
ROLE OF THE LOCAL PLAN	The role of the LDF is to identify preferred locations for new gypsy and traveller residential pitches.
COST	Yet to be determined
FUNDING	WCC, NWBC

**EDUCATION**

	<b>EDUCATION</b>
RESPONSIBLE DELIVERY BODIES	<p>WCC, NWBC School Academies Private and Voluntary Sector providers</p>
EXISTING PROVISION	<p>North Warwickshire is currently served by 5 secondary schools and 24 schools serving primary age pupils. In addition, there is a maintained Nursery School in Atherstone and a Special Educational needs School in Coleshill.</p> <p>Seven of the 24 primary schools have nursery classes.</p> <p>In addition, there are 32 early years’ providers across North Warwickshire who work in the private, voluntary or independent sector, and 80 childminders.</p> <p>The Governance of the schools is varied with Local Authority Schools, Church Aided Schools and a growing number of Academy Schools all serving the communities of the Borough.</p> <p>A number of the schools currently admit pupils from outside the County, as do many of the early years’ providers.</p>
PLANNED PROVISION	<p>Current pupil forecasts suggest that the birth rate across the majority of North Warwickshire hasn’t seen an upward trend as in other parts of the county. However, planned residential development will impact on existing school provision and it is likely that expansion of places will be required longer term.</p> <p>Queen Elizabeth School in Atherstone has been rebuilt as part of the Government’s Priority Schools Building Programme. The school has been developed on one site to better meet the needs of the local community.</p> <p>There are a number of schools within the Borough which attract a significant number of pupils from outside the area. We believe this will mean that for a number of schools at least, future small scale housing development is unlikely to require of additional school places. Schools affected would simply not be able to accept as many pupils from outside their own priority areas.</p> <p>With The Borough bordering a number of other Local Planning Authorities, discussions with neighbours is crucial to ensure planned housing development in other areas doesn’t have an unexpected impact on the provision of places within North Warwickshire.</p>
INFRASTRUCTURE REQUIREMENTS TO SUPPORT THE DELIVERY OF THE LOCAL PLAN	<p>The Local Plan is likely to require the provision of an additional 147 pre-school, 1032 primary school places together with 737 secondary and 144 post 16 places. In addition there are likely to be XX(To be updated) pupils who present with Additional educational Needs who will either require a place at a Special School or will require an adapted place at a mainstream setting</p>
ROLE OF THE LOCAL PLAN	<p>The Local Plan seeks to improve the skills and education of all the Borough’s communities by providing adequate training and educational facilities and services, protecting and enhancing, existing education and</p>

	childcare facilities including nurseries/crèches, schools, adult and higher education premises, and encouraging nursery providers and businesses to establish additional childcare facilities.
COST	The anticipated cost of the additional pupil places at Primary and Secondary required as a result of new housing development is likely to be in the order of £21.2 million at current price levels. Cost for early Years and Post 16 is still to be determined (See Appendix E for further information)
FUNDING	WCC Capital Funding, Developer contributions, CIL

**HEALTH**

<b>HEALTH</b>	
RESPONSIBLE DELIVERY BODIES	<ul style="list-style-type: none"> <li>• Warwickshire North Clinical Commissioning Group (WNCCG)</li> <li>• George Eliot Hospital (GEH) Trust</li> <li>• NHS England</li> <li>• Coventry and Warwickshire Partnership Trust (CWPT)</li> <li>• South Warwickshire Foundation Trust (SWFT)</li> <li>• University Hospital Coventry and Warwickshire (UHCW)</li> <li>• Warwickshire County Council (WCC)</li> <li>• North Warwickshire Borough Council (NWBC)</li> </ul>
EXISTING PROVISION	<p>At present North Warwickshire Borough hosts the following:</p> <p><b><u>GP Practices</u></b>                      There are 7 GP practices within the Borough, 4 of which have branch surgeries making a total of 11 GP premises</p> <p><b><u>Opticians</u></b>                      There does not appear to be a shortfall in optometry services in the area. Below is a list of current optometry services in the district:  <i>J&amp;B S Breakwell, T/A Whitehouse &amp; Son Opticians</i>, 35 Long Street, Atherstone, Warwickshire  <i>Maginnis Opticians</i> 163 Long Street, Atherstone, Warwickshire  <i>A B Optics Ltd</i>, 25 Bridge Street, Polesworth, Warwickshire  <i>Scrivens Opticians</i>, 91 High Street, Coleshill</p> <p><b><u>Dental provision</u></b>                      Below is a list of current dental provision:- <i>Dental Surgery</i>, 165 Long Street, Atherstone, Warwickshire, CV9 1AD  <i>Dental Surgery</i>, 60 Long Street, Atherstone, Warwickshire, CV9 1AU  <i>Coleshill Dental Centre, Dental Surgery</i>, 118-120 High Street, Coleshill, Birmingham, B46 3BJ  <i>Kingsbury Dental Surgery</i>, 5 Jubilee Court, Kingsbury, Staffordshire, B78 2LL  <i>Polesworth Dental Centre</i>, 11 Bridge Street, Polesworth, Staffordshire, B78 1DR  <i>Dental Surgery</i>, 76 New Road, Water Orton, Birmingham, B46 1QU  <i>Dental Surgery</i>, 5 Station Buildings, Birmingham Road, Water Orton, B46 1SR</p> <p><b><u>Pharmacies</u></b>                      A Pharmaceutical Needs Assessment produced by the Warwickshire Health and Wellbeing Board is produced every two years. The latest update was published in March 2015 and for North Warwickshire did not highlight any significant serious barriers to access in this locality. In summary the assessment concluded that:</p> <ul style="list-style-type: none"> <li>• Pharmaceutical services are relatively easy to access from 08.30 until 18.00 from Monday to Friday. A service can be accessed somewhere in the locality from 06.00 until at least 22.00.</li> <li>• A service is accessible all day on a Saturday and from 07.00 until 20.00 on a Sunday.</li> <li>• There are currently 29 contractors per 100,000</li> </ul>

population, including dispensing GPs which is considered adequate in relation to the local geography and size of locality.

- The pharmaceutical service provided by community pharmacies in the locality is supplemented by five dispensing GP practices serving the more rural areas
- Cross border availability of pharmaceutical services is significant in this locality

### **Hospitals**

There are no hospitals within the borough. George Eliot Hospital is in the neighbouring borough of Nuneaton and Bedworth and serves the population of North Warwickshire.

### **George Eliot Hospital**

George Eliot Hospital NHS Trust (GEH) is an integrated acute, community and primary care service provider. The GEH is a small busy district general hospital on a 32 acre site based on the outskirts of Nuneaton. The hospital has 300 acute beds and provides a range of clinical services. As well as being a A&E department, the GEH offers a range of primary care services including:

- Blood Tests
- Cardiology
- Colorectal
- Diabetes
- GP Services
- Orthopaedics
- Paediatrics
- Physiotherapy

It also hosts a range of community services:

- Community Dental Service
- GUM (Genital Urinary Medicine)
- Nuneaton and Bedworth Health and Wellbeing Service
- Sexual Assault Referral Centre (SARC)
- Stop smoking service

### **University Hospital Coventry & Warwickshire**

UHCW is one of the largest acute teaching hospitals in the UK. It provides both local and acute services to around 500,000 people from Coventry and Rugby. The hospital also provides further tertiary and secondary specialty hospital services to over 1 million people from Coventry, Warwickshire, West Midlands, Leicestershire, Worcestershire and Northamptonshire.

There is a strong relationship between GEH and UHCW and patients may be referred between the two hospitals for certain clinical pathways patients such as:

- Maternity, children and young people
- Cardiovascular, including cardiac, stroke, renal and diabetes
- Mental Health, dementia and neurological conditions
- Cancer Care
- End of Life care

**Sir Robert Peel Community Hospital**

The Sir Robert Peel Community Hospital offers a range of healthcare services including:

- 24/7 minor injuries unit
- x-rays
- ultrasound scans
- Endoscopy unit
- Day surgery for non-complex procedures

The hospital also provides rehabilitation, care of older people, general medical care and palliative care.

**Coventry and Warwickshire Partnership Trust (CWPT)**

CWPT offer a range of age-independent mental health services for adults in both community and acute services

**Mental Health Support Services**

Warwickshire Wellbeing hubs are available in local communities and offer support if people are stressed, worried, or concerned about their mental health through the following services:

**Specialist Mental Health Support Services**

Mental health services are offered across Warwickshire and include inpatient and community focused services. The services are organised into Integrated Practice Units (IPUs), which are teams of clinical staff working more closely with patients to meet their individual needs. In relation to North Warwickshire local residents are most likely to be using cross-border mental health services.

These are located in:

<b>Type of service</b>	<b>Location</b>
Inpatient Services	Pembleton Unit, Manor Court Avenue, Nuneaton, CV11 5HX (mixed gender, 12 bed ward for patients suffering from a functional mental illness, and physical complexity)
Community Mental Health Teams	Avenue House, Manor Court Road Nuneaton, CV11 5HX Mirah House, Manor Court Road, Nuneaton, CV11 5HX
Crisis Resolution and Home Treatment Teams	North Warwickshire Crisis Resolution and Home Treatment team, Mirah House, Manor Court Avenue, Nuneaton, CV11 5HX
Day Treatment Facilities	Oakwood Day Treatment Service, 3 Manor Court Avenue, Nuneaton, CV11 5HX
Rehabilitation and Recovery	Highfield House, 55 Highfield

	<p>Road, Nuneaton, CV11 4PW (mixed gender, 8 beds)</p> <p><b><u>Mental Health Services and Support for Young People</u></b></p> <p>Child Adolescent Mental Health Services (CAMHS) offer services to children and young people up to their 17<sup>th</sup> birthday. Children and young people are referred to the service through professionals such as GPs and educational psychologists. The team working across Warwickshire North CCG is located in the Whitestone Centre, Magyar Crescent, Nuneaton, CV11 4SG. The service is open Monday to Friday 8.30am to 5pm.</p> <p><b>South Warwickshire Foundation Trust (SWFT)</b> SWFT offer Children, Young People and Family Services across North Warwickshire:</p> <ul style="list-style-type: none"> <li>• Community Children Nursing</li> <li>• Child Development Service</li> <li>• Physiotherapy</li> <li>• Family Nurse Partnership</li> <li>• Dietetics</li> <li>• Community Paediatricians</li> <li>• School Health</li> <li>• Occupational Therapy</li> <li>• Looked After Children</li> <li>• Speech and Language Therapy</li> <li>• Health Visiting</li> <li>• Birth to Three Portage</li> </ul> <p>Many of the services also offer home visits to families and offer support and expertise in improving family’s needs, protection and well-being. The children’s community services in North Warwickshire are listed below</p> <p>Atherstone Clinic – Long Street, Atherstone, CV9 3AY, - 01827 722983 Atherstone Clinic – Kings Avenue, Atherstone, CV9 1JZ, - 01827 717204</p>
<p>PLANNED PROVISION</p>	<p>The growth in population arising from new housing developments across North Warwickshire will inevitably place increased demand upon healthcare services within the Borough.</p> <p>Plans for developing primary, secondary and community health care provision in North Warwickshire over the Plan period are being progressed with all key responsible bodies through the Local Estates Forum and through strategic discussions on estates utilisation and capacity.</p> <p>There is a new Extra Health Care Facility in Mancetter is now complete</p>
<p>INFRASTRUCTURE REQUIREMENTS</p>	<p>The Council will continue to engage with all key responsible bodies to understand the site specific implications the planned growth will have</p>

TO SUPPORT THE DELIVERY OF THE LOCAL PLAN	on healthcare services across the Borough.
ROLE OF THE LOCAL PLAN	The Local Plan seeks to provide adequate health care facilities and services in partnership with the NHS and the CCG. The monitoring of this will ensure that provision meets these targets.
COST	Appendix F provides information on some of the costs required to deal with the health services and facilities related to the future growth. The costs of hospital care is not available at the same level of detail however discussions are ongoing and will be included as and when available.

**SOCIAL INFRASTRUCTURE**

<b>COMMUNITY, ARTS, CULTURE AND LEISURE, SPORTS, PARKS, OPEN SPACE AND PLAY AREAS</b>	
<b>RESPONSIBLE DELIVERY BODIES</b>	NWBC WCC Schools and Academies Town and Parish Councils Voluntary and Community Sector Sport England
<b>EXISTING PROVISION</b>	The new leisure strategies (including the Playing Pitch Strategy, Leisure Services Strategy, Green Space Strategy and Health, Well-being and Leisure Strategy) will identify the up to date provision. The latest 2008 PPG17 Study identifies 8 sports halls, 2 swimming pools and 22 village halls and community buildings in the Borough and highlights some deficiencies in sports hall and swimming pool provision. The PPG17 Study also identifies existing outdoor sports pitch provision in 11 sub-areas of the Borough comprising 63 football pitches, 16 cricket pitches, 11 rugby pitches, 10 bowling greens, 30 tennis courts and 9 netball courts (8 on school sites). An Artificial Grass Pitch, accommodating football and hockey and available for community use, has recently been installed in Atherstone. There are also 8 golf courses and the Aston Villa training ground in the Borough
<b>PLANNED PROVISION</b>	The new leisure strategies (including the Playing Pitch Strategy, Leisure Services Strategy, Green Space Strategy and Health, Well-being and Leisure Strategy) will identify the up to date planned provision and costed and phased future needs. The latest position is that Coleshill Leisure Centre has been rebuilt. Refurbishments will also be required for Atherstone Leisure Complex and Memorial Hall, Arley Sports Centre and Kingsbury and Polesworth Sports Halls. The 2010 North Warwickshire Outdoor Sports Assessment Report provides a qualitative analysis of outdoor sports provision and a detailed supply and demand analysis, which informs the priorities for action set out in the North Warwickshire Playing Pitch Strategy. These principally comprise pitch improvements, refurbishment / replacement of changing facilities and more community use of school facilities.
<b>INFRASTRUCTURE REQUIREMENTS TO SUPPORT THE DELIVERY OF THE LOCAL PLAN</b>	The new leisure strategies (including the Playing Pitch Strategy, Leisure Services Strategy, Green Space Strategy and Health, Well-being and Leisure Strategy) will identify the up to date planned provision and costed and phased future needs. These needs will inform the Development Plan policy development and the master planning and all planning applications for new development (and especially new larger housing sites) are required to take these into account and these will also inform developers' on-site provision and /or off-site contributions. The extant strategies identify the Delivery of a programme of refurbishments at leisure centres and sports halls Delivery of the Playing Pitch Strategy
<b>ROLE OF THE LOCAL PLAN</b>	The Local Plan identifies that existing community facilities should be protected and enhanced and that there should be no overall loss of community facilities and that new facilities should be provided to meet

	identified needs arising from growth
COST	The new leisure strategies (including the Playing Pitch Strategy, Leisure Services Strategy, Green Space Strategy and Health, Well-being and Leisure Strategy) will identify the up to date infrastructure costs and phasing of delivery. The extant policies identify Leisure Centres and Sports Halls - £4.9 million Delivery of the Playing Pitch Strategy - £1.5 million
FUNDING	NWBC, Developers Contributions, developers' on-site contributions, External grants

**PUBLIC SERVICES**

LIBRARIES	
RESPONSIBLE DELIVERY BODIES	WCC
EXISTING PROVISION	<p>Warwickshire Library Service was reconfigured following the implementation of the Library and Information Service Transformation 2010/2014. County run libraries have been re-branded under the Warwickshire Direct banner as part of the Council's One Front Door Policy which aims to provide a wider range of services under one roof. In North Warwickshire there are 3 County run libraries: Atherstone, Coleshill and Polesworth. In addition, infrastructure and on-going support is given to Community Managed Libraries. In NW community managed libraries were established at Baddesley, Dordon, Hartshill and Water Orton.</p> <p>The Library direct service also comprises of an on-line library service which is accessible 24/7, plus mobile, outreach and housebound reader services.</p> <p>The Library Service purchases and manages stock in a wide range of formats. IT facilities are available at all libraries and a programme of events and activities is delivered at most libraries. In order to provide attractive and accessible community spaces, there has been a programme of building works and the 3 North Warwickshire libraries have benefitted from significant building refurbishment.</p> <p>The library service is focussed on supporting and delivering locally the Universal Offer framework. This framework covers four essential key areas:</p> <ul style="list-style-type: none"> <li>• Health- contributing to the health and wellbeing of local communities.</li> <li>• Reading - planning a framework to develop, deliver and promote reading services within libraries</li> <li>• Digital Offer- recognising that the development of digital services, skills and access underpins so much of a modern library service. This objective supports the Government's "Digital by Default" agenda.</li> <li>• Information offer- enabling people to access information &amp; on-line services in life critical areas such as careers, job searching, health, personal financial information and benefits. A core thread will be assisting people to use vital government online information and services.</li> </ul> <p>The LIS has a long history of successfully working with volunteers and this role will continue to expand</p> <p>Warwickshire Direct and Libraries objectives are aligned to the Council's core purpose and priorities. Targeted provision of services will contribute to the development and sustainability of a society that looks after its most vulnerable members, delivers appropriate, quality services at the right time, and seeks opportunities for economic growth and innovation.</p>
PLANNED PROVISION	WCC has reviewed all library premises and the service will continue to explore opportunities to share space or co-locate with partners in other buildings thus resulting in benefits for local people and providing cost efficiencies.

	The service continues to explore external funding. Sub-regional working already exists with Solihull and there is constant engagement with other neighbouring authorities to identify opportunities to deliver shared services.
INFRASTRUCTURE REQUIREMENTS TO SUPPORT THE DELIVERY OF THE LOCAL PLAN	Infrastructure needs are identified by the Library Management team when service priorities are determined.
ROLE OF THE LOCAL PLAN	The County Council is tasked with making savings whilst targeting resources at those with the greatest need and creating opportunities for growth. Libraries remain an important community facility.
COST	To be confirmed when needs are identified
FUNDING	WCC, Developer contributions, CIL

CEMETRIES AND PLACES OF WORSHIP	
RESPONSIBLE DELIVERY BODIES	Parish and Town Councils
EXISTING PROVISION	<p><b>Places of Worship</b> Places of worship are managed by the individual faith groups and in most instances the buildings are also owned by the respective faith organisations e.g. the Church Commissioners in the case of Church of England Churches. Some faith groups' lease or rent rooms in other buildings, including school halls used for evening or weekend worship.</p> <p><b>Cemeteries</b> There are numerous cemeteries throughout North Warwickshire that are generally publicly provided and managed by the respective town and parish councils.</p>
PLANNED PROVISION	The Council has not been made aware of any significant proposals to increase provision of cemeteries within the District or to provide new places of worship. The new Local Plan has allocated a site which could be potentially be used by Coleshill TC. Coleshill Town Council have identified the need to purchase land in order to extend their burial ground and Ansley Parish will need additional land within 10 years.
INFRASTRUCTURE REQUIREMENTS TO SUPPORT THE DELIVERY OF THE LOCAL PLAN	The Council will continue to work closely with Town and Parish Councils. Any future requirement for additional land for burial space that is identified by Town and/or Parish Councils over the Plan period will need to be brought to the attention of NWBC. Consideration will then be given in assisting its delivery through a review of the Local Plan or other planning document. The main costs associated with cemeteries are the land and associated infrastructure (road network, footpaths). Crematoria tend to be provided as part of a public/private partnership.
ROLE OF THE LOCAL PLAN	The Infrastructure Delivery Schedule will be regularly updated and reviewed. Any requirements that arise over the Plan period will be met through the preparation of an appropriate planning document or subsequent reviews of the LDF.
COST	None identified as yet
FUNDING	Town and Parish Councils, Developer contributions

**EMERGENCY SERVICES**

<b>EMERGENCY SERVICES</b>	
RESPONSIBLE DELIVERY BODIES	<b>WCC, Warwickshire Police</b>
EXISTING PROVISION	<p><b>Fire</b> – there are 3 fire stations within North Warwickshire, none of which are manned 24 hours of the day. Atherstone and Coleshill both have day crews, whilst Polesworth operates as a retained station</p> <p><b>Police</b> – Policing in the Borough is delivered by 4 Safer Neighbourhood Teams (SNTs), which are based within the Council House in Atherstone. These 4 SNTs form part of the wider North Warwickshire Policing Area, along with SNTs in Nuneaton &amp; Bedworth and Rugby. Other local services are provided from the Leamington Justice Centre, and call management and the co-ordination of incident responses is carried out through an Operational Command and Control Centre currently based at Leek Wootton. Additional police services are provided from Hindlip Park in Worcester as part of a strategic alliance between Warwickshire Police and West Mercia Police.</p> <p><b>Ambulance</b> – there are no Ambulance stations in North Warwickshire.</p>
PLANNED PROVISION	<p><b>Police</b> As the number of households and population increases there will be an increasing need for police infrastructure to supplement the existing Safer Neighbourhood Teams. Key requirements will be for the equipping of officers and the provision of vehicles to enable increased provision to police the proposed new developments. There may also be a need for Automatic Number Plate Recognition (ANPR) cameras in the Borough as development increases</p>
INFRASTRUCTURE REQUIREMENTS TO SUPPORT THE DELIVERY OF THE LOCAL PLAN	Infrastructure related to key ‘emergency services’ provided by the Police, Fire and Ambulance services constitutes an essential element in the creation of well functioning, safe and sustainable communities
ROLE OF THE LOCAL PLAN	The Local Plan seeks to facilitate the delivery of infrastructure in line with new development, and to ensure that all new development is designed so as to create safe environments, prevent crime and contribute to community safety
COST	<p><b>Fire Station</b> upgrades £121 per dwelling</p> <p><b>Police</b> – the costs of police infrastructure, including equipment and vehicles, will be assessed for each development and requests for developer contributions will be directly related to the developments proposed</p>
FUNDING	WCC, developer contributions, CIL

**Waste Management**

	<b>Waste Management</b>
RESPONSIBLE DELIVERY BODIES	Warwickshire County Council North Warwickshire Borough Council
EXISTING PROVISION	North Warwickshire is currently served Lower House Farm Household Recycling Facility.
PLANNED PROVISION	Further housing growth in the Borough and the adjoining Council areas is likely to have a cumulative impact on the capacity of the infrastructure at the current facility during the period of the IDP. Therefore, redesign of the facility to improve capacity, or additional capacity elsewhere, may be to be required to meet the demands of housing growth.
INFRASTRUCTURE REQUIREMENTS TO SUPPORT THE DELIVERY OF THE LOCAL PLAN	<p>The Waste Disposal Authority is required to make arrangements for the disposal of waste collected by the Waste Collection Authority Summary.</p> <p>The role of Local Plan is to provide places where the public can take their own household waste for disposal.</p> <p>A need for expanded or more efficient (redesigned) waste infrastructure at the existing and/or other location(s) to serve future development has been identified with developer contributions being secured through the Local Plan and IDP.</p> <p>At our present day costs based on average visits, we expect the cost of disposing of waste increase by about £149,148, without staff cost for extended hours estimated at increasing the opening hours to 6.30pm for 6 days, so increasing the hours of opening by 1/3. Estimated cost for extra cover to be in the region of £58,000.</p> <p>Waste generated is based on population of area, so each added person within the catchment will generate extra waste and recyclables.</p> <p>Approximately 1 tonne per household is generated per year.</p> <p>Using experience of comparable expansions elsewhere in the County to identify the likely size and cost of increased capacity required for each new household leads to an average cost of £43.92 per new household.</p>
ROLE OF THE LOCAL PLAN	The role of Local Plan is to provide for infrastructure required to support growth, including infrastructure for the management of collected waste and places where the public can take their own household waste for disposal.
COST	£ 43.92 per new household
FUNDING	Developer Contributions Community Infrastructure Levy WCC Capital Funding

**UTILITY SERVICES**

<b>ENERGY SUPPLY (GAS/ELECTRIC/RENEWABLE)</b>	
RESPONSIBLE DELIVERY BODIES	National Grid
EXISTING PROVISION	
PLANNED PROVISION	No needs identified
INFRASTRUCTURE REQUIREMENTS TO SUPPORT THE DELIVERY OF THE LOCAL PLAN	<p><b>Renewable Energy</b> installations in North Warwickshire are likely to be incorporated into new development rather than being commercially run energy plants (eg wind farms etc). The nature of demand may result in surplus electricity generation at certain times of the day or at the weekend when electricity demand in offices drops. In order to benefit from future changes in “feed in” tariffs, connection to the grid will be required.</p> <p><b>Gas</b></p> <p><b>Electric</b></p> <p>The distribution of new development in North Warwickshire, as set out in the Local Plan, should not have a significant effect on the Grid’s infrastructure, both gas and electricity transmission. The network should be able to cope with this additional demand.</p>
ROLE OF THE LOCAL PLAN	The Council intends to maintain an Infrastructure Delivery Plan identifying any key infrastructure projects required to support the delivery of the Local Plan.
COST	NA
FUNDING	

<b>WATER SUPPLY</b>	
RESPONSIBLE DELIVERY BODIES	Severn Trent
EXISTING PROVISION	Severn Trent are the statutory water undertakers for the majority of the North Warwickshire area, however South Staffordshire Water cover areas to the west and the north of the district. As a statutory water undertaker there is an obligation to provide a supply for domestic purposes in the STW area. <b>Water supply</b> is concerned with the delivery of the available water resource to the end user and can tackle issues regarding infrastructure requirements potentially based on hydraulic modelling and connections to mains supply.
PLANNED PROVISION	As part of the Water Resource Management plan, Severn Trent has developed the high level strategy to meet forecast demand up to 2035. For providing water to specific developments, the requirements are more localised and subject to network modelling. It is usual therefore that the infrastructure is identified on a site by site basis.
INFRASTRUCTURE REQUIREMENTS TO SUPPORT THE DELIVERY OF THE LOCAL PLAN	There is no hydraulic capacity at Atherstone STW to accommodate growth, and STW need to confirm when capacity can be provided. The phasing of development in Atherstone/Mancetter will be influenced by the timing of infrastructure provision. There are also issues at Hartshill and to the West of Dordon and STW will need to confirm capacity issues here which may also influence the timing and phasing of development in these locations.
ROLE OF THE LOCAL PLAN	STW is keen to work with NWBC to keep up to date with development proposals so that water supply issues are known in advance
COST	The funding of water supply infrastructure is provided by the Water Act 1991. It is usual that costs are met by developers and STW through the requisitioning procedure and scheme of charges
FUNDING	Severn Trent, Initial Studies to be funded by developers

<b>FLOOD DEFENCES</b>	
RESPONSIBLE DELIVERY BODIES	Environment Agency
EXISTING PROVISION	The EA has statutory responsibility for flood management and defence in England, responsible for forecasting and mapping flood risk, providing warnings, building and keeping defences in good order and taking part in emergency planning and response
PLANNED PROVISION	The River Tame Strategy identifies a proposed project at Whitacre Heath which is scheduled for 2013/2014 at the earliest. Within the Trent CFMP and the Mid Staffs and Lower Tame area we plan to set a framework to deliver a sustainable approach to flood risk management that considers the natural function of the river and reduces long term dependence on raised flood defences. This includes identifying opportunities to better utilise areas of natural floodplain to store floodwaters and to attenuate rainwater that will reduce flood risk within this sub area and downstream
INFRASTRUCTURE REQUIREMENTS TO SUPPORT THE DELIVERY OF THE LOCAL PLAN	No infrastructure needs identified as yet
ROLE OF THE LOCAL PLAN	The Local Plan ensures that flood risk associated with new development is considered both when land is allocated for new development and in development control decisions taken on individual planning applications, in accordance with NPPF
COST	Varied
FUNDING	Environment Agency and Developers. Developers will be required to fund and submit individual site specific FRA's. Level 1 SFRA, funded by LPA. This will apply the basis for applying the Sequential Test. Level 2 SFRA's are required when LPAs are considering allocation of sites within the floodplain.

**DIGITAL TECHNOLOGY**

<b>BROADBAND</b>	
RESPONSIBLE DELIVERY BODIES	NWBC, WCC, Telecoms Infrastructure Companies
EXISTING PROVISION	North Warwickshire’s broadband infrastructure is largely delivered and managed by private sector. The availability, quality and costs of broadband vary substantially across the Borough. Based on the Governments assessment and known supplier plans (up to 2015), North Warwickshire has 11020 premises, out of 28792(both residential and commercial) who have slow (less than 2mbp) or no Broadband service. This is particularly an issue in the rural areas.
PLANNED PROVISION	Telecoms providers have already set out their superfast broadband development plans to 2015 as part of their response to the Open Market Review that was undertaken for the CSW Broadband Project <a href="http://www.cswbroadband.org.uk">http://www.cswbroadband.org.uk</a> The detail of that information is subject to commercial confidence. The planned delivery is unlikely to include new sites and so it is recommended that dialogue with Openreach and other Communications Infrastructure providers should take place at the earliest opportunity.
INFRASTRUCTURE REQUIREMENTS TO SUPPORT THE DELIVERY OF THE LOCAL PLAN	<p>Developers should ensure that their future home owners have access to a sustainable communications infrastructure giving appropriate thought to the choice/availability of UK communications providers which can offer High Speed data connections</p> <p>The policy expects homes, employment uses and main town centre uses to be able to connect to fibre optic broadband infrastructure. It is recognised that the availability of such infrastructure will vary considerably across the district. The expectation is that even where such infrastructure is not readily available that provision is made for local infrastructure of ducting and cabinets to enable connection when the strategic connections are put in place.</p> <p>Proposals including homes, employment or main town centre uses should support and help implement the aims and objectives of the CSW Broadband initiative. This will be achieved through provision of on-site infrastructure, including open access networks to industry standards, to enable all premises and homes to be directly served by fibre optic broadband technology. Exceptions will only be considered where it can be demonstrated that making such provision would render the development unviable.</p>
ROLE OF THE LOCAL PLAN	<p>NWBC will seek to work with infrastructure providers to identify and deliver any necessary infrastructure needed to support the level of growth proposed within North Warwickshire</p> <p>The Council can only determine applications on planning grounds and will not seek to prevent competition between different operators, question the need for the telecommunications system, or determine health safeguards if the proposal meets International Commission guidelines for public exposure.</p>
COST	Varied
FUNDING	Developer

INFRASTRUCTURE TYPE	LOCATION	LEAD DELIVERY	SOURCE OF FUNDING	COST	RISK
<b>TRANSPORT</b>					
Traffic Modelling will be needed to assess all sites	Borough Wide	Highways England WCC	Highways England (not committed), Developer contributions		NECESSARY
Improvements to A5 (Dordon roundabout)	Dordon	Highways England WCC	Highways England (not committed), Developer contributions	TBC	CRITICAL
Improvements to A5 (Birch Coppice)	Dordon	Highways England WCC	Highways England (not committed), Developer contributions	TBC	NECESSARY
Improvements to Island at Spon Lane/Boot Hill (Grendon)	Grendon	Highways England WCC	Highways England (not committed), Developer contributions	TBC	NECESSARY
Improvements to Island at Holly Lane (Atherstone)	Atherstone	Highways England WCC	Highways England (not committed), Developer contributions		NECESSARY
Improvements to Holly Lane Bridge	Atherstone	Highways England, WCC,	Developer Contributions	TBC	NECESSARY
Creation of through road in Dordon/Polesworth as development takes place (first part of road already started)	Dordon/Polesworth	NWBC WCC	Developer Contributions		Critical
Creation of through road at Church Road- Nuneaton/Camp Hill Rd allocated site	Hartshill	NWBC, Highways England (advisory)	Developer Contributions	TBC	Critical
Improved services including provision of a footbridge and parking	Polesworth	Network Rail	Developer contributions	TBC	PREFERRED

facilities at Polesworth Railway Station					
Improved car parking at Atherstone Railway Station	Atherstone	Network Rail	Developer contributions	TBC	PREFERRED
Improved facilities at station – footbridge, ticket office	Atherstone	Network Rail	WCC, Network Rail,	At least £1.5m	
Improvements to bus services	Borough wide	WCC, Voluntary Sector	Developer contributions, WCC	TBC	NECESSARY
Arley Station	Arley		WCC, Network Rail,	£8M	PREFERRED
Kingsbury Station	Kingsbury	NWBC owns part of site	WCC, Network Rail,	£8M	PREFERRED
Walking and Cycling	Borough Wide	NWBC, WCC	Developer contributions	TBC	PREFERRED
<b>GREEN INFRASTRUCTURE</b>					
Canal Towpath improvements	Borough wide	British Waterways NWBC	Developer contributions	TBC	PREFERRED
Improved green linkages Borough wide	Borough wide	NWBC	Developer contributions	TBC	PREFERRED
Delivery of Play Area Development Programme	Borough wide	NWBC	Developer contributions, NWBC, Grant Aid	£950K	NECESSARY
Delivery of a a hub containing retail, community and health facilities	Dordon/Polesworth	NWBC	Developer contributions	TBC	PREFERRED
Delivery of Allotments Development Programme	Borough wide	NWBC	Developer contributions, NWBC, Grant Aid	£20K	PREFERRED
TVWLPS	Tame Valley	WWT plus 18 partner organisations including NWBC	NWBC, Developer Contributions, Environment Agency External Grants (including the Heritage Lottery Fund for the TVWLPS).	£2.5 million (£1.7 million from the Heritage Lottery Fund).	PREFERRED

<b>HOUSING</b>					
Affordable Housing	Borough wide	NWBC Housing Association Preferred Partners	Developer contributions (land at nil cost or off-site financial contributions) Housing Associations (private finance) HCA ( Social Housing Grant) CSW Sub-region - various enabling grants)	TBC	CRITICAL
Requirement of 9 residential and 5 transit gypsy and traveller pitches	Borough wide	NWBC, WCC, Private	Developer Contributions, Government Grant, WCC		CRITICAL
Requirement of 1 pitch for travelling showpeople to be allocated within Warwickshire Districts	Within Warwickshire	CSW Local Authorities, Private, WCC	Developer Contributions, Government Grant, WCC	TBC	CRITICAL
Extra Care Accommodation	Borough Wide	WCC, RSLs/SDC	WCC, Developer Contributions	TBC	PREFERRED
Housing for Vulnerable Adults	Borough Wide	WCC	WCC, Developer Contributions	TBC	PREFERRED
<b>EDUCATION</b>					
New Primary Schools	Atherstone, 2 x Polesworth/Dordon	WCC	WCC, Developer Contributions	TBC	NECESSARY
Additional school places	Borough Wide	WCC	WCC, Developer Contributions	£21.2M	NECESSARY
Water Orton (Primary School)	Water Orton	WCC,HS2	HS2	TBC	NECESSARY
Hartshill School	Hartshill	WCC	WCC, Developer Contributions	TBC	PREFERRED
<b>HEALTH</b>					
Additional health care facilities to include additional clinical rooms	Borough wide	CCG, NHS England	Developer contributions		

<b>SOCIAL INFRASTRUCTURE</b>					
Community Venue(upgrade or new facility)	Borough Wide	NWBC	Developer contributions	Will vary on scale and detail	PREFERRED
Replacement/refurbishment of other Leisure Facilities	Atherstone, Arley, Kingsbury and Polesworth	NWBC	NWBC, Developer contributions, grant aid	£4.9M	PREFERRED
<b>PUBLIC SERVICES</b>					
Fire Station Upgrades	Borough Wide	WCC	WCC, Developer contributions	£121 (per new dwelling)	CRITICAL (BUT will be dependent on evidence at time of development)
Waste Management	Borough Wide	WCC	WCC, Developer contributions	£43.92 (per new dwelling)	PREFERRED
<b>UTILITY SERVICES</b>					
Hydraulic Modelling will be needed at some sites	Borough Wide	SEVERN TRENT	Severn Trent,	Varying	NECESSARY
Additional capacity will/may be required to accommodate future expansion	Atherstone and Mancetter, Hartshill, Shustoke and West Dordon	SEVERN TRENT	Severn Trent,	Varying	CRITICAL/PREFERRED
Broadband	All locations	NWBC, WCC, Telecoms Infrastructure Companies	Developers	VARIOUS	PREFERRED

Borough Wide	Infrastructure Needs Identified	Provider
	Traffic Modelling will be needed to assess all sites	Highways England, Developer Contributions
	Improvements to bus services	Developer Contributions, WCC
	Canal Towpath improvements	Developer contributions
	Improved green linkages Borough wide (including improved connectivity between railway stations to ensure integrated facilities for buses, walking and cycling)	Developer contributions
	Delivery of Play Area Development Programme	Developer contributions, NWBC, Grant Aid
	Delivery of Allotments Development Programme	Developer contributions, NWBC, Grant Aid
	Delivery of Landscape restoration and countryside access improvements along the Tame Valley	Tame Valley Wetlands Partnership. NWBC, Developer Contributions, Environment Agency External Grants including the Heritage Lottery Fund for the TWLPS.
	Requirement of 9 residential and 5 transit gypsy and traveller pitches	NWBC / Developer Contributions / WCC / Central Government grant and Private Delivery
	Affordable Housing	Developer contributions (land at nil cost or off-site financial contributions) Housing Associations (private finance) HCA ( Social Housing Grant) CSW Sub-region - various enabling grants)
	Extra Care Accommodation	WCC, Developer Contributions
	Housing for Vulnerable Adults	WCC, Developer Contributions
	Additional school places	WCC, Developer Contributions
	Delivery of Playing Pitch Strategy	NWBC, Developer contributions, grant aid
	Fire Station Upgrades	WCC, Developer contributions

	Waste Management	WCC, Developer contributions
	Broadband	Developer contributions
	Health Facilities (including additional clinical rooms)	Developer contributions, CCG, NHS England
	Community Venue(upgrade or new facility)	NWBC/Developer Contributions
	Sewerage Capacity - Hydraulic Modelling will be needed at some sites (to assess the impact of proposed development on the existing infrastructure).	Severn Trent/Developer Contributions
	Walking & Cycling – all developments should consider what improvements can be made to encourage safe and fully accessible walking and cycling	Developer Contributions
<b>Within Warwickshire</b>	Requirement of 1 pitch for travelling showpeople to be allocated within Warwickshire Districts	NWBC / Developer Contributions / WCC / Central Government grant and Private Delivery

<b>Atherstone/Mancetter</b>		
	Improvements to Holly Lane Bridge	WCC, Developer Contributions
	Refurbishment of Leisure Facilities	NWBC, Developer contributions, grant aid
	Holly Lane Island A5 - Widen to extent right turn facilities	Highways England (not committed), Developer contributions
	Primary School	WCC, Developer Contributions
	Additional school places	WCC, Developer Contributions
	Additional capacity will/may be required to accommodate future expansion	Severn Trent,
	Improved car parking at Atherstone Railway Station	Network Rail/ Rail Operators (London Midland)/Developer Contributions
	Improved facilities at Station – footbridge, ticket office	Network Rail/ Rail Operators /Developer Contributions
	Sewerage capacity - Additional capacity will/may be required to accommodate future expansion	Severn Trent
<b>Dordon/Polesworth</b>		
	Primary School (x2)	WCC, Developer Contributions
	Additional school places	WCC, Developer Contributions
	Traffic Modelling will be needed to assess sites	Highways England (not committed), Developer contributions
	Improvements to A5 (Dordon roundabout)	Highways England (not committed), Developer contributions
	Improvements to A5 (Birch Coppice)	Highways England (not committed), Developer contributions
	Sewerage capacity - Additional capacity will/may be required to accommodate future expansion at West Dordon	Severn Trent

	Replacement/refurbishment of Leisure Facilities	NWBC, Developer contributions, grant aid
	Improved services including provision of a footbridge and parking facilities at Polesworth Railway Station	Developer Contributions
	Delivery of a hub containing retail, community and health facilities	Developer Contributions
<b>Coleshill</b>		
	Traffic Modelling will be needed to assess some sites	Highways England (not committed), Developer contributions
	Additional school places	WCC, Developer Contributions
<b>Hartshill</b>		
	Traffic Modelling will be needed to assess some sites	Highways England (not committed), Developer contributions
	Replace Hartshill School	WCC, Developer Contributions, Grant Aid
	Additional school places	WCC, Developer Contributions
	Distributor road for site – Land between Church Road and Nuneaton Road/Camp Hill Road, Hartshill	Developer contributions
	Sewerage capacity - Additional capacity will/may be required to accommodate future expansion	Severn Trent
<b>Grendon/Baddesley</b>		
	Improvements to Island at Spon Lane/Boot Hill	Highways England, WCC
<b>Old and New Arley</b>		
	Replacement/refurbishment of Leisure Facilities	NWBC, Developer contributions, grant aid
	Arley Station	WCC, Network Rail,
<b>Kingsbury</b>		
	Kingsbury Station	WCC, Network Rail,
	Replacement/refurbishment of Leisure Facilities	NWBC, Developer contributions, grant aid
	Additional school places	WCC, Developer Contributions
<b>Water Orton</b>		
	New Primary School	HS2, WCC

<b>Ansley</b>		
	Additional school places	WCC, Developer Contributions
<b>Austrey</b>		
<b>Newton Regis</b>		
	Additional school places	WCC, Developer Contributions
<b>Shuttington</b>		
	Additional school places	WCC, Developer Contributions
<b>Warton</b>		
	Additional school places	WCC, Developer Contributions
<b>Curdworth</b>		
<b>Fillongley</b>		
<b>Hurley</b>		
<b>Piccadilly</b>		
<b>Shustoke</b>		
	Sewerage capacity - Additional capacity will/may be required to accommodate future expansion	Severn Trent
<b>Whitacre Heath</b>		
<b>Wood End</b>		
	Additional school places	WCC, Developer Contributions

	Site Name	Estimated Pupil Yield *					Possible Income		Initial thoughts as to how Education requirements will be delivered	
		Dwellings	Pre-school	Primary	Secondary	Post 16	Primary	Secondary		
Atherstone & Mancetter	Land to north-west of Atherstone off Whittington Lane	1282	28	194	138	27	£ 2,265,389	£ 2,022,704	Land and financial contributions	Across the area the proposed growth suggests the need for a new primary school on the land off Whittington Lane. We would achieve this by securing land and financial contributions. At secondary there is likely to be need for additional build at Queen Elizabeth School. WCC will request financial contributions to support this.
	Land at Holly Lane Atherstone (ATH20)	531	11	80	57	11	£ 938,317	£ 837,797	Financial contributions	
	Land off Sheepy Road, (football ground)	46	1	7	5	1	£ 81,285	£ 72,578	Financial contributions	
	Britannia Mill redevelopment site, Coleshill Rd	54	1	8	6	1	£ 95,422	£ 85,200	Permission already granted	
	<b>Total</b>	<b>1913</b>	<b>41</b>	<b>289</b>	<b>207</b>	<b>40</b>	<b>£ 3,380,413</b>	<b>£ 3,018,278</b>		
Polesworth & Dordon	Land to east of Polesworth & Dordon	2000	43	302	216	42	£ 3,534,149	£ 3,155,544	Land and financial contributions	Across the area the proposed growth suggests the need for a new primary school on the land East of Polesworth. We would achieve this by securing land and financial contributions. At secondary there will be need for additional build at Polesworth School. WCC will request financial contributions to support this.
	Land west of Woodpack Farm, Polesworth	32	1	5	3	1	£ 56,546	£ 50,489	Financial contributions	
	Land off Fairfields Hill, Polesworth	9	0	1	1	0	£ 15,904	£ 14,200	Financial contributions	
	Former Polesworth Learning Centre, High St, Polesworth	14	0	2	2	0	£ 24,739	£ 22,089	Financial contributions	
	Land at Windridge Dunns Lane, Dordon	9	0	1	1	0	£ 15,904	£ 14,200	Financial contributions	
	Former Chapel House site, Dordon	7	0	1	1	0	£ 12,370	£ 11,044	Financial contributions	
	<b>Total</b>	<b>2071</b>	<b>45</b>	<b>313</b>	<b>224</b>	<b>44</b>	<b>£ 3,659,611</b>	<b>£ 3,267,566</b>		

Coleshill	Grimstock Hill (COL 1)	12	0	2	1	0			To be determined	The relatively small level of growth and the current cross county border movement means that it might not be necessary to increase the current number of school places. This will be kept under review.
	Police station and Leisure Centre site (COL3)	25	1	4	3	1			To be determined	
	Land at Blythways (COL6)	27	1	4	3	1			To be determined	
	Allotments adjacent to Memorial Park, Coleshill	30	1	5	3	1			To be determined	
	<b>Total</b>	<b>94</b>	<b>2</b>	<b>14</b>	<b>10</b>	<b>2</b>	<b>£ -</b>	<b>£ -</b>		
Settlements adjoining Borough	Land west of Robey's Lane, adjacent Tamworth	1191	26	180	129	25	£ 2,104,586	£ 1,879,126	Land and financial contributions	Secondary contributions towards additional provision at The Polesworth School
	Site at Lindridge Road adj. Langley SUE, Wishaw	141	3	21	15	3	£ 249,157	£ 222,466	Financial contributions	
	<b>Total</b>	<b>1332</b>	<b>29</b>	<b>201</b>	<b>144</b>	<b>28</b>	<b>£ 2,353,743</b>	<b>£ 2,101,592</b>		
Grendon & Baddesley Ensor	Land at Church Farm, Baddesley	47	1	7	5	1			To be determined	The relatively small level of growth means that it might not be necessary to increase the current number of school places at primary. Additional places will be required at secondary schools and financial contributions will be requested. This will be kept under review.
	Land north of Grendon Community Hall (former Youth Centre) Boot Hill Grendon	7	0	1	1	0			To be determined	
	Former Sparrowdale School site, Spon Lane Grendon	39	1	6	4	1			To be determined	
	Former Recycling centre site, Spon Lane Grendon	5	0	1	1	0			To be determined	
	<b>Total</b>	<b>98</b>	<b>2</b>	<b>15</b>	<b>11</b>	<b>2</b>	<b>£ -</b>	<b>£ -</b>		
Hartshill & Ansley Common	Land between Church Rd and Nuneaton Rd, Hartshill (HAR 3)	400	9	60	43	8	£ 706,830	£ 631,109	Land and financial contributions	While development in this area does not produce a full form of entry at Primary, given the relation to developments across the
	Land off Coleshill Rd, Ansley Common (ANSCOMM 1)	38	1	6	4	1	£ 67,149	£ 59,955	financial contributions	

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	Land north of Coleshill Road, Anasley Common	355	8	54	38	8	£ 627,311	£ 560,109	financial contributions	border in Nuneaton and Bedworth and the lack of available capacity within schools in this area we could consider requesting land for a 1FE Primary School. However, further work needs to take place with Nuneaton and Bedworth Borough Council to understand the potential impact of their Local Plan.
	Land south of Coleshill Road, Anasley Common	230	5	35	25	5	£ 406,427	£ 362,888	financial contributions	
	<b>Total</b>	<b>1023</b>	<b>22</b>	<b>155</b>	<b>110</b>	<b>22</b>	<b>£ 1,807,717</b>	<b>£ 1,614,061</b>		
<b>Kingsbury</b>	Land north of Kingsbury Hall, Kingsbury	41	1	6	4	1			To be determined	The relatively low levels of growth mean that it is unlikely that there will be a significant impact on school provision. However, this will be kept under review and financial contributions will be requested as necessary.
<b>Water Orton</b>	Former School redevelopment site (excluding original historic school building)	48	1	7	5	1			To be determined	HS2 mitigation includes the relocation of the existing school into a new building. Funds to support this will be provided by HS2 Ltd. The impact of development on school places will be kept under review and financial contributions requested as necessary.
<b>Anasley</b>	Land at Village Farm, Birmingham Road	12	0	2	1	0			To be determined	The relatively low levels of growth mean that it is unlikely that there will be a significant impact on school provision. However, this will be kept under review and financial contributions will be requested as necessary.
	Land rear of Village Hall, Birmingham Road	31	1	5	3	1			To be determined	
	<b>Total</b>	<b>43</b>	<b>1</b>	<b>7</b>	<b>5</b>	<b>1</b>	<b>£ -</b>	<b>£ -</b>	To be determined	

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Newton Regis	Manor Farm	21	0	3	2	0			To be determined	The relatively low levels of growth mean that it is unlikely that there will be a significant impact on school provision. However, this will be kept under review and financial contributions will be requested as necessary.
Shuttington	Land south of Shuttington Village Hall	24	1	4	3	1			To be determined	The relatively low levels of growth mean that it is unlikely that there will be a significant impact on school provision. However, this will be kept under review and financial contributions will be requested as necessary.
Warton	Land north of Orton Rd, Warton (part WAR8)	88	2	13	10	2			to be determined	The relatively low levels of growth mean that it is unlikely that there will be a significant impact on school provision. However, this will be kept under review and financial contributions will be requested as necessary.
Wood End	Land south of Islington Farm, r/o 115 Tamworth Rd	28	1	4	3	1			To be determined	The relatively low levels of growth mean that it is unlikely that there will be a significant impact on school provision. However, this will be kept under review and financial contributions will be requested as necessary.
<b>Total</b>		<b>6824</b>	<b>147</b>	<b>1032</b>	<b>737</b>	<b>144</b>	<b>£ 11,201,485</b>	<b>£10,001,497</b>		

\* The birth rate multiplier used for this exercise is 2.16 children per school year per 100 homes

Pre-school calculation is currently based on 1 year group - this is under review following legislative change for individual free entitlement.

Primary calculation is based on 7 year groups (4-11)

Secondary calculation is based on 5 year groups (11-16)

Post 16 is based on past staying on rates. This is currently under review following the raising of the participation age.

We also request contributions to support adaptations to schools for pupils with special needs, again this is currently under review.

Financial contributions will be based on Department for Education rates and these will be subject to change. The rates in use at January 2017 are

Pre school	£11,687.00	per pupil place
Primary	£11,687.00	per pupil place
Secondary	£14,609.00	per pupil place
Post 16	£15,794.00	per pupil place

In order to ensure CIL compliance we will only be able to request contributions which are fair and reasonable in kind and scale and directly related to the proposed development.

We can pool contributions from different developments but we are restricted to no more than 5 contributions being pooled for any one piece of infrastructure.

For small developments it might not be deemed appropriate to request financial contributions when the amount we could request would be low in terms of capital costs but could have an adverse impact on the viability of the scheme.

### Infrastructure Delivery Plan Framework Summary for Health

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The CCG and Public Health have developed a framework which identifies both physical and workforce infrastructure requirements for each strategic site. The framework is a tool to support the CCG in assessing the impact of developments on primary medical care to provide an evidence base to inform S106 requests. Below is summary of the framework findings. This framework is subject to change and will be reviewed on an ongoing basis and financial and/or land contributions will be requested as necessary through S106 monies and/or CIL. The exact way that the monies will be spent will be determined at individual planning application.

	Site Name	Dwellings	Residents per H.H	No. of consulting rooms	No. of treatment rooms	Total number of consult/treat	GP Capacity	Nurse Capacity	Financial Contributions	Initial thoughts on primary care requirements
Atherstone & Mancetter	Land to north-west of Atherstone off Whittington Lane	1282	3077	2.25	0.58	2.83	1.71	0.82	£457,187.09	Land and financial contribution already been approved
	Land at Holly Lane Atherstone (ATH20)	531	1274	0.93	0.24	1.17	0.71	0.34	£189,365.48	Financial contribution already been approved therefore no further request to be made
	Land off Sheepy Road, (football ground)	46	110	0.08	0.02	0.10	0.06	0.03	£16,404.42	To be determined
	Britannia Mill redevelopment site, Coleshill Rd	54	130	0.09	0.02	0.12	0.07	0.03	£19,257.18	Financial contribution already been approved therefore no further request to be made
	<b>Total</b>	<b>1913</b>	<b>4591</b>	<b>3.35</b>	<b>0.87</b>	<b>4.22</b>	<b>2.55</b>	<b>1.22</b>	<b>£682,214.18</b>	
Polesworth & Dordon	Land to east of Polesworth & Dordon	2000	4800	3.50	0.91	4.42	2.67	1.28	£713,240.03	Land and financial contributions
	Land west of Woodpack Farm, Polesworth	32	77	0.06	0.01	0.07	0.04	0.02	£11,412.07	Financial contributions
	Land off Fairfields Hill, Polesworth	9	22	0.02	0.00	0.02	0.01	0.01	£3,209.36	Financial contributions
	Former Polesworth Learning Centre, High St, Polesworth	14	34	0.02	0.01	0.03	0.02	0.01	£4,992.34	Financial contributions
	Land at Windridge Dunns Lane, Dordon	9	22	0.02	0.00	0.02	0.01	0.01	£3,209.36	Financial contributions
	Former Chapel House site, Dordon	7	17	0.01	0.00	0.02	0.01	0.00	£2,930.17	Financial contributions
	<b>Total</b>	<b>2071</b>	<b>4970</b>	<b>3.63</b>	<b>0.83</b>	<b>4.57</b>	<b>2.76</b>	<b>1.33</b>	<b>£738,993.35</b>	
Coleshill	Grimstock Hill (COL 1)	12	29	0.02	0.01	0.03	0.02	0.01	£4,279.15	Financial contributions
	Police station and Leisure Centre site (COL3)	25	60	0.04	0.01	0.06	0.03	0.02	£8,915.90	Financial contributions
	Land at Blythways (COL6)	27	65	0.05	0.01	0.06	0.04	0.02	£9,195.09	Financial contributions
	Allotments adjacent to Memorial Park, Coleshill	30	72	0.05	0.01	0.07	0.04	0.02	£10,698.88	Financial contributions
	<b>Total</b>	<b>94</b>	<b>226</b>	<b>0.16</b>	<b>0.04</b>	<b>0.21</b>	<b>0.13</b>	<b>0.06</b>	<b>£33,089.03</b>	
Settlements adjoining District	Land west of Robey's Lane, adjacent Tamworth	1191	2858	2.09	0.54	2.63	1.59	0.76	£424,734.85	Land and financial contributions
	Site at Lindridge Road adj. Langley SUE, Wishaw	141	338	0.25	0.06	0.31	0.19	0.09	£50,283.04	Financial contributions
	<b>Total</b>	<b>1332</b>	<b>3197</b>	<b>2.33</b>	<b>0.61</b>	<b>2.94</b>	<b>1.78</b>	<b>0.85</b>	<b>£475,017.89</b>	
Grendon & Baddesley Ensor	Land at Church Farm, Baddesley	47	113	0.08	0.02	0.10	0.06	0.03	£16,761.01	Financial contributions
	Land north of Grendon Community Hall (former Youth Centre) Boot Hill Grendon	7	17	0.01	0.00	0.02	0.01	0.00	£2,496.17	Financial contributions
	Former Sparrowdale School site, Spon Lane Grendon	39	94	0.07	0.02	0.09	0.05	0.02	£13,908.24	Financial contributions
	Former Recycling centre site, Spon Lane Grendon	5	12	0.01	0.00	0.01	0.01	0.00	£1,782.98	Financial contributions
	<b>Total</b>	<b>98</b>	<b>235</b>	<b>0.17</b>	<b>0.04</b>	<b>0.22</b>	<b>0.13</b>	<b>0.06</b>	<b>£34,948.41</b>	
Hartshill & Ansley Common	Land between Church Rd and Nuneaton Rd, Hartshill (HAR)	400	960	0.70	0.18	0.88	0.53	0.26	£142,648.41	Land and financial contributions
	Land off Coleshill Rd, Ansley Common (ANSCOMM 1)	38	91	0.07	0.02	0.08	0.05	0.02	£13,551.65	Financial contributions
	Land north of Coleshill Road, Ansley Common	355	852	0.62	0.16	0.78	0.47	0.23	£126,600.59	Financial contributions
	Land south of Coleshill Road, Ansley Common	230	552	0.40	0.10	0.51	0.31	0.15	£82,023.08	Financial contributions
	<b>Total</b>	<b>1023</b>	<b>2455</b>	<b>1.79</b>	<b>0.47</b>	<b>2.26</b>	<b>1.36</b>	<b>0.66</b>	<b>£364,823.72</b>	
Kingsbury	Land north of Kingsbury Hall, Kingsbury	41	98	0.07	0.02	0.09	0.05	0.03	£14,621.44	Financial contributions
Water Orton	Former School redevelopment site (excluding original historic school building)	48	115	0.08	0.02	0.11	0.06	0.03	£17,117.61	Financial contributions
Ansley	Land at Village Farm, Birmingham Road	12	29	0.02	0.01	0.03	0.02	0.01	£4,279.15	Financial contributions
	Land rear of Village Hall, Birmingham Road	31	74	0.05	0.01	0.07	0.04	0.02	£11,055.48	Financial contributions
	<b>Total</b>	<b>43</b>	<b>103</b>	<b>0.08</b>	<b>0.02</b>	<b>0.09</b>	<b>0.06</b>	<b>0.03</b>	<b>£15,334.63</b>	
Newton Regis	Manor Farm	21	50	0.04	0.01	0.05	0.03	0.01	£7,489.52	Financial contributions
Shuttington	Land south of Shuttington Village Hall	24	58	0.04	0.01	0.05	0.03	0.02	£8,559.30	Financial contributions
Warton	Land north of Orton Rd, Warton (part WAR8)	88	211	0.15	0.04	0.19	0.12	0.06	£31,382.45	Financial contributions
Wood End	Land south of Islington Farm, r/o 115 Tamworth Rd	28	67	0.05	0.01	0.06	0.04	0.02	£9,985.69	Financial contributions
	<b>Total</b>	<b>6824</b>	<b>16378</b>	<b>11.96</b>	<b>3.11</b>	<b>15.07</b>	<b>9.10</b>	<b>4.37</b>	<b>£2,437,481.21</b>	Land and financial contributions

**Table 19: Core A5 Scheme Costs and Delivery Years**

<b>ID</b>	<b>Scheme</b>	<b>Cost</b>	<b>Year of Inclusion</b>
<b>1</b>	Holly Lane	£750,000	<b>2021</b>
<b>2</b>	Tamworth Rd/Market St	£750,000	<b>2021</b>
<b>3</b>	B5000 Canal Bridge widening	£3,000,000	<b>2021</b>
<b>4</b>	A5/B5000 Link Road	£7,500,000	<b>2026</b>
<b>5</b>	Enhanced A5 Proposals Phase 1	£28,750,000	<b>2026</b>
<b>6</b>	Dordon Signals	See 5.	<b>2026</b>
<b>7</b>	Holly Lane Widening Approaches	£9,200,000	<b>2026</b>
<b>8</b>	Reconfiguration of M42 signal approaches and junction optimisation	To be funded out with the Local Plan	<b>2026</b>
<b>9</b>	Grendon Roundabout	See 5.	<b>2026</b>
<b>10</b>	Birch Coppice Trinity Way Link	To be funded out with the Local Plan (ideally via M42 J10 enhancements)	<b>2026</b>
<b>11</b>	Mancetter Gyratory	£2,300,000	<b>2031</b>
<b>12</b>	A5 Holly Lane	See 7.	<b>2031</b>
<b>13</b>	B5000/Mercian Way	See 5.	<b>2031</b>
<b>14</b>	A5 - Dualling	See 5.	<b>2031</b>
<b>15</b>	Bypass Roundabout	See 5.	<b>2031</b>

**Table 20: Enhanced Scheme Cost Estimates**

<b>ID</b>	<b>Scheme</b>	<b>Cost</b>	<b>Year of Inclusion</b>
<b>16</b>	M42 Enhanced Capacity	To be funded out with the Local Plan	<b>2031</b>
<b>17</b>	A5 Full Bypass	£57,500,00	<b>2031</b>

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Chapter	Paragraph	Page	Policy	Change made	Reason for change
1	1.2	7		Approved replaced with made adopted	Factually correct
2	2.9	10		Next HS2 phase changed to phase 2	Factually correct
2	2.9	10		But not yet replaced with and has also been	Phase 2 route safeguarded
2	2.9	10		Additional information added pertaining to the impact of HS2 upon future development within North Warwickshire	
2	2.12	11		Additional paragraph relating to the pressures of schemes and developments	
5	5.13	17		Inclusion of reducing crime, anti-social behaviour and secured by design standards	
5	5.18	18		Inclusion of safety and security	
6	6.15	21		Inclusion of emergency services and waste collection within infrastructure delivery	
6	6.16	21		Authority replaced with Borough Council	
6		22	LP1	Priorities of sustainable development updated to included emergency service facilities	
7		25	LP2	Wording of Coleshill changed to the Green Belt Market Town of Coleshill	In recognition of the WM Green Belt surrounding Coleshill
7		25	LP2	Introductory paragraph added	
7		25/26	LP2	Category 5 settlement detail altered	
7	7.12	26		Reference to NPPF	Recognition of the NPPF as strategic policy guidance
7	3	29	LP3	Paragraph updated include reference to built form	
7	5	29	LP3	Reference to NPPF	Recognition of the NPPF as strategic policy guidance
7	5a	29	LP3	"essential" replaced with "considered to be necessary"	
7	5a	29	LP3	"essential function" replaced with "efficient function"	
7	5c	30	LP3	Inclusion of basements and cellars within volume calculations	
7	5d	30	LP3	Wording of policy altered and reasoning added	To provide justification for policy
7		30	LP4	Reference to Hawkeswell Lane removed	
7		31	LP4	Wording of policy altered	
7	30	32		Additional paragraph added referencing further meaningful gap technical study	
7	37	33		2031 replaced with 2033	
7	37	33		Housing figures updated	Extension of plan period to 2033
7	37	34		Wording altered	To make the plan clearer
7	38	34		Reference to Memorandum of Understanding added	

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7	39	34		Paragraph wording altered	In recognition of on-going collaboration between NWBC and neighbouring authorities
7	40	34		Housing requirement figures updated	Extension of plan period to 2033
7	41	34		Paragraph wording altered	Extension of plan period to 2033
7	45	35		Paragraph wording altered	Extension of plan period to 2033
7	46	35		Reference to Lichfield District Council	In view of Lichfield DC's agreement to provide employment land for Tamworth BC
7		36	LP6	Housing and employment land figures updated	Extension of plan period to 2033
8		38	LP7	Housing mix needs updated	
8		38	LP7	Additional paragraph added - Older People	
8		38	LP7	Additional paragraph added - Self build and custom build	
8	8.6	39		Formatting of Table 6	
8	8.17	41		Additional paragraph referencing comprehensive affordable housing approach	
8		41	LP9	Additional paragraph considering land gifting to the council in lieu of affordable housing provision	
8		42	LP9	Additional paragraph referencing comprehensive affordable housing approach	
10	10.7	48		Paragraph removed	
10	10.8	49		Paragraph removed	
10		49	LP14	Natural Environment replaced with Landscape	
10		49	LP14	Reference to natural environment removed	In view of policy title change
10		49	LP14	Additional paragraph added referencing biodiversity and species selection	
10		52		Four additional paragraphs added referencing key environmental legislation and designations	
10		52	LP16	Nature Conservation changed to Nature Environment	
10		52	LP16	Additional paragraphs added recognising the importance of the natural environment and proposal requirements for sites affecting the natural environment	
10		53	LP16	Reference to Warwickshire, Coventry and Solihull Biodiversity Impact Assessment calculator	
10	10.18	54		Title wording altered	
10	10.18	54/55		Additional paragraphs added referencing the Tame Valley Wetlands Nature Improvement Area (NIA)	
10		55	LP18	Title wording altered	Reference to Tame Valley Wetlands NIA
10		55/56	LP18	Additional paragraphs added referencing the Tame Valley Wetlands Nature Improvement Area (NIA), LP17 and LP35	

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10	10.21	56		Wording altered	Formal designation of Dafferns Wood, New Arley, Abbey Green Park, Polesworth and Cole End Park as Local Nature Reserves
10	10.21	56		Reference to proposed LNR along the River Anker added	Pending designation of River Anker LNR
10	10.23	56		Reference to Kingsbury Meadow	
10	10.23	56		Wording altered	
10		57	LP19	Updated to include Kingsbury Meadow LNR	
10	10.26	57		Wording altered	Extension of plan period to 2033 and update on Green Spaces Strategy
10		57	LP20	Policy wording altered, as such replaced with protected and enhanced	
11		59	LP23	Additional paragraph added pertaining to service and provision impact considerations	
11	11.7	60		Wording altered	Update on Green Spaces Strategy
12		63		Additional paragraph added referencing proposed transport strategy	
12	12.11	64		Wording altered	
12	12.11	64		Wording altered	
12		65		Reference to Polesworth Station added	
12		65	LP26	Reference to Polesworth Station added	
12	12.15	65		Next HS2 phase changed to phase 2b	
12	12.15	66		Is expected replaced with was made	Formal announcement of HS2 Phase 2b
12		66	LP27	Wording altered	Formal announcement of HS2 Phase 2b
12		66	LP27	HS2 safeguarding paragraph deleted	
12		66	LP27	Wording altered	
12		67		Additional paragraph added referencing the Strategic Transport Assessment 2017	
12		67	LP28	Additional paragraph added referencing Land to the north of Grendon	
12		68		Title changed from Cycling to Walking and Cycling	
12	12.21	68		Additional paragraph added	Providing policy justification
12	12.21	68		Reference to Cycling strategy	
12		68	LP29	Reference to improving access to the natural environment	
13	13.9	70		Air Quality paragraph added	
13	9	71	LP31	Reference to air quality added	
13	10	71	LP31	Reference to natural environment added	
13	11	71	LP31	Reference to sustainable building design and materials added	

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13	13.2	74		Any development should have no greater run-off than a greenfield site	
13	13.23	75		Additional paragraph added referencing the benefits of re-naturalisation of water courses	
13		75	LP35	Additional paragraphs added referencing riverine morphology, SUDS etc.	
13	13.27	77		Additional paragraph added referencing the governments proposals to ban new diesel vehicles from 2040	National policy relating to the ban on sales of new diesel vehicles from 2040
13		77	LP36	1.5 spaces replaced with 2 for town centre residential properties	
13		77	LP36	Electric Vehicle Charging points paragraph added	National policy relating to the ban on sales of new diesel vehicles from 2040
15		80		Housing supply dates and figures altered	Extension of plan period to 2033
15		81	LP39	Housing allocations updated	
15		82	LP39	Housing allocations updated	
15	15.8	82		Additional paragraphs relating to two reserve housing sites	
15		82	LP39a	New policy added for reserve housing sites	
15		83		Updated Table 8	To reflect monitoring data up to 31st March 2017
15		83	LP40	All sites given a reference number	To make it easier as to find sites
15	15.30 / 15.31	83		Additional land paragraph to be deleted.	Whole of MIRA site to be allocated for development
15	15.38	85		Reference to Brittainia Mill to be removed	Site now has planning permission and is included in the commitments
15	15.2	86		Reference to be made to the 1.1 km of canal in and adjacent to Site Hx - land north west of Atherstone	Representation by Canal and River Trust
15		86		New paragraph on background to Site H x - football ground, Sheepy Road, Atherstone	To make the plan clearer
15		87		Land at Holly Lane / Rowland Way - inclusion of reference to a 10m semi-natural buffer between any development and brook	
15		88		Reference to land at Hams Hall for employment purposes to be removed.	Site now has planning permission and is included in the employment land commitments
15	15.34	89		Justification and policy on land to the east of Polesworth and Dordon amended	To reflect the representations made about the site
15		94		Reference to land south-west of junction 10 M42 to be deleted	Site now has planning permission and is included in the employment land commitments

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15		90	H7 - Land to the east of Polesworth and Dordon additional site information	To make plan clearer in response to representations
16			Additional land paragraph to be deleted.	
15		92	Site Reference numbers added	
		95	Master plan for Robeys lane required	
		95	Health and education facilities reference added	
15		96	M6 Toll reference added to H14 site at Lindridge Road, Wishaw	
15	15.49	96	Southern Manufacturing Park reference added	
15		96	Additional paragraph added referencing starter businesses	
15		97	Reference to master plan, energy generation and lighting added	
15		97	Biodiversity reference added to site H15	
15		97	Site H16 reference altered	
15		98	Site reference numbers added	
15		99	Alterations to H19 and H20	
15		100	Reserved housing sites paragraph removed	New policy added LP39a
15		100	Kingsbury Hall site deleted	
15		102	Reference to land rear of Village Hall, Birmingham Road, Ansley to be deleted	Site now has planning permission and is included in the housing land commitments
16		107	Title for table to be included	To make plan clearer
16		107	Monitoring information to be included	To ensure the Plan's outcomes can be measured
		117	Appendix B - Housing Trajectory	Missing from Draft Local Plan
		118	Appendix C updated evidence list	To make sure the list of evidence is up to date
		122	Appendix F updated	To refer ensure it reflects monitoring up to 31st March 2017
		124	Appendix H Design Guide for Extensions to be inserted	Missing from Draft Local Plan
		125	Appendix I Design Guide for Shop Fronts to be inserted	Missing from Draft Local Plan