

Calverton Neighbourhood Plan



Consultation Statement

November 2016



Consultation

Calverton Neighbourhood Plan 2016-2028

Submission Plan

Submitted to Gedling Borough Council in accordance with Regulation 15 of Neighbourhood Planning Regulations 2012

Consultation Statement - November 2016

Produced by the Neighbourhood Plan Working Group on behalf of Calverton Parish Council:

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The Parish Council received professional planning support from Anthony Northcote at NEIGHBOURHOOD-PLAN.CO.UK during the production of this Neighbourhood Plan.



NEIGHBOURHOOD-PLAN.CO.UK

Acknowledgements

The Neighbourhood Plan Working Group and Calverton Parish Council gratefully acknowledge the support given to the Neighbourhood Plan consultation process by Reverend Mike Arnold and the members of Calverton Baptist Church. They kindly provided free use of the Church for the consultation events held both at the Issues Stage and the Draft Plan (Regulation 14) Stage.



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Introduction

1. This Statement has been prepared to accompany the submission to Gedling Borough Council of the Submission version of the Calverton Neighbourhood Development Plan (“the Neighbourhood Plan”) under the Neighbourhood Planning (General) Regulations 2012 (“the Regulations”). The relevant local planning authority is Gedling Borough Council. NEIGHBOURHOOD-PLAN.CO.UK have been instructed by Calverton Parish Council and the Calverton Neighbourhood Plan Working Group to produce this statement.
2. The Neighbourhood Plan has been prepared by Calverton Parish Council, a qualifying body, (Section 38A(12) of the Planning and Compensation Act 2004) for the Neighbourhood Area covering the Parish of Calverton, as designated by Gedling Borough Council on 16 January 2013. The name of the neighbourhood area is the 'Calverton Neighbourhood Area'.
3. Calverton Parish Council would like to extend their thanks to all those who have been involved with the formation of the Neighbourhood Plan. In undergoing this process, we have seen first-hand the passion that our community has for Calverton and how it develops over the coming years.
4. A working group drawn from the Parish Council and local residents have spent many days working through the plan and developing it in to the high-quality document you see here and we are very grateful for their time, commitment and valuable input.
5. We would especially like to thank the general public who have actively participated throughout the campaign. Without all their contributions, the Calverton Neighbourhood



Plan would not exist and we would not have the opportunity to decide the village's future as we do now.

Consultation with the Local Community

6. Since the designation of Calverton as a neighbourhood area, various elements of consultation has been undertaken regarding the future planning of the village. Gedling Borough Council employed URS to produce a [Masterplan](#) for Calverton to inform their Local Planning Document. The Neighbourhood Plan builds upon the consultation undertaken on the Masterplan.

7. In June 2013, URS was commissioned by Gedling Borough Council to prepare three masterplan reports, one for each of the three settlements proposed for growth. The three Masterplanning reports form part of the evidence base informing the preparation of the Local Planning Document. The masterplan reports were informed by two rounds of consultation with local residents in each settlement (therefore a total of six workshops), which were run by URS staff and attended by Gedling Borough Council, and took place during autumn 2013.



8. The Parish Council undertook between November 2013 and January 2014 early work on the potential options for the Neighbourhood Plan. Public consultation was undertaken via an online questionnaire available on the Parish Council website and via a paper based questionnaire. In March and April 2016 the Neighbourhood Plan Working Group undertook Issues consultation which involved liaison with Gedling Borough Council, statutory consultees, local organisations and local residents. A meeting has also been held with the prospective developer of the main housing allocation.

9. Statutory consultation on the draft pre-submission Neighbourhood Plan was undertaken during a 9 week period from July to September 2016. This was undertaken in accordance with the requirements of Regulation 14 of the Neighbourhood Planning Regulations 2012.



10. Details of the consultation undertaken to date is set out in the Statement below in further detail. The draft of this Statement of Consultation was published alongside the draft pre-submission Neighbourhood Plan.

Consultation on Designation

11. A formal application was made by Calverton Parish Council requesting that they be recognised as a Neighbourhood Area for the purpose of producing a neighbourhood plan, in accordance with the Neighbourhood Planning Regulations 2012.
12. Gedling Borough Council publicised this application to produce a Neighbourhood Plan for a 6 week period during October/November 2012 and no comments were received. In response to the application submitted by the Parish Council, the Council has acknowledged that a neighbourhood plan area that reflects the Parish boundary would be a logical and appropriate area for the preparation of a neighbourhood plan. As such, Gedling Borough Council designated the Parish of Calverton as a neighbourhood area (as requested by the Parish Council) on 16 January 2013. The name of the neighbourhood area is the 'Calverton Neighbourhood Area'.
13. A hard copy of the application and map was available to be viewed during normal opening hours at: Gedling Civic Centre; Calverton Library at St Wilfrid's Square; and Calverton Parish Council Offices, Council Room, Main Street, Calverton. Gedling Borough Council undertook the necessary statutory consultation and made the details available for comment via their website at:
<http://www.gedling.gov.uk/planningbuildingcontrol/planningpolicy/neighbourhoodplans/>



Consultation on Masterplan

14. Whilst not strictly part of the Neighbourhood Planning process, URS was commissioned by Gedling Borough Council to prepare a masterplan report for Calverton to inform the future planning of the village having regard to the proposals for growth set out in the Greater Nottingham Aligned Core Strategy. The masterplan report was informed by two rounds of consultation with local residents which were run by URS staff and attended by Gedling Borough Council, and took place during autumn 2013.



Housing Table Exercise © URS

15. The Parish Council has sought to build upon the principles established through the public consultation on the masterplan in developing the vision, objectives and policies of the Neighbourhood Plan.
16. Gedling/URS arranged for two workshops to be held in Calverton. Attendance consisted of a mixture of local residents, Parish councillors and relevant Borough councillors. Developers and landowners were not specifically invited, but given that some developers and landowners are also local residents, neither were they specifically excluded.
17. Each workshop was run as a drop-in session rather than as a public meeting. This format maximised the ability of all attendees to voice their opinion, either in one-to-one discussions with URS and Gedling Borough Council staff, or in written comments. All written comments were analysed alongside the knowledge gathered verbally from local residents and the key messages drawn from them.
18. The first workshop was intended primarily as an evidence-gathering exercise, and the second workshop as an evidence verification and refinement exercise, challenging and adding detail to the emerging evidence base from the first workshop. The first Masterplanning workshop was held at Calverton Parish Room on Tuesday 17th September 2013. In total, it attracted 118 consultees.
19. The workshop consisted of a number of wall-mounted posters and a table exercise. Consultees were then invited to take part in a table exercise. This consisted of a large-scale map of the village with a block of colour indicating at the right scale the land needed for the maximum housing figure based on an indicative density of 30 dwellings per hectare. URS made a number of cardboard pieces similar in size to jigsaw puzzle pieces, which together covered the block of colour exactly. These pieces each represented a quantum of housing (pieces varied in size between 25 houses and 100 houses), again at the correct scale. Consultees were invited to place the pieces where they thought it would be most appropriate to develop housing.
20. After the workshop, URS therefore had two broad inputs to analyse: the comments on Post-it notes and the table exercise.



Post-it note comments

21. Many comments on the Post-it notes stated local opposition to development and/or a questioning of the evidence base for housing growth. As influencing the numbers and distribution of the housing between settlements is beyond the scope of this masterplan, these comments, though recorded, were grouped as 'outside scope' and not considered as

part of the formal consultation exercise. All comments within the scope of the masterplan report, however, were taken into account.

Table 2-1: Summary of all comments from first Calverton workshop

Topic area	Tell Us About Your Village	Infrastructure required	Any other comments	Total
Transport and traffic	38	65	2	105
Flooding/drainage	28	20	0	48
Spatial comments	0	0	32	32
Medical services	2	27	0	29
Education	1	28	0	29
Shopping/local centre	0	20	0	20
Leisure services	6	14	0	20
Housing	6	6	7	19
General/other	3	4	12	19
Police and crime	7	10	0	17
Other services	0	10	0	10
Employment	2	7	1	10
Quality of place	7	0	0	7
Ground conditions	1	0	0	1
Total	101	211	54	366

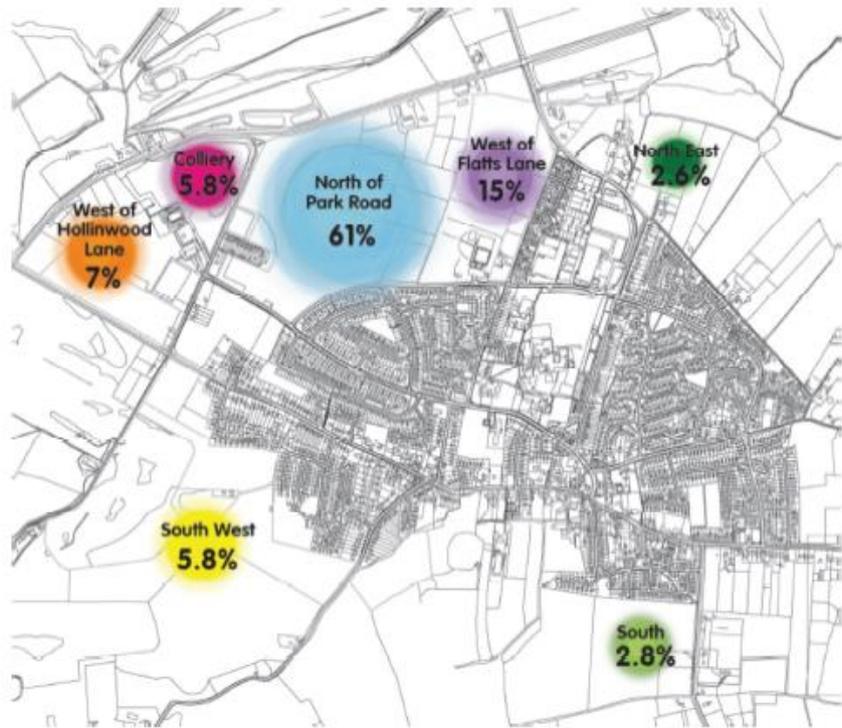
© URS

Table exercise

22. As with the Post-it note comments, some consultees opposed to the housing numbers proposed deliberately placed a smaller number of cardboard housing pieces on the map than the target number of houses.

23. In line with the approach taken by the masterplan as a whole, consultees were encouraged to place the housing pieces in the locations they considered most suitable, irrespective of whether that location had previously been promoted through the SHLAA and/or ownership or landowner intentions were public knowledge.

Figure 4: Results of table exercise showing locations of sub-areas to north west of village



© URS

24. A second Masterplanning workshop was held on Wednesday November 13th at St. Wilfrid’s Church in Calverton, attended by 85 people. The purpose of the second workshop was

twofold: firstly to present and verify the findings of the first workshop, and secondly to add a greater level of detail to its emerging conclusions.

25. The questionnaire for Calverton included nine statements about development. The statements were developed on the basis of information provided at the first workshop, and were designed to build a more detailed understanding of consultees' wishes.

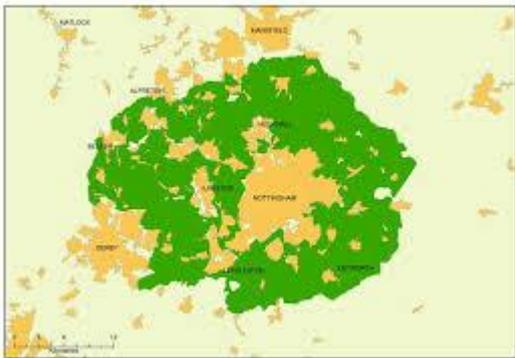
26. The nine statements are set out below alongside the answers received. It should also be noted that, compared with the overall population of the village, the sample size for question responses is very small.

Masterplan Questionnaire Results

Q1. Developing the Calverton colliery site for housing would be a better use of land than the existing lorry park/recycling centre	Strongly agree 28, Agree 13, Disagree 9, Strongly disagree 13, Of No Concern 2 Therefore a majority of respondents (63.1%) strongly agreed or agreed with this statement
Q2. If the Calverton colliery site is developed for housing, employment land should be allocated elsewhere in or around the village	Strongly agree 4, Agree 26, Disagree 10, Strongly disagree 15, Of No Concern 3 Therefore a small majority of respondents (51.7%) strongly agreed or agreed with this statement
Q3. The timber yard/fencing centre on Flatts Lane would be a suitable location for new housing development	Strongly agree 4, Agree 20, Disagree 16, Strongly disagree 16, Of No Concern 5 Therefore a small majority of respondents (52.5%) disagreed or strongly disagreed with this statement. However, 'Agree' was the single most popular answer
Q4. Any new shops, services or facilities that the new development will need (e.g. doctors', dentists' etc.), should be provided within the existing village centre and/or at the Co-op on Collyer Road rather than near the new development.	Strongly agree 11, Agree 19, Disagree 15, Strongly disagree 13, Of No Concern 4. Therefore a majority of respondents (but less than half, at 48.4%) strongly agreed or agreed with this statement.
Q5. New housing should normally be no more than two storeys in height.	Strongly agree 40, Agree 16, Disagree 5, Strongly disagree 0, Of No Concern 3 Therefore a large majority of respondents (87.5%) strongly agreed or agreed with this statement.
Q6. Road access to and from any new development should encourage drivers to use the Oxton Road as much as possible in preference to driving through the village/village centre.	Strongly agree 43, Agree 10, Disagree 4, Strongly disagree 4, Of No Concern 0 Therefore a large majority of respondents (86.9%) strongly agreed or agreed with this statement.
Q7. Housing for older people should normally be in smaller free-standing homes, such as bungalows, rather than retirement homes or flats.	Strongly agree 23, Agree 22, Disagree 11, Strongly disagree 1, Of No Concern 4 Therefore a majority of respondents (73.8%) strongly agreed or agreed with this statement.
Q8. It would be better to concentrate the new development in a single place on the edge of the village, rather than spread it in several clusters around the village edges.	Strongly agree 27, Agree 15, Disagree 11, Strongly disagree 7, Of No Concern 1 Therefore a majority of respondents (68.9%) strongly agreed or agreed with this statement.

<p>Q9. If cycle parking and/or cycle schemes were provided across the village, I would use a bike more to access the shops, village centre etc.</p>	<p>Strongly agree 4, Agree 9, Disagree 14, Strongly disagree 15, Of No Concern 18 Therefore a majority of respondents (48.3%) disagreed or strongly disagreed with this statement.</p>
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Consultation on Early Issues

27. The Parish Council undertook between November 2013 and January 2014 early work on the potential options for the Neighbourhood Plan. Public consultation was undertaken via an online questionnaire available on the Parish Council website and via a paper based questionnaire.
28. The early Calverton Neighbourhood Plan consultation identified that the Neighbourhood Plan should seek to protect the ridges to the south of the village and the setting of the Scheduled Ancient Monuments and to protect the Conservation Area and its setting from inappropriate development. It also seeks:
- a distinctive central core for retail and commercial development;
 - that all new development should be designed to enhance Calverton’s rural character;
 - recognition that Calverton is mainly a brick built settlement; and
 - to recognise the serious issue of flooding on Main Street
29. Following that early consultation the following recommendations and options for moving forward was identified as follows:
- The greenbelt boundary on the south side of Main Street to be maintained and not altered;
 - The greenbelt boundary along Carrington Lane to be maintained and not altered;
 - All new- build development and extensions within the Conservation Area or its setting should: be limited to 2 storeys in height; be built with appropriate heritage range bricks; have a clay pantile roof with an appropriately-scaled chimney; have windows of wooden construction and painted white; have wooden garage doors;
 - All new-build development outside the Conversation Area not impacting on the setting of the Conservation Area to be limited in height to 2 ½ storeys; be brick built; have a clay-coloured pantile roof; and
 - All new retail and commercial development limited to a core central area to promote the development of a single core to enhance development of a distinctive centre.
- 
30. The consultation material is contained in Appendix 1.

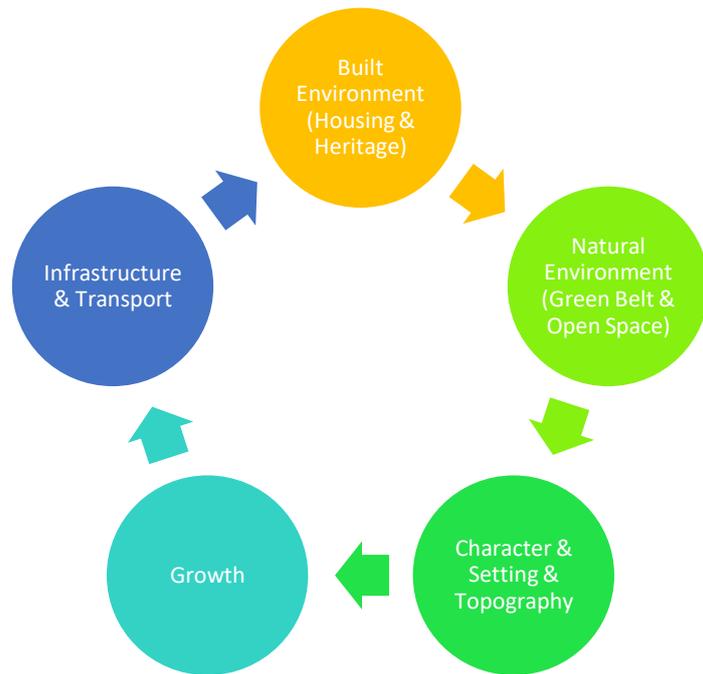
Consultation on Issues

31. In autumn 2015 after a period of interregnum the Parish Council agreed to move forward the production of the Neighbourhood Plan through the leadership of Councillor Mike Hope supported by external professional advisors.

32. A scoping meeting was held with the newly established working group on Thursday 17th December 2015 to discuss and identify the issues relevant to the scope of the emerging Neighbourhood Plan.

33. The following issues were identified as a starting point for moving forward:

34. Consultation on Issues was undertaken during March and April 2016, this included the necessary consultation with Statutory and other consultees and public consultation. Public consultation took the form of 3 drop-in sessions at Calverton Baptist Church on the 30th March and 2nd April 2016. These sessions included a weekday daytime, weekday evening and weekend drop-in to allow access opportunity for as many people as possible.





Calverton Neighbourhood Plan - Consultation Drop-in Sessions

WHERE? - The Baptist Church
Main Street (bottom of St. Wilfrid's School drive)

WHEN? - Wednesday 30th March 1:00pm to 4:00pm and 6:00pm to 9:00pm
Saturday 2nd April 9:00am to 12:00am



For more information on the Neighbourhood Plan Process and how you can submit comments during the current consultation period, please visit the Parish Council website and select 'Neighbourhood Plan' from the homepage menu at: www.calvertonpc.co.uk

35. The consultation drop-in sessions were advertised via the Calverton Echo, the popular village newsletter which is published online and delivered to households.

36. In addition comments were sought from local residents on issues under a number of headings such as Growth, Heritage and Environment. This consultation ran from late February to the 2nd April 2016.

<http://www.calvertonecho.com/2016/March/March16Page05.html>

37. Consultation with statutory and other consultees took place between the 15th March and 11th April 2016, a four week period. Some statutory consultees, notably the Environment Agency and Natural England were unable to meet this timeframe and late comments were taken up to the 17th May 2016.



38. At this stage we specifically asked consultees:

- What issues you consider are relevant to Calverton?
- What action(s) the Calverton Neighbourhood Plan should consider?
- Are there any constraints we should be aware of in Calverton?

39. We also set out a potential plan structure and a draft vision and objectives which we sought their views on. In addition we sought views on the following headline issues for the Neighbourhood Plan, which the working group had identified:

Growth

- New development should be well designed and enhance Calverton's rural character
- New development should be based on the housing need identified for Calverton
- New development should not increase the risk of flooding and every measure should be taken to minimise this risk
- As the village grows appropriate infrastructure such as education, health, transport and leisure facilities should also be provided and not as an afterthought when all development is finished

Heritage

- The appearance and character of the Conservation Area should be protected
- The Green Belt should be protected from inappropriate development
- The southern ridgeline is protected and new development is not to the South of Calverton



Environment

- Protect and improve existing open spaces and create new open spaces
- Ensure that both the new and existing communities are fully integrated

40. Gedling Borough Council provided the Parish Council with a defined list of statutory and other consultees used for their Local Plan consultation, this was checked to ensure that it included all of the specified bodies in the Neighbourhood Planning Regulations. This included 90 specified consultees including public bodies, neighbouring Parish Councils, local interest groups and infrastructure providers. The list of consultees is included in Appendix 2.
41. Copies of the consultation material is contained in Appendix 3. A summary of the responses from the statutory and other consultees is set out in Appendix 4.
42. At the drop-in sessions specific questions were asked together with general comments being sought. Across the three sessions 134 individual residents made comments on the questions posed, although not all those attending answered every question.

Issues Question Results - Growth and Protection

Should the NDP protect the Ridgeline south of the village?	<p>Strongly Agree: 97 (96%) Agree: 4 (4%) No Opinion: 0 Disagree: 0 Strongly Disagree: 0</p>
What areas of the village should be protected?	<p>Bonner Hill: 24 (12%) Carrington Lane / Mature Landscape Area: 34 (17%) Cricket Club/Parks/ School Fields: 5 (3%) Dark Lane: 2 (1%) Dover Beck: 2 (1%) East of Moor Road/ East Side Village: 5 (3%) Fox Wood/Below Fox Wood: 8 (4%) Georges Lane/Hill: 28 (14%) Gravelly Hollow: 2 (1%) Hollinwood Lane/land around Long West Croft, West End: 13 (7%) Lampwood Area: 2 (1%) Millennium Wood: 3 (2%) North Green Buffer Zone: 1 (0.5%) Oxtton Woods: 8 (4%) Park Road Buffer Zone: 3 (2%) Ramsdale /Golf Course: 21 (11%) Ridgeline: 6 (3%) South of Main St/Village: 16 (8%) Wooded Areas: 2 (1%) Everything/Outskirts/Greenbelt: 13 (7%)</p> <p>69% of the total identified areas for protection that lie exclusively to the south of Main Street. The remaining 31% identified land in the area to the east of the village (principally the Carrington Lane area); Oxtton Woods; Gravelly Hollow and areas to be protected in the form of development buffer zones along Park Road and around North Green.</p>

Should housing development be located only in a single site within the village?	Strongly Agree: 73 (84%) Agree: 8 (9%) No Opinion: 1 (1%) Disagree: 3 (3%) Strongly Disagree: 3 (3%)
Given a free hand where would you put housing within the village?	North West (off Park Road): 112 (84%) Lorry Park (old colliery site): 6 (4%) St Clements: 2 (1%) Park on Collyer Rd: 3 (2%) East: 8 (6%) Far East: 3 (2%)

Issues Question Results - Infrastructure and Other Requirements

43. At the drop-in sessions open questions were asked, the first was what requirements were felt to be necessary to deliver the growth required by the Aligned Core Strategy. The second was what issues are present in Calverton that they want the NDP to address. There is a very significant commonality of issues identified in these two questions.

Comment categories	Number of comments	% of total comments
Expand GPs surgeries	28	15%
Improved parking inc. off road parking	17	9%
Quality houses/mixed developments	14	8%
Provision of social/affordable housing	14	8%
Single storey/two story buildings	13	7%
Additional school places	13	7%
Improved flood mitigating measures	12	6%
Maintain village style/ blend with rural environment	10	5%
Improved road safety/traffic calming	10	5%
Improved infrastructure/amenities	9	5%
One single development	8	4%
Maintain the green belt/golf club	7	4%
Extended shopping provision	7	4%
Housing provision for the elderly	5	3%
Improved bus services/routes	4	2%
Leisure facilities/community hall	4	2%
Green space and trees on developments/buffer zones for new developments	4	2%
Improved road networks/transport links/road maintenance	4	2%
Police station/crime prevention measures	1	0.5%
Improvements to St Wilfrid's Square	1	0.5%
Total number of comments	185	

Comment categories	Number of comments	% of total comments
Improved parking inc. off road parking	32	16%
Expand GPs surgeries	31	15%
Improved infrastructure/amenities	25	12%
Additional school places	22	11%
Improved flood mitigating measures	21	11%
Maintain village style/ blend with rural environment	19	10%
Quality houses/mixed developments	10	5%
Improved shopping provision	7	4%
Improved bus services/routes	6	3%
Leisure facilities/community hall	5	3%
Improved road networks/transport links/road maintenance	5	3%
Provision of social/affordable housing	4	2%
Housing provision for the elderly	4	2%
Improved road safety/traffic calming	4	2%
Police station/crime prevention measures	4	2%
Single storey/two story buildings	2	1%
Green space and trees on developments	1	0.5%
Improvements to St Wilfrid's Square	1	0.5%
Pollution	1	0.5%
Total number of comments	204	

44. Following that issues consultation the following options for moving forward was identified as follows:

- The greenbelt and ridgeline area on the south side of Main Street should be protected;
- Housing development should be on a single site in the North-West;
- Open spaces and community facilities should be protected; and
- Growth and infrastructure provision should be balanced.

Consultation on Pre-Submission Draft (Regulation 14)

45. Consultation with statutory and other consultees took place over a 9 week period from Monday 18 July 2016 to Sunday 18 September 2016. This was in excess of the statutory 6 week period as the Parish Council and the Neighbourhood Plan Working Group felt that it should be extended having regard to the summer holiday period. Statutory consultation was undertaken utilising the consultee details previously supplied by Gedling Borough Council. Consultation was also be undertaken with local residents and businesses, including those who had commented previously at the Issues stage.

46. Public consultation took the form of 6 drop-in sessions at Calverton Baptist Church on a weekly basis over the last 6 of the 9 week consultation period. These sessions included two of each: weekday daytime, weekday evening and weekend drop-in to allow access opportunity for as many people as possible.
47. The consultation drop-in sessions were advertised via the Calverton Echo, the popular village newsletter which is published online and delivered to households. All the information placed in the Echo were also posted on "Calverton for community" a Facebook group in the village.
48. All of the Neighbourhood Plan material was made available on the Calverton Parish Council website (www.calvertonpc.co.uk), notification of the consultation was also made available on the Gedling Borough Council website. The plan was placed 'on deposit' for public inspection at Calverton Library, the Core Centre in Calverton and the Parish Council office during their respective normal opening hours.



Calverton Parish Council



Home Contact & Councillors Meetings Noticeboard Village Hall Neighbourhood Plan Services Public Documents Report a Problem

Neighbourhood Plan Documents



Please click on the relevant buttons below to access the draft Neighbourhood Plan, a plan summary and associated background documents...

[Draft Neighbourhood Plan](#) [Associated Documents](#) [Neighbourhood Plan Summary](#)

Policies Map...



49. Gedling Borough Council had previously provided the Parish Council with a defined list of statutory and other consultees used for their Local Plan consultation, this was checked to ensure that it included all of the specified bodies in the Neighbourhood Planning Regulations. This included 90 specified consultees including public bodies, neighbouring Parish Councils, local interest groups and infrastructure providers. The list of consultees is included in Appendix 2. In addition we notified local businesses and organisations as also detailed in Appendix 2.

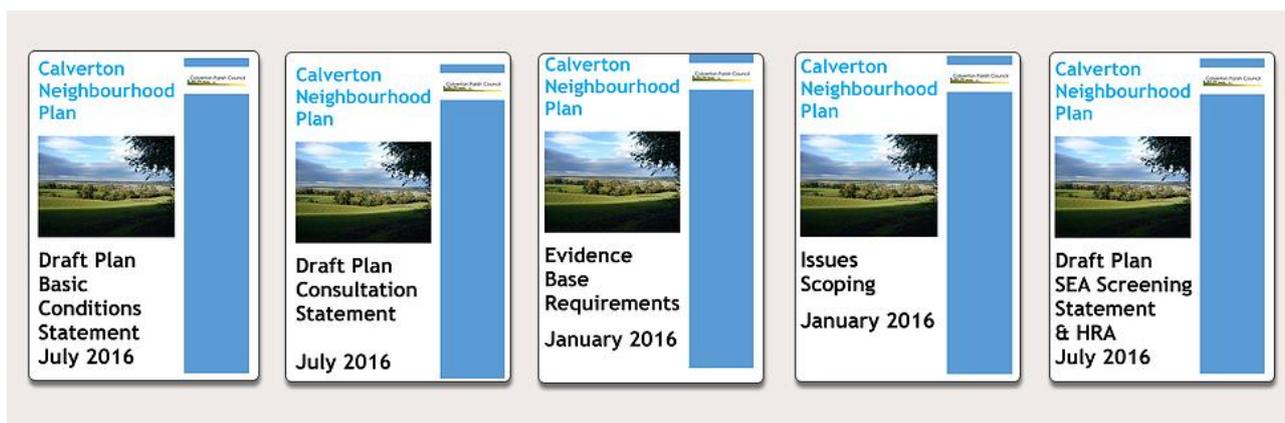
50. A summary of the responses from the statutory and other consultees is set out in Appendix 5. A further drop-in and awareness session was held at the village day held on Saturday, 10th September 2016 marking the opening of the new Village Hall. The Open Day event included a free funfair and inflatable attractions for families on the park and in the Main Hall there was entertainment from Carlton Brass Band, Punch & Judy shows and information stands by Calverton Preservation Society and Calverton's Neighbourhood Plan Group. In addition both Boys and Girls 7-a-side football teams from St Wilfrid's and Sir John Sherbrooke Schools competed for trophies donated by Calverton Parish Council. Despite the poor weather in the morning many visitors enjoyed the day and we saw over 280 people regarding the Neighbourhood Plan.



51. A summary of the Neighbourhood Plan was also made available, along with the necessary background documents: Consultation Statement; Basic Conditions Statement; the SEA Screening Statement & HRA; Evidence Base Requirements; and Issues Scoping.

52. Publicity material was also made available via a variety of local media including the Gedling Eye and the Calverton-Nottingham website. National publicity was achieved via the Planning Resource website

- www.gedlingeye.co.uk/news/say-neighbourhood-plan-calverton/
- www.calverton-nottingham.co.uk/latest-news.html
- www.planningresource.co.uk/article/1404875/calverton-neighbourhood-development-plan-draft-plan-published



53. The following facts arise from the Regulation 14 consultation:	
Number visiting the 6 Drop-in Sessions (Leaving contact details):	58
Number visiting the 6 Drop-in Sessions (Not leaving contact details):	Approx. 30
Number visiting the Village Hall Opening Session	280+
Total number of individuals seen at events	Approx. 370
Number of Statutory Consultee responses received	11
Number of responses received from developers	3
Number of written responses received from residents	93
Total number of responses received	107

Appendix 1 - Options Consultation Material (November 2013 to January 2014)



Calverton Parish Council

Calverton Parish Council has embarked on producing a Neighbourhood Plan for Calverton. The Neighbourhood Plan cannot be used to reduce the proposed housing numbers for Calverton, these are imposed by Gedling Borough Council. Neighbourhood Planning is a new power which has been given to local communities to have a greater say in how their areas are developed.

First Name

Surname

House Name/Number

Street Name

Town

Postcode

Email address (optional)

1. Do you agree that the Neighbourhood Plan should seek to protect the ridges to the south of the village and the Scheduled Ancient Monuments?

- Yes
 No

Comments

2. Do you agree that the Neighbourhood Plan should protect the Conservation Area and its setting from inappropriate development?

- Yes
 No

Comments

3. Do you agree that the Neighbourhood Plan should support the continuation of Calverton's distinctive central core for retail and commercial development?

- Yes
- No

Comments

4. Do you agree that the Neighbourhood Plan should seek to promote Calverton's rural character and all new developments should be designed to enhance this?

- Yes
- No

Comments

5. Do you agree that the Neighbourhood Plan should recognise the serious issue of flooding on Main Street and other areas of the village and prevent development in areas that could contribute to this?

Yes

No

Comments

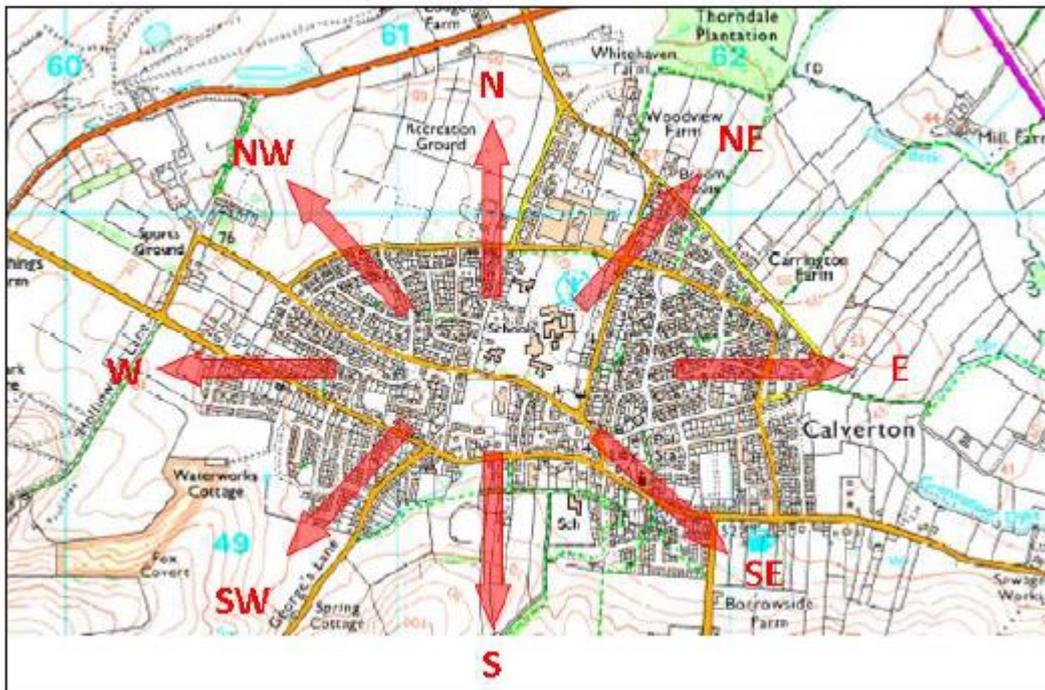
6. Given that a certain level of growth is unavoidable, please advise the general direction in which you feel this growth should spread from the village, and the form that this expansion should take

Please add any further comments you feel are relevant to the development of Calverton's Neighbourhood Plan

Please return any printed forms to the Parish Council Office by January the 6th 2014.

Please note that Calverton Parish Council reserves the right to publish all or parts of any written submission and to disclose the identity of the source.

Preferred direction of future growth (See Question 6)



Notes to accompany Calverton's Neighbourhood Plan Options Consultation: Nov. 2013 – Jan. 2014



Calverton's distinctive ridgeline backdrop. (See Question 1)

Scheduled Monuments (See Question 1)

Fox Wood Earthworks: <http://list.english-heritage.org.uk/resultsingle.aspx?uid=1006398>

English Heritage lists this ancient monument as potentially lying across Woodborough and Calverton parish boundaries.

English Heritage List Entry Number: 1006398

National Grid Reference: SK 59692 48572

Cockpit Hill, Ramsdale Park: <http://list.english-heritage.org.uk/resultsingle.aspx?uid=1006397>

English Heritage List Entry Number: 1006397

National Grid Reference: SK 59692 48572

Two Roman Camps: <http://list.english-heritage.org.uk/resultsingle.aspx?uid=1018264>

English Heritage List Entry Number: 1018264

National Grid Reference: SK 61504 50874

Papplewick Pumping Station: <http://list.english-heritage.org.uk/resultsingle.aspx?uid=1006373>

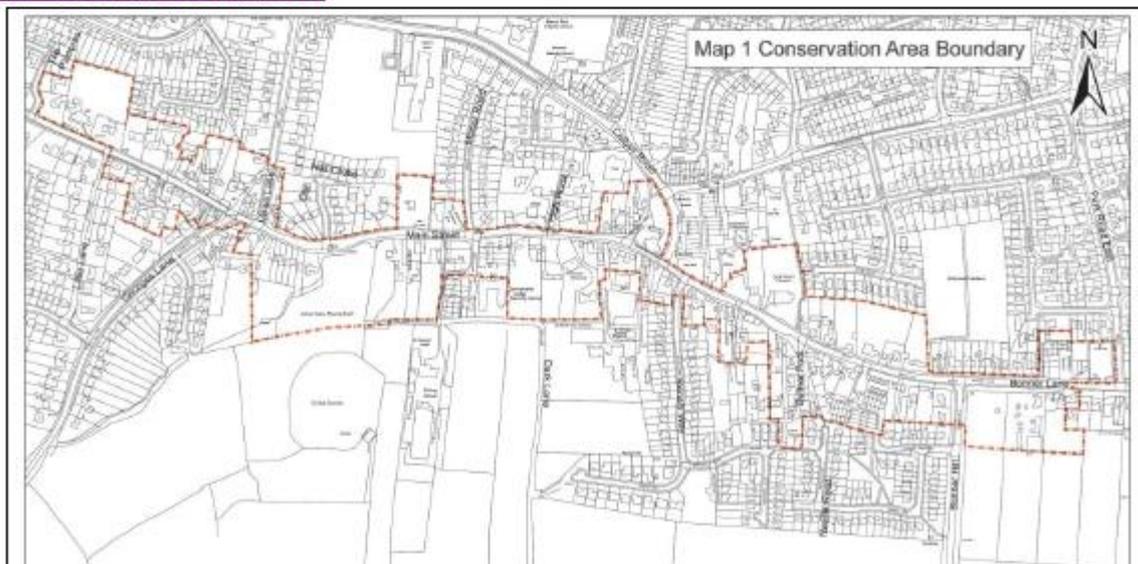
Lies just outside Calverton's parish boundary, however its setting may be impacted by development within Calverton parish.

English Heritage List Entry Number: 1006373

National Grid Reference: SK 58302 52098

Calverton Conservation Area (See Question 2)

https://mail-attachment.googleusercontent.com/attachment/u/0/?ui=2&ik=417e4d1e14&view=att&th=14213d7d50bddbc6&attid=0.1&disp=inline&safe=1&zw&saduie=AG9B_P90FuooYbm9LXC151IxxOzm&sadet=1383313854524&sads=26TJ2HVOxfXII_cBCEn0nV933E&sadssc=1



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Appendix 2 - List of Statutory and Other Consultees

Consultee	Response Received At Issues Stage	Response Received At Pre-Submission Stage
Bestwood St. Albans Parish Council		
Blidworth Parish Council		
British Gas		
Burton Joyce Parish Council		
BT Openreach		
Canal and Rivers Trust East Midlands	✓ *	
Calverton Doctors Surgery	✓	✓
Calverton Leisure Centre		✓
Colwick Parish Council		
D2N2 Local Enterprise Partnership		
Diocese of Southwell		
East Midlands Ambulance Service		
East Midlands Chamber		
EE		
Environment Agency	✓	✓
Epperstone Parish Council		
Framework Housing Association		
Gedling Borough Council - Planning Policy	✓	✓
Gedling Borough Council - Calverton Ward Member x 3		
Gedling Homes	✓	
Greenwood Community Forest Partnership		
Health & Safety Executive	✓ *	
Highways England	✓	✓
Historic England	✓ *	
Homes and Communities Agency		
Lambley Parish Council		
Linby Parish Council		
Longhurst Housing Association		
Marine Management Organisation	✓	
Ministry of Defence Strategic Planning Team		
National Custom & Self Build Association		
National Farmers Union	✓	
National Federation of Gypsy Liaison Groups		
National Grid		
Natural England		
Network Rail		
Newark and Sherwood District Council		
Newstead Parish Council		
NFU East Midlands Region		
NHS Property Services Ltd		
NHS Nottingham North & East Clinical Commission Group		✓
Nottingham City Transport		

Consultee	Response Received At Issues Stage	Response Received At Pre-Submission Stage
Nottingham Community Housing Association		
Nottingham Friends of the Earth		
Nottinghamshire Biological & Geological Records Centre		
Nottinghamshire Building Preservation Trust		
Nottinghamshire Council for the Voluntary Sector		
Nottinghamshire County Council - Development Planning	✓	✓
Nottinghamshire County Council - Transport Planning		
Nottinghamshire County Council - Highway Development Control	✓	
Nottinghamshire County Council - Nature Conservation		
Nottinghamshire County Council - Historic Buildings		
Nottinghamshire County Council - Flood Risk Management	✓	✓
Nottinghamshire County Council - Developer Contributions	✓	
Nottinghamshire County Council - Adult Social Care		
Nottinghamshire County Council - Community and Voluntary Sector Team		
Nottinghamshire County Council - Rights of Way		
Nottinghamshire County Council - Public Health	✓	
Nottinghamshire County Teaching Primary Care Trust		
Nottinghamshire CPRE		
Nottinghamshire Fire & Rescue Service		
Nottinghamshire Police		
Nottinghamshire Wildlife Trust	✓	
Notts Cycling Touring Club		
Notts Footpaths Preservation Society		
02		
Office of Rail and Road Regulation		
Oxton Parish Council		
Papplewick Parish Council		
Partnerships for Renewables		
Places for People		
Radcliffe on Trent Parish Council		
Ramblers Association	✓	
Ravenshead Parish Council		
Royal Mail		
Severn Trent Water		✓
Sherwood Parliamentary Constituency - MP for Sherwood		
Sport England		✓
Stapleford Town Council		
Stoke Bardolph Parish Council		
Sustrans		

Consultee	Response Received At Issues Stage	Response Received At Pre-Submission Stage
The Coal Authority	✓	✓
The National Trust		
The Theatres Trust		
The Woodland Trust		
Three		
TravelRide		
Trent Barton Buses		
Vodafone		
Western Power Distribution		
Woodborough Parish Council		

Note - * Organisation has indicated at the Issues Stage that they do not need to be consulted subsequently at future stages of the NDP

Local Organisations and Businesses Consulted	Response Received At Pre-Submission Stage
Calverton Theatre Group	
Calverton - Nottingham Website	✓
St Wilfrid's Church	
Calverton Methodist Church	
St Anthony's Catholic Church	
Calverton Baptist Church	
Manor Park Infant and Nursery School	
Sir John Sherbrooke Junior School	
St Wilfrid's Primary School	
Colonel Frank Seely School	
Calverton Hill Hospital	
Calverton Dental Practice	
Springwater Golf Club	
Ramsdale Golf Club	
Patchings Arts Centre	
Gascoines Estate Agents	
Calverton Car Boot Sale	
Sherbrooke Scout Campsite	
Minster Vets	
Oscars Lounge and Restaurant	
Admiral Rodney Public House	
Calverton Miners Welfare (Top Club)	
Manor Fuel Station	
Calverton Cricket Club	
Core Centre	✓
Calverton Working Mens Club	
Killarney Park Homes	
Natural Cut Stone Ltd	
Richard Tuxford Exports	
Slack & Co	

Local Organisations and Businesses Consulted	Response Received At Pre-Submission Stage
East Midlands Chamber - Derbyshire, Nottinghamshire, Leicestershire	
Olympic Shaver Centre	
Atomic Interiors	
Zentrum Ltd	
St Clements Lodge Gun & Country Store	

Local Developers Consulted	Response Received At Pre-Submission Stage
Langridge Homes	✓
Persimmon Homes	✓
Northern Trust	✓



Appendix 3: Issues Consultation Material (April 2016)

Poster

Calverton Neighbourhood Plan

What is neighbourhood planning?

Neighbourhood planning gives us direct power to develop a shared vision for Calverton and shape the development and growth of the area. We are able to choose where we want new homes, shops and offices to be built, have our say on what those new buildings should look like and what infrastructure should be provided. Neighbourhood planning provides a powerful set of tools for the people of Calverton to ensure that we get the right types of development for our community provided our Neighbourhood Plan is aligned with the strategic needs and priorities of the wider local area.



What does it offer?

Neighbourhood planning provides the opportunity for Calverton to set out a positive vision for how we want our community to develop over the next ten, fifteen, twenty years in ways that meet identified local need and make sense to our community. We can put in place planning policies that will help deliver that vision.

Are there other benefits?

Gedling Borough has introduced the Community Infrastructure Levy (CIL) which, in Calverton, is a charge of £45 for every square metre of floor space in a new building. If we have a Neighbourhood Plan in place then 25% of this will be allocated to the village. If we don't have a plan then

this reduces to 15% with a maximum of about £500 per house. This could mean £500 or more extra to be spent in our community for every house built if we have a plan. It is important to recognise that CIL does not have to be spent on the area where the development occurs and GBC has already allocated its CIL to other parts of the Borough.



Leaflet



Calverton Neighbourhood Plan - Consultation Drop-in Sessions

WHERE? - The Baptist Church
Main Street (bottom of St. Wilfrid's School drive)

WHEN? - Wednesday 30th March 1:00pm to 4:00pm and 6:00pm to 9:00pm
Saturday 2nd April 9:00am to 12:00am

For more information on the Neighbourhood Plan Process and how you can submit comments during the current consultation period, please visit the Parish Council website and select 'Neighbourhood Plan' from the homepage menu at: www.calvertonpc.co.uk

Calverton Echo Article

Calverton Neighbourhood Plan

The Neighbourhood Plan for Calverton is progressing and the Parish Council have appointed a planning consultant to help us with it. As you know a great deal of information was collected during the Master Planning exercise for the village carried out for Gedling Borough Council in 2014. We propose to use the views expressed at that time to inform the policies of the Neighbourhood Plan we are producing now. When it is adopted any planning application in the village will be judged against the Neighbourhood Plan.

It is an important part of the process that we keep the community informed and you're your views at each stage. Below you will find a list of those things, concerning the future development of Calverton, that seemed of most importance to you in 2014 and we would like to be sure that this is still the case.

Growth

- New development should be well designed and enhance Calverton's rural character
- New development should be based on the housing need identified for Calverton
- New development should not increase the risk of flooding and every measure should be taken to minimise this risk
- As the village grows appropriate infrastructure such as education, health, transport and leisure facilities should also be provided and not as an afterthought when all development is finished

Heritage

- The appearance and character of the Conservation Area should be protected
- The Green Belt should be protected from inappropriate development
- The southern ridgeline is protected and new development is not to the South of Calverton

Environment

- Protect and improve existing open spaces and create new open spaces
- Ensure that both the new and existing communities are fully integrated

What we would like you to do now

We would like as many people as possible to respond to this. You can simply tell us you are in agreement, tell us that you don't agree with something here or tell us that there is something important to you that we have missed. However, the bigger the response the stronger will be our Neighbourhood Plan so please get in touch. For your views to be taken into account you must respond on or before Saturday 2nd April 2016.

Find Out More

Come to a drop-in session where you can also find out more about the Neighbourhood Plan. We are holding these at the Baptist Church on Main Street

Wednesday 30th March 1.00pm to 4.00pm and later 6.00pm to 9.00pm
Saturday 2nd April 9.00am to 12.00am

Making Comments

You can submit comments to us by email to: clerk2thecouncil@btconnect.com

Alternatively you can write to the Parish Council at:

The Council Room, Main Street, Calverton, Nottinghamshire, NG14 6FG

Any Queries

If you want any information on the Neighbourhood Plan you can contact us in any of these ways:

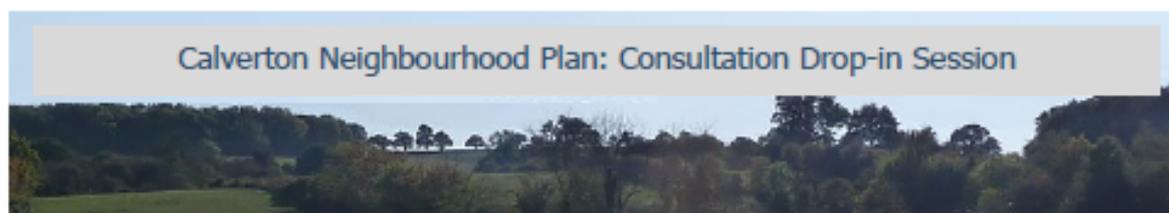
Telephone the Clerk 0115 9654560

Email clerk2thecouncil@btconnect.com

Mike Hope (Parish Councillor) 0115 8458703

Questionnaire

Consultee Number:



Thank you for attending. You will be provided with background information about the neighbourhood plan process and you will be given the opportunity to make a personal contribution to the information-gathering. This information will be used to check that our emerging neighbourhood plan is correctly reflecting community views on what Calverton's future development should look like.

Contact Details (Block Capitals)

Name:

Address:

Postcode: Telephone:

Email:

This consultation event incorporates a number of individual displays. The first provides you with background information on the neighbourhood plan, the others invite you to respond to a number of questions using the post-it notes provided.

Please write your consultee number (as above) and sign your name on the reverse of each of the post-it notes that you leave in response to the questions. It would also be appreciated if you could fill-in the record of the questions that you have responded to overleaf...

Question 1a:

The Calverton Ridgeline should be protected

I left a post-it note (signed on reverse) to express how much I agree or disagree with this statement

(please tick)

Question 1b:

Are there any other areas of Calverton's countryside that you feel should be protected?

I left comments (signed on reverse)

(please tick)

Number of post-it notes used to leave my comments...

Question 2a:

The new development should be located on one cohesive site, rather than being piecemeal.

I left a post-it note (signed on reverse) to express how much I agree or disagree with this statement

(please tick)

Question 2b:

Would you like to make additional comments on the conclusions reached in the Calverton Masterplanning exercise, as represented in the 'Final Calverton Masterplan Map'?

I left comments (signed on reverse)

(please tick)

Number of post-it notes used leave my comments ...

Question 3:

What are the most important issues concerning you about the future growth of Calverton?

I left comments (signed on reverse)

(please tick)

Number of post-it notes used to leave my comments...

Signature:

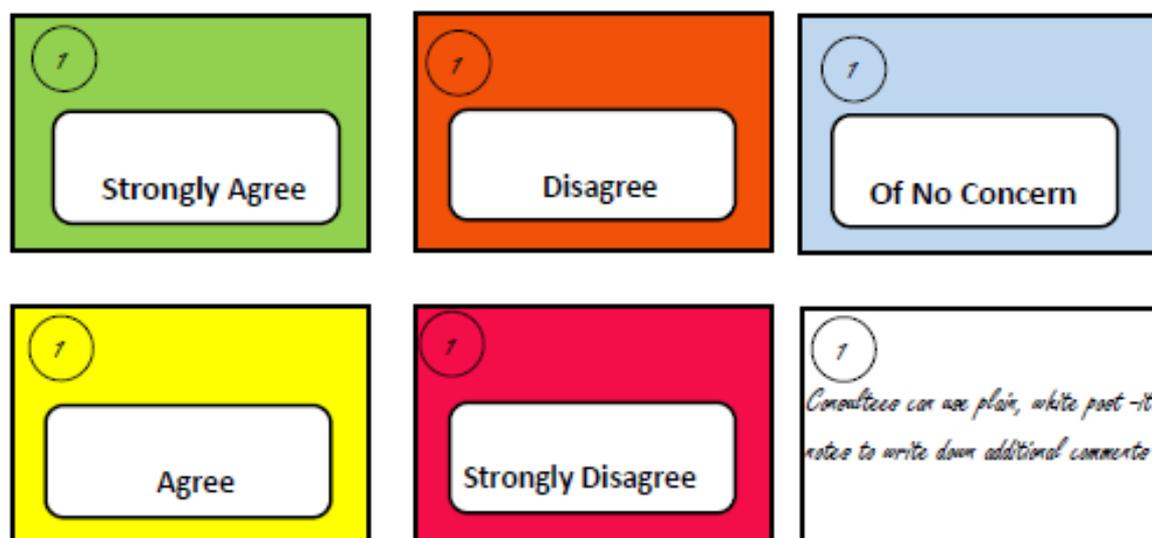
Thank you for taking part in this consultation exercise.

Consultation Boards

The subsequent pages illustrate a possible means of using the display panels at the drop-in sessions to provide information and prompt a series of responses from the consultees that can be used to provide some useful statistics and further evidence.

As shown below, pre-labelled post-it notes could be used to record whether consultees agree with statements 1a and 2a. Consultees would be able to write their own comments on blank post-it notes in response to questions 1b, 2b and 3. The notes could then be left on the relevant display boards - building up over the course of the drop-in sessions and hopefully providing a useful means of stimulating conversation and further comments. The boards with responses could also be photographed to evidence how we have actively engaged the participants (the colour-coded notes would give a useful overall visual impression of the split in responses)

Each consultee's unique number (as detailed on the top of the response forms) would be written on the front and they would sign the back of any post-it notes used (for future validation purposes).



What is a Neighbourhood Plan?

- We cannot decide on the total number of houses
-
-
-

We would like to build on the evidence gathered from Calverton residents during GBC's Masterplanning exercise...



1a

The Calverton Ridgeline should be protected.
What do you think about this statement?

Agree

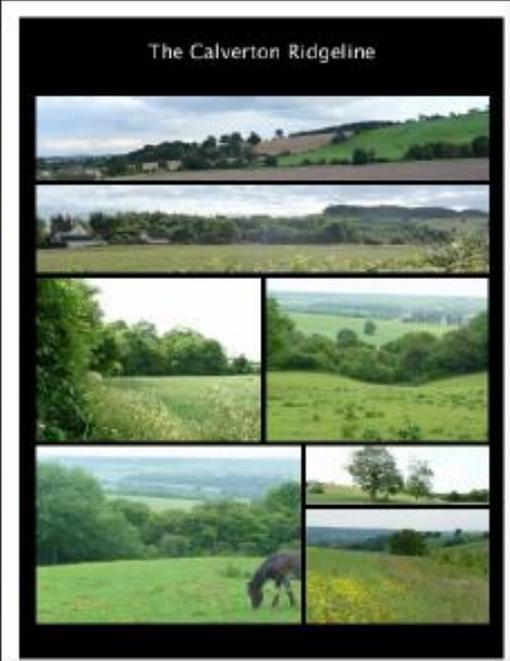
Agree

Agree

Agree Agree

Agree

The Calverton Ridgeline



The collage consists of six photographs: a wide landscape view of hills and fields; a view of a valley with a road; a close-up of a green field; a view of rolling green hills; a view of a field with a horse grazing; and a view of a field with a horse grazing.

Disagree

Disagree

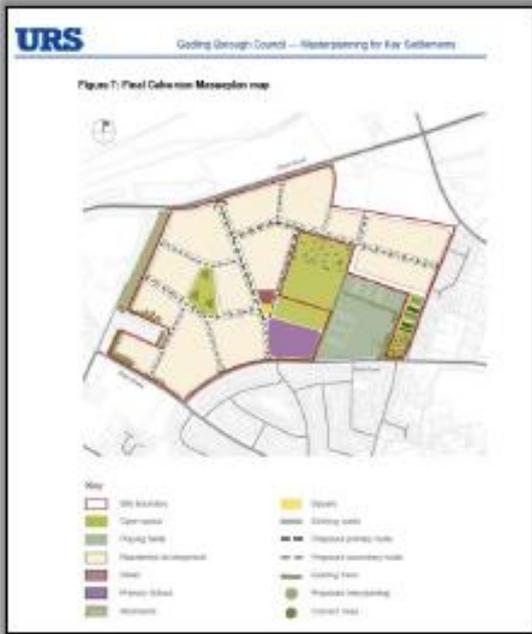
1b

Are there any other areas of Calverton's countryside that you think are particularly important?

2a

The new development should be located on one cohesive site, rather than being piecemeal.
Do you agree with this statement?

- Agree
- Agree
- Agree
- Agree
- Agree



- Disagree
- Disagree
- No Comment

2b

Would you like to make any additional comments on the suggested plan above?

Don't know/answer not to this bit

Don't know/answer not to this bit

3

What are the most Important Issues Concerning You
About the Future Growth of Calverton?

use of
outgoing

noise

standing

use of
outgoing

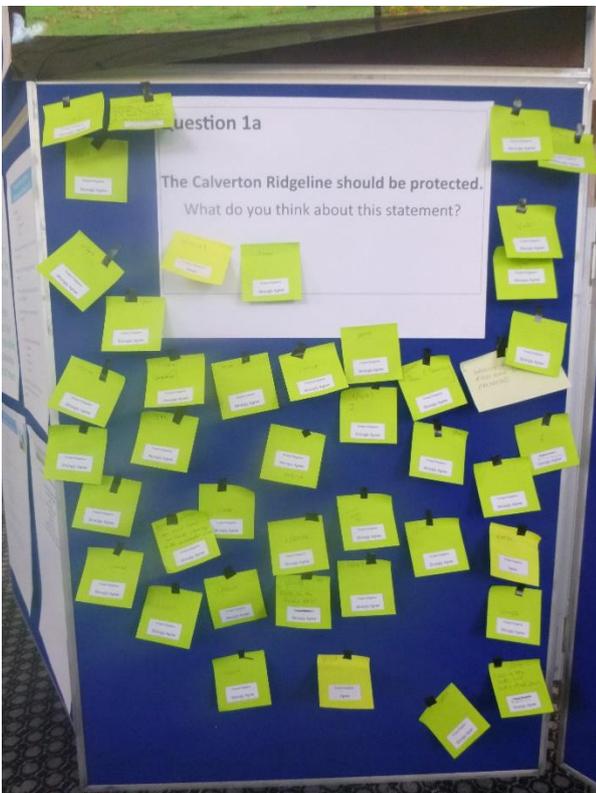
parking
and traffic

noise

standing

parking
and traffic

Photos of Example Consultation Boards From First Session



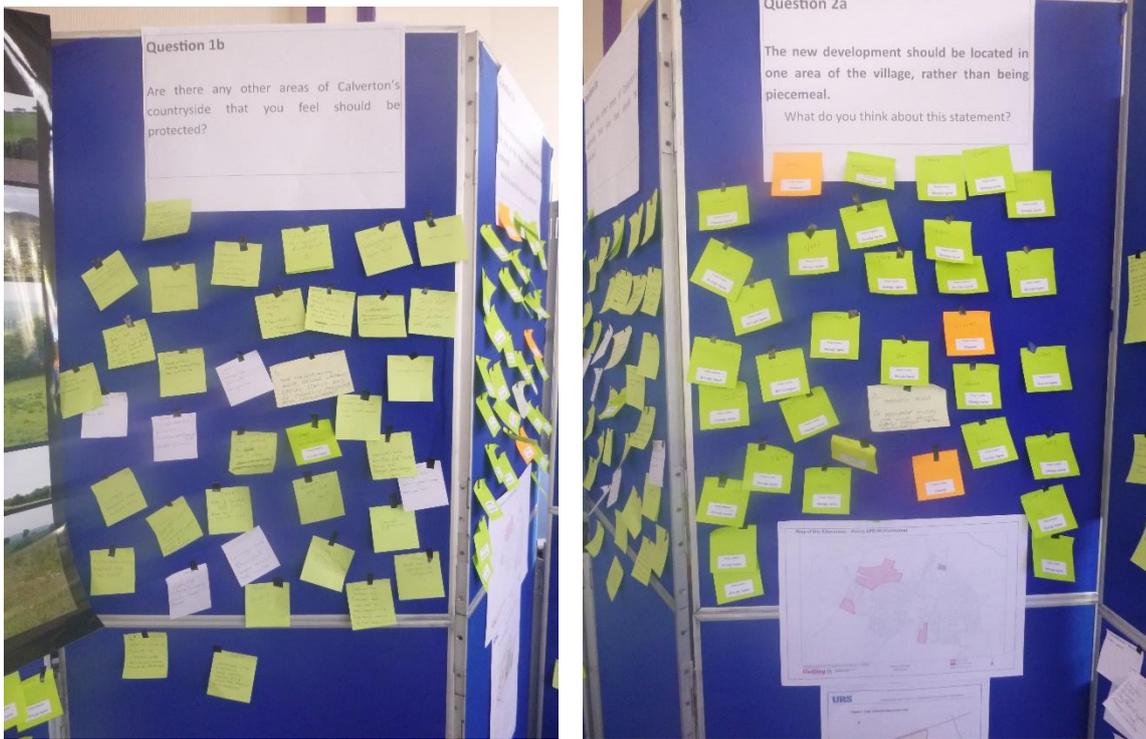


Photo of Residents Preferred Housing Options



Appendix 4 - Summary of Statutory and Other Consultee Issues Stage Responses

Canal and River Trust

Thank you for the opportunity to comment, but as our nearest waterway is some distance from Calverton, we imagine that our input would be of limited value.

The Coal Authority

As you will be aware the Neighbourhood Plan area lies within the current defined coalfield.

According to the Coal Authority Development High Risk Area Plans, within the Neighbourhood Plan area there are recorded risks from past coal mining activity. These risks are in the form of 2 mine entries and a mine gas monitoring point (former Calverton Colliery) and a handful of recorded fissures (geological cracks) as a result of past deep mining mostly outside of the built up area. In addition our Surface Hazards team have been called out to the area for 17 incidents of ground collapse.

If the Neighbourhood Plan proposes to allocate additional sites for development, beyond those proposed by Gedling BC, then consideration as to how the development will need to respond to these risks to surface stability in accordance with the National Planning Policy Framework.



The Coal Authority has land interests connected with the former colliery site which are still regarded as operational land. There are two sites; the mine entries and associated compound on the colliery site, south of Oxtan Road and the second site is an area of approximately 63 acres of land to the north of Oxtan Road. We have no current plans for the disposal of these two sites.

We actively monitor the water levels within the underground mines across the whole coalfield. Within the South Nottinghamshire coalfield, Calverton Colliery was the last to close in 1999, and although the water levels are presently reasonably stable, it is anticipated that there is likely to be a need for passive mine water treatment scheme in the future. A passive treatment scheme is typically a series of reed beds which filter the water naturally. Whilst we have no defined plans or designs yet as it could be more than 10 years into the future, it is anticipated that this will be located on the former coal stocking and spoil tip area of the colliery site. With the experience of building and managing over 70 mine water treatment schemes, we would ensure that there would be proactive consultation with the community and the design would blend in as sympathetically as possible with the surrounding area.

Doctors

The Calverton Practice welcomes the opportunity to contribute to the Neighbourhood Plan, aiming to work collaboratively with the Parish Council to develop the healthcare component of the neighbourhood plan.

In particular the practice agree that appropriate infrastructure should be provided as the village grows, and not as an afterthought. We are proud to have been awarded an "Outstanding" status during our recent Care Quality Commission inspection and aim to continue to provide the same high standard of care to current and future residents of Calverton. In order to do this it is essential for our practice to grow. We are struggling in the building that we have at present, on occasion having more clinicians available to work than rooms free to consult from: we are physically full to capacity. At present we meet the recommended guidelines for doctor to patient ratios, enabling us to deliver a high standard of care. However, as the village grows we would need to employ more staff, and would require additional space for them. We are struggling to develop enhanced services to improve healthcare close to home due to constrained space. We would hope that the Neighbourhood Plan would include provision of appropriate leisure and "wellness" facilities to ensure the physical and psychological health of the community.

As the Parish Council are aware, the practice owns a piece of land which was initially purchased to secure access to our property. Our intentions are to build an appropriate, accessible, future-proof building to engage with the wider healthcare environment and enable us to continue to meet the healthcare needs of the community. However, should an opportunity arise elsewhere in the village we would not be averse to building in a different location.

The Calverton Practice is committed to working in partnership with the Parish Council and local community in order to ensure appropriate provision of healthcare services as the village grows and develops.

Gedling Borough Council

As you will be aware, the development plan for Gedling Borough is made up of the adopted Aligned Core Strategy (ACS) and emerging Local Planning Document (LPD). As set out in paragraphs 1.5 to 1.7 of the draft Local Planning Document taken to Cabinet, it is considered that all policies in the ACS and LPD are strategic. This is in order to facilitate consistent implementation and ensure that the sites which are critical in meeting development requirements are allocated. It is considered that the policies in both the adopted ACS and emerging LPD have been drafted with sufficient flexibility to allow Neighbourhood Plans to add a greater degree of local detail.

In order to accord with Step 2 the Parish Council will need to ensure that there is sufficient evidence available to support the policies they wish to include in the Neighbourhood Plan. This should include general information about Calverton Parish as well as specific information justifying the policies proposed. A document providing a summary of the key evidence and links to the detail may be an appropriate and proportionate approach. This would also be useful as part of the discussion of options and why some have been discounted.



It will also need to be demonstrated that sufficient consultation with local people, businesses, statutory providers and local landowners has been undertaken. A consultation statement setting out the various stages of consultation and summarising the comments made would likely be sufficient to address this requirement; the approach taken to the consultation statement for the LPD may be an appropriate format.

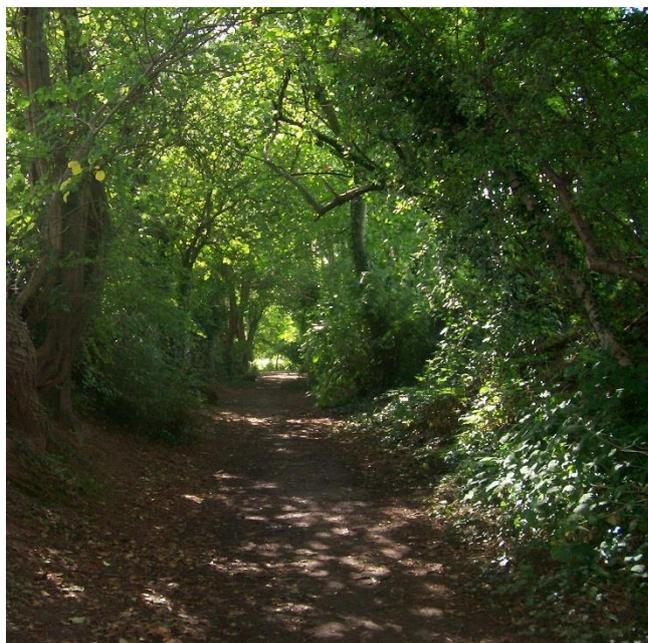
Whilst it is not envisaged that the proposed Neighbourhood Plan will lead to significant environmental effects, this will still need to be addressed. A Sustainability Appraisal using the approach taken for the LPD and based on an understanding of relevant information on the local environment may be appropriate. This will also help assess alternative options including a 'do nothing' approach. It is likely that a significantly simpler approach may be appropriate and proportionate to the likely number and nature of policies in the Neighbourhood Plan. An important part of assessing the environment, and also meeting the Basic Conditions, will be the impact of any policies on the prospective Special Protection Area. More details on this and a potential format can be found in the Habitats Regulation Assessments carried out as part of the preparation of the ACS and LPD.

It is also important that the issues and objectives identified are translated into clear and unambiguous planning policies. As you will be aware, once adopted Neighbourhood Plans will form part of the statutory development plan and be used in determining planning applications. It will, therefore, be important that those using the Neighbourhood Plan are clear as to how a decision maker should act when determining planning applications. This is one of the matters on which the NPPG provides useful guidance.

For example:

- Policy related to the southern ridgeline will need to be clear where the ridgeline is and what is being protected (e.g. views of the ridgeline or views from it);
- Policy on integrating new development should identify the actions needed to achieve this, such as consistency of development patterns, the location of shared facilities or other requirements;
- The identification of facilities to be improved or new facilities required; and
- The circumstances when a proposal would affect the vibrancy of the Village Centre.

It should also be considered whether any of the Objectives are to be translated into policies which duplicate those in the NPPF or Local Plan. It is generally recommended that policies are not duplicated unnecessarily. The objectives related to inappropriate development in the Green Belt and flooding would appear to duplicate those in the NPPF whilst others, such as those on employment, community facilities and open space, may duplicate policies in the Local Plan. If the intention is to adopt a different approach to that in the NPPF this will need to be robustly justified; as set out above the Neighbourhood Plan will need to be in general conformity with the strategic policies in the Local Plan.



The timeframe of the Neighbourhood Plan will also need to be clearly established. The ACS and LPD both cover the period up to 2028 and it may be appropriate for the Neighbourhood Plan timeframe to be consistent.

Highways England

Highways England considers it unlikely that the development growth likely to come forward in Calverton will have significant impacts on the strategic road network.

Historic England

Your Neighbourhood Plan falls within the boundary of the Calverton Conservation Area and includes a number of designated heritage assets, including scheduled monument Two Roman camps 350m north east of Lodge Farm and Grade II* listed building St Wilfrid's Church. It will be important that the strategy you put together for this area safeguards those elements which contribute to the importance of those historic assets.

This will assist in ensuring they can be enjoyed by future generations of the area and make sure it is in line with national planning policy. The Conservation Officer at Gedling Borough Council is the best placed person to assist you in the development of your Neighbourhood Plan. They can help you to consider how the strategy might address the area's heritage assets. At this point we don't consider there is a need for Historic England to be involved in the development of the strategy for your area.



Health and Safety Executive

We have concluded that we have no representations to make on this occasion. This is because our records show that the Calverton Neighbourhood Plan boundary and the land within does not encroach on the consultation zones of major hazard establishments or MAHPs¹. As no encroachment has been detected, HSE does not need to be informed of the next stages in the adoption of the Calverton Neighbourhood Plan.

National Farmers Union

The viability and success of farmers near Calverton is crucial to the local economy and the environment. Farmers need local plan policies which enable:-

- New farm buildings needed by the business. This could be for regulatory reasons (e.g. new slurry stores) or because new or more crops and livestock are being farmed (grain stores, barns, livestock housing etc.).
- Farm and rural diversification. Some farmers will be in a good position to diversify into equine businesses, on farm leisure and tourism and in other sectors which will help boost the local economy and support the farm business.
- On farm renewable energy. Farms can be ideal places for wind turbines, PV, solar, anaerobic digestion, biomass and biofuels plant provided they do not cause nuisance to others. The UK must meet a target of 15% renewables by 2020. Currently we are languishing in last place of EU member states at 5% of energy needs met by renewables. On farm renewables can help us to meet this EU target and avoid infraction penalties without causing nuisance to others.
- Conversion of vernacular buildings on farms into new business use or residential use. This enables parts of older buildings to be preserved whilst helping the economy and the farm business.

The NFU will be looking to see that the neighbourhood plan has policies which positively encourage the above and do not deter them because of, for example, restrictive landscape designations and sustainable transport policies which imply that all development needs to be by a bus stop. There can also be issues about new buildings being sited too close to noisy or smelly farm buildings which cause nuisance to new householders and lead to abatement notices being served on longstanding

businesses. We would urge the local planning authority to be especially careful before granting permission to residential development near to bad neighbour uses.

Nottinghamshire County Council

There is no reference to ensuring that healthy lifestyles and environments will be promoted. Currently the only reference is to healthcare infrastructure.

Planning policies should in turn aim to achieve places which promote:

- Safe and accessible environments
- High quality public spaces
- Recreational space/sports facilities
- Community facilities
- Public rights of way

The Plan area also includes two existing waste management facilities; Calverton HWRC and Richard Tuxfords. The adopted Nottinghamshire and Nottingham Waste Core Strategy includes a Policy (WCS10) concerning the safeguarding of these sites. Again, the County Council suggests that this policy is considered as progress is made with the Plan.

Severn Trent Water

We currently have no specific comments to make, however please keep us informed as your plans develop and when appropriate we will be able to offer a more detailed comments and advice.

Nottinghamshire Wildlife Trust

Some of the open spaces may be of importance for biodiversity /wildlife (i.e. they may provide habitats or species of importance. In particular, the NP process should take account of and safeguard 'Local Wildlife Sites'. Local Wildlife Sites include Longdale Lane Plantation, old colliery yard and mineral railway and various small plantations and coverts and remnant pastures. The Nottinghamshire Biological and Geological Record Centre could provide more information on these sites.

When protecting, improving and creating new open spaces we recommend reference to the Nottinghamshire Local Biodiversity Action Plan. New open space (Green Infrastructure) should also link wildlife sites and provide stepping stones, in line with Biodiversity paragraphs of NPPF.



In terms of habitat provision, development could contribute by:

- Selection of native species (suitable for the Sherwood and 'Mid Notts Farmlands' landscape character area) for planting
- Provision of bird nest and bat roosting opportunities in landscaping and new buildings
- Provision of sustainable urban drainage systems, Suds, new woodlands and wild flower meadows.

Environment Agency

Green Infrastructure

We welcome the inclusion of objectives to enhance green infrastructure. Including 'blue infrastructure' in the 'objectives' for the Neighbourhood Plan would emphasise the fact that all rivers, waterways, ditches, and drains should also be considered as part of the ecological infrastructure network.

We see multifunction green and blue space as a vital and an integral part of any new development. Good green and blue space within a development increases house prices, is good for health and recreation as well as wildlife. Carefully designed green infrastructure can have a range of environmental services such as flood risk management and reducing the levels of pollutants getting into rivers. We support the inclusion of policies in the Neighbourhood Plan which promote and enhance the quality, uses and extend of green space provision in the plan area.

Water

The UK must meet the requirement of the European Water Framework Directive (WFD) which aims to bring all water bodies to 'Good Ecological Potential/Status' by 2027.

Calverton sits within the Humber River Basin District for which the relevant plan is the Humber River Basin Management Plan (RBMP). RBMPs set statutory objectives for each water body and summarise the measures needed to achieve them. As water is linked to land, they also inform decisions on land-use planning. The first RBMPs were published in 2009 and the second cycle was published February 2016.

Water is a fundamental requirement and a major consideration for all new development. Water services such as water for supply and waste water management are provided by Water Companies. Each water company produces a long-term plan to make sure services are available to development in a way that does not cause environmental damage. There can however still be local problems with infrastructure or capacity which may impact on a development or the timing of development. The Parish Council is advised to liaise with the Water Company to establish if there are any local infrastructure capacity issues.

Flood Risk

We note that parts of Calverton are at risk from flooding and that flood risk will be a consideration in the Calverton Neighbourhood Plan.

Recent high profile flooding events highlight the need for development to be directed away from areas of current or future flood risk and which do not increase the risk of flooding elsewhere. Local plan policies can support better flood risk management in many ways. Local plan policies which support a sequential approach to land allocation will ensure land at lowest risk is developed first.



The local plan could also promote the use of indicative drainage strategies on developments. We propose the plan supports integrating more natural systems of flood risk management which would control surface water run-off near to its source and to greenfield run-off rates.

We see a need for policies which promote sustainable drainage, the reinstatement of the natural floodplain and the retention and restoration of watercourses. Please note that from 15 April 2015 the Lead Local Flood Authorities (LLFA) took the lead role on the management of surface water.

Policies in the neighbourhood plan should encourage developers to have regard to all relevant Catchment Flood Management Plans and the Local Flood Risk Management Strategy. We consider

developers should also be advised to check areas at risk of flooding with the Environment Agency to determine the extent and nature of the flooding anticipated.

Natural England

The Plan area lies within Impact Risk Zones for the following Sites of Special Scientific Interest (SSSI):

- Rainworth Heath Pits Site of Special Scientific Interest (SSSI),
- Rainworth Lakes SSSI,
- Sherwood Forest Golf Course SSSI, and
- Strawberry Hill Heaths SSSI

As the government's conservation advisory body, Natural England has a number of statutory duties and general responsibilities in relation to SSSIs. These include providing advice to local planning authorities (LPAs) and developers on the potential impacts of development on SSSIs to ensure their protection and enhancement in line with the policies in the NPPF and development plans. Impact Risk Zones (IRZs) are a GIS tool developed by Natural England to make a rapid initial assessment of the potential risks to SSSIs posed by development proposals. They define zones around each SSSI which reflect the particular sensitivities of the features for which it is notified and indicate the types of development proposal which could potentially have adverse impacts.

We are not aware of significant populations of protected species which are likely to be affected by the policies / proposals within the plan. It remains the case, however, that the responsible authority should provide information supporting this screening decision, sufficient to assess whether protected species are likely to be affected.



Calverton lies within Sherwood, and the Trent and Belvoir Vales National Character Areas. Local Landscape Character Assessments (LCA) and local landscape character types can feed into your plan.

LCA is a tool to help understand the character and local distinctiveness of the landscape and identify the features that give it a sense of place. It can help to inform, plan and manage change in the area. You may want to include policies that conserve and enhance local landscape character, quality and distinctiveness.

Your Neighbourhood Plan presents opportunities to protect and enhance locally valued landscapes. You may want to consider identifying distinctive local landscape features or characteristics such as ponds, woodland, hedges, stone walls or other features and think about how any new development proposals can respect and enhance local landscape character and distinctiveness.

Your plan also offers exciting opportunities to enhance your local environment. If you are setting out policies on new development or proposing sites for development, you may wish to consider identifying what environmental features you want to be retained or enhanced or new features you would like to see created as part of any new development. Examples might include:

- Providing a new footpath or cycle route through the new development to link into existing rights of way.
- Restoring a neglected hedgerow.
- Creating a new pond as an attractive feature on a site.
- Planting trees characteristic to the local area to make a positive contribution to the local landscape.
- Using native plants in landscaping schemes for better nectar and seed sources for bees and birds.

- Incorporating bird or bat boxes into the design of new buildings.
- Think about how lighting can be best managed to encourage wildlife and reduce light pollution.
- Adding a green roof to new buildings.

Green Infrastructure, Access and Rights of Way

Natural England believes that everyone should have access to good quality natural greenspace near to where they live, and it be of an appropriate quantity and quality to meet local needs. The plan should seek to link existing rights of way where possible, and provides for new access opportunities. The plan should avoid building on open space of public value as outlined in paragraph 74 of the NPPF.

You may want to consider enhancing your local area's greenspace, for example by:

- Setting out in your plan how you would like to implement elements of a wider Green Infrastructure Strategy (if one exists) in your community, including improving connectivity between sites.
- Assessing needs for accessible greenspace and setting out proposals to address any deficiencies or enhance provision.
- Identifying green areas of particular importance for special protection through Local Green Space designation (see Planning Practice Guidance on this 5).
- Managing existing (and new) public spaces to be more wildlife friendly (e.g. by sowing wild flower strips in less used parts of parks, changing hedge cutting timings and frequency).
- Planting additional street trees.
- Identifying any improvements to the existing public right of way network, e.g. cutting back hedges, improving the surface, clearing litter or installing kissing gates) or extending the network to create missing links.
- Restoring neglected environmental features (e.g. coppicing a prominent hedge that is in poor condition, or clearing away an eyesore).

Soils

The Neighbourhood Plan should give appropriate weight to the roles performed by the area's soils. The plan should 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.

Climate change adaptation

The Neighbourhood Plan should consider climate change adaptation and recognise the role of the natural environment to deliver measures to reduce the effects of climate change, for example tree planting to moderate heat island effects. In addition factors which may lead to exacerbate climate change (through more greenhouse gases) should be avoided (e.g. pollution, habitat fragmentation, loss of biodiversity) and the natural environment's resilience to change should be protected. Green Infrastructure and resilient ecological networks play an important role in aiding climate change adaptation.

The Neighbourhood Plan Area is located in the Sherwood Forest Area, near to habitats that have been identified as important for breeding nightjar and woodlark, and which may or may not in the future become a potential Special Protection Area (pSPA). Therefore, we consider it appropriate for you to consider the potential effects of any proposed development on this important bird area and other identified habitats in the vicinity of the site.



While the provisions of ‘the Habitats Regulations’ do not apply in this situation Natural England recommend that you and the LPA may wish to adopt a risk based approach, in order to provide decision-making with a degree of future-proofing until there is more certainty on whether Sherwood Forest area is to be afforded pSPA or SPA status. We suggest that the Plan should be accompanied by information to demonstrate that any allocations have considered the likely impacts on the breeding nightjar and woodlark populations and have tried to avoid any potential effects as far as possible.

Based on evidence from other SPAs, where ground nesting birds are the interest feature, it is considered that 400 metres represents the zone of highest potential impact on the SPA from new residential development and represents an area where it is unlikely that the effects resulting from increased recreational pressure and predation by cats could be successfully avoided or mitigated.

The use of appropriate measures and safeguards at this stage will help to ensure that if a SPA classification is formalised then any future need to review outstanding permissions under the 2010 Regulations is met with a robust set of measures in place.



Biodiversity enhancements

This Plan may provide opportunities to promote design features which are beneficial to wildlife, such as the incorporation of roosting opportunities for bats or the installation of bird nest boxes. Open spaces offer an opportunity to create new habitats that are appropriate to the Sherwood character type e.g. heathland or acid grassland.

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Appendix 5 - Pre-Submission Draft Plan (Regulation 14) Consultation Material (July 2016 to September 2016)

Website Material



Calverton Parish Council

Home Contact & Councillors Meetings Noticeboard Village Hall **Neighbourhood Plan** Services Public Documents Report a Problem

The Calverton Neighbourhood Plan

Calverton Parish Council made an application to Gedling Borough Council for recognition as a 'neighbourhood area' in autumn 2012. On January 16th 2013, following a 6 week consultation period, [GBC designated Calverton Parish as a neighbourhood area](#). This designation was necessary in order for Calverton Parish Council to facilitate the production of a neighbourhood plan.

A non-statutory consultation on Calverton's future development was conducted in April 2016 in order to check whether the community's priorities remained the same as those identified during GBC's [Masterplanning Exercise](#). A detailed analysis of the responses submitted has helped to inform our draft Neighbourhood Plan. We are currently carrying out a statutory consultation on the draft Neighbourhood Plan...

Calverton's Draft Neighbourhood Plan: Statutory Public Consultation

The consultation period is running for 9 weeks from Monday July 18th to Sunday September 18th 2016. It is important that as many local residents as possible engage in this consultation process. This is an opportunity for you to check that we have identified the right priorities and developed the right policies in order to shape Calverton's future growth in a sustainable way.

You can access the draft neighbourhood plan in full, along with a summary document and the associated documents, by clicking on the 'Neighbourhood Plan Documents' button. Details about where you can read hard copies of the documents are also provided.

Once you have read the draft plan, we would really like you to contribute to the plan process by telling us what you think about the plan in its current form. For information on how to make comments, please click below. Alternatively, you may wish to be guided through the process by attending one of 6 consultation events that will be taking place in Calverton over the next 9 weeks...

[Neighbourhood Plan Documents](#) [How to Make Comments](#) [Consultation Events](#)

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Neighbourhood Plan Documents



Please click on the relevant buttons below to access the draft Neighbourhood Plan, a plan summary and associated background documents...

[Draft Neighbourhood Plan](#)

[Associated Documents](#)

[Neighbourhood Plan Summary](#)

Policies Map...



Hard copies of the draft Neighbourhood Plan and the associated document are available to read at the [Parish Council Office](#), the [Core Centre](#) and the [library](#).

You may [comment](#) on Calverton's draft Neighbourhood Plan during the current consultation period - Monday July 18th to Sunday September 18th 2016.

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Neighbourhood Plan Associated Documents



Calverton Neighbourhood Plan



Draft Plan Basic Conditions Statement July 2016

Calverton Neighbourhood Plan



Draft Plan Consultation Statement July 2016

Calverton Neighbourhood Plan



Evidence Base Requirements January 2016

Calverton Neighbourhood Plan



Issues Scoping January 2016

Calverton Neighbourhood Plan



Draft Plan SEA Screening Statement & HRA July 2016

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Calverton's Emerging Neighbourhood Plan: Consultation Events



Draft Neighbourhood Plan: Timetable for Consultation Events

All of the consultation events will be held at the Baptist Church on Main Street. Feel free to pop in at any time during these drop-in sessions.

	9.00am - Noon	1.00 - 4.00pm	6.00 - 9.00pm
	Monday 8th August Saturday 17th September	Tuesday 16th August Friday 9th September	Wednesday 24th August Thursday 1st September

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How to Make Comments on the Draft Neighbourhood Plan



The emerging Calverton Neighbourhood Plan has been developed by residents for residents. Whilst Calverton Parish Council does not decide on the total housing number, it can, through putting in place a Neighbourhood Plan, influence certain aspects of how that future growth occurs. We have listened carefully to your input; your views have shaped the draft plan. It is hoped that we have managed to incorporate the main issues in a manner that helps to direct inevitable change in the most sustainable way.

During this consultation period, we would really like to know what you think about the draft Neighbourhood Plan in its current form. Please put your thoughts in writing - whether those views are positive or negative. Tell us what aspects of the plan you approve of and whether you would like to see any more changes made.

A response form is available to enable you to structure your comments, or you may simply write directly.

Response forms can be downloaded [here](#) or paper copies can be obtained from the [Parish Council Office](#), the [Core Centre](#) and the [library](#). Alternatively, you may submit comments directly using the comments form at the bottom of this page.

Your comments must include your name and full postal address in order to be considered. **The deadline for submission of comments is Sunday September 18th 2016.**

If you would prefer to be guided through the consultation process, there are a number of [consultation events](#) being held in Calverton throughout the 9 week consultation period - residents are encouraged to attend.

Downloadable Response Form



Completed forms should be sent or handed in to the Parish Clerk. Alternatively, you may submit a response using the online comments form below...

Send your comments to the Parish Clerk at...

The Council Room,
Main Street,
Calverton,
Nottinghamshire, NG14 6FG



Email: clerk2thecouncil@btconnect.com

Consultation Events

Please attend one of these events if you would like to be guided through the consultation process.

Draft Calverton Neighbourhood Plan Consultation Comments Form:

Name
Email
Postal Address
1. Do you support the Neighbourhood Plan in its current form?
2. Would you like to see any amendments made to the plan?
3. Detail any further information for or against the draft plan.

Send

Response Form

Draft Calverton Neighbourhood Plan: Public Consultation 18th July 2016 - 18th September 2016



Draft Calverton Neighbourhood Plan: Consultation Response Form

Calverton Parish Council has now completed the draft Calverton Neighbourhood Plan.

Paper copies of the draft plan and associated documents are available in Calverton Library, the Core Centre and the Calverton Parish Council Office .

The draft plan and associated documents are also available on the Calverton Parish Council website:
www.calvertonpc.co.uk

Contact Details (Block Capitals)

Name:

Address:

Postcode:

Telephone:

Email:

This consultation provides you with the opportunity to comment on the details of the draft Calverton Neighbourhood Plan.

This response form can be handed in at the Parish Council Office or can be posted to the Parish Council Clerk at:

Calverton Parish Council Office
Main Street
Calverton
Notts
NG14 6FG

Alternatively, please email a scanned copy of the completed form to: clerk2thecouncil@btconnect.com



Draft Calverton Neighbourhood Plan: Consultation Response Form

Question 1

Do you support the draft Calverton Neighbourhood Plan in its current form?

YES NO

Question 2

Please write any comments you have in support of or against the draft Calverton Neighbourhood Plan.

Comments can be continued on the reverse, or on a separate sheet if necessary.

Question 3

Please detail any amendments that you would like to be made to the plan.

Comments can be continued on the reverse, or on a separate sheet if necessary.

Signature:

Thank you for taking part in this consultation exercise.

Publicity

Calverton Neighbourhood Plan 2016-2028



Your Village Have Your Say! Consultation on the Draft Calverton Neighbourhood Plan

The draft Neighbourhood Plan has been published for public consultation, the consultation period runs for a period of 9 weeks:

From Monday 18th July 2016 to Sunday 18th September 2016

The Calverton Neighbourhood Plan and supporting documents are available from the Neighbourhood Plan Tab on the Parish Council website:

www.calvertonpc.co.uk

A Neighbourhood Plan is an important tool for local communities to shape the development and growth of the village, in this case over the next 12 years or so. When it is adopted any planning application in the village will be judged against the Neighbourhood Plan. It is an important part of the process that we keep the community informed and seek the views of various people at each stage.

During August and September the Parish Council are undertaking community engagement in the village through drop-in sessions where local residents can find out more about the Neighbourhood Plan.

These are being held at the Baptist Church on Main Street on:

Morning 9.00am - Noon	Afternoon 1.00 - 4.00 pm	Evening 6.00 - 9.00 pm
Monday 8 th August 2016	Tuesday 16 th August 2016	Wednesday 24 th August 2016
Saturday 17 th September 2016	Friday 9 th September 2016	Thursday 1 st September 2016

Consultation Letter

Calverton Neighbourhood Plan 2016-2028



15th July 2016

To:
Neighbourhood Planning Consultation Bodies
Service Providers (Covering Calverton)
Local Groups and Organisations in Calverton

Dear Sir/Madam

Calverton Neighbourhood Plan - Draft Plan Consultation

As you may be aware Calverton Parish Council are leading on the production of a Neighbourhood Plan for the entire Parish of Calverton. The area was designated by Gedling Borough Council on the 16th January 2013.

The Neighbourhood Plan for Calverton is progressing and the Parish Council have agreed the Draft Neighbourhood Plan which is being published for statutory consultation as the Pre-Submission draft in accordance with Regulation 14 of Neighbourhood Planning Regulations 2012.

This draft Neighbourhood Plan has been published for public consultation, the consultation period runs for a period of 9 weeks:

From Monday 18th July 2016 to Sunday 18th September 2016

The Calverton Neighbourhood Plan and supporting documents are available from Monday 18th July 2016 on the Neighbourhood Plan Tab on the Parish Council website:

www.calvertonpc.co.uk

A Neighbourhood Plan is an important tool for local communities to shape the development and growth of the village, in this case over the next 12 years or so. When it is adopted any

Anthony Northcote *HNCert LA(P), Dip TP, PgDip URP, MA, FGS, ICIOB, MinstLM, MCM, MRTPI*
Professional Planning Advisor to the Calverton Neighbourhood Plan
Email: calvertonplan@btinternet.com



NEIGHBOURHOOD-PLAN.CO.UK

Calverton Parish Council The Council Room, Main Street, Calverton, Nottingham, NG14 6FG
Tel: 0115 965 4560 Email: clerk@the-council@btconnect.com Web: www.calvertonpc.co.uk

Calverton Parish Council



planning application in the village will be judged against the Neighbourhood Plan. It is an important part of the process that we keep the community informed and seek the views of various people at each stage.

In March and April 2016 the Neighbourhood Plan Working Group undertook Issues consultation which involved liaison with Gedling Borough Council, statutory consultees, local organisations and local residents. A meeting has also been held with the prospective developer of the main housing allocation.

Following that previous consultation, the Neighbourhood Plan Working Group have reviewed all responses received and have put together the draft plan for public consultation. The Neighbourhood Plan includes four themed sections: Growth; Infrastructure, Services and Facilities; Built Environment; and Natural Environment.

These are all issues that are important to the community and within each section policies are included to guide the development and use of land. Each Policy contains an introduction and explanatory text followed by the Policy itself in coloured text.

The following documents have been published by the Parish Council:

- Calverton Neighbourhood Plan - Draft Plan
- Calverton Neighbourhood Plan Policies Map
- Calverton Neighbourhood Plan - Draft Plan Summary
- Calverton NDP Statement of Consultation
- Calverton NDP Basic Conditions Statement
- Calverton NDP SEA Screening Opinion and HRA
- Calverton NDP Evidence Base Requirements
- Calverton NDP Issues Scoping

Hard copies of the Neighbourhood Plan have been placed at:

- Calverton Library, St Wilfrids Square, Calverton;
- The Core Centre, St Wilfrids Square, Calverton; and
- Calverton Parish Council Office, Main Street, Calverton.

These can be viewed during the standard opening hours of each venue.

We want to know your views, you must do this in writing as follows:

By email to:

Email: clerk2thecouncil@btconnect.com

By post to:

Calverton Parish Council, The Council Room, Main Street, Calverton, Nottingham, NG14 6FG

Your comments should be received by Sunday 18th September 2016

You can use the consultation response form available on the Parish Council website if you wish, however you do not have to. Please make certain that any response has your full contact details and is clear whether you support or object to the plan. It would be helpful to the Neighbourhood Plan Working Group if you could indicate what specific changes to the Neighbourhood Plan you are seeking.

During August and September the Parish Council are undertaking community engagement in the village through drop-in sessions where local residents can find out more about the Neighbourhood Plan.

Appendix 6 -Pre-Submission Draft Plan (Regulation 14) Stage Responses

As detailed in the main report the number of individual responses received to the Pre-Submission Draft Neighbourhood Plan was as follows:

Number of Statutory Consultee responses received	11
Number of responses received from developers	3
Number of written responses received from residents	93
Total number of responses received	107

The individual responses sometimes referred to multiple policies, therefore the individual number of representations to be considered was around 150. Through the consultation respondents were asked to indicate if they supported the plan or not and what changes they were seeking. A consultation response form was made available, although responses were received and accepted in any written form.

Local Residents

Most of the responses from local residents were in support of the Neighbourhood Plan proposals. Many local residents have concerns about recent growth and the planned levels of growth with respect to impact on schools, health and traffic.

No. of responses received from residents in support of plan	85 (91.4%)
No. of responses received from residents not in support of plan	4 (4.3%)
No. of responses received from residents unspecified	4 (4.3%)

A number of changes have been incorporated into the submission version of the Neighbourhood Plan, these are in response to the representations received.

Consultees

All of the responses from consultees were in broad support of the Neighbourhood Plan proposals or had no comments to make. Gedling Borough Council sought a number of changes to the plan, a number of changes have been incorporated into the submission version of the Neighbourhood Plan, in response to the representations received.

Developers

The response from Persimmon Homes was in support of the Neighbourhood Plan proposals with minor comments made. The responses from Langridge Homes and Northern Trust object to elements of the Neighbourhood Plan proposals relating to other development sites they wish to see included in the Gedling Local Planning Document.

A number of minor changes have been incorporated into the submission version of the Neighbourhood Plan, in response to the Persimmon Homes representations received. No changes have been made in response to the other two representations. In making its consideration the Neighbourhood Plan Working Group has had regard to the LPA response to the positions of Langridge Homes and Northern Trust objections in the Gedling Local Planning Document.

Responses

The Neighbourhood Plan Regulations require the Consultation Statement to set out a summary of the main issues and concerns raised by the persons consulted; and describes how these issues and concerns have been considered and, where relevant, addressed in the proposed neighbourhood development plan.

In accordance with the principles of data protection, individual names of local residents are not identified in this Consultation Statement. Names of organisations, groups or bodies are however identified. The original copies of all representations received can be viewed at the Parish Council office.

Name	Issues Raised	Qualifying Body Response
Consultees		
Calverton Leisure Centre	Request additional text relating to facilities available	Noted - change included to NDP
The Calverton Practice	Notes Calverton has an older population and a population in poorer health than average. Identifies need to grow the surgery to cater for additional development in the village	Noted - the NDP addresses the infrastructure requirements for health and allocates two potential sites for a new surgery
Nottingham North & East Clinical Commissioning Group	The GP practice in Calverton is operating at capacity and will require investment in the premises to ensure that there is ability to meet the growing demand caused by the housing growth	Noted - as above
The Coal Authority	Identifies locations of mining legacy features in the plan area and operational land in its ownership within the plan area. They also highlight the future need to construct a passive mine water treatment scheme in the future to address rising mine water	Noted - the NDP does not propose any development in the areas affected by mining legacy. The need for a mine water treatment scheme is understood but as 'mineral development' falls outwith the statutory scope of the NDP
Environment Agency	Support the vision and objectives and Policies NE3, NE5 and NE6	The support is welcomed
Highways England	Support Policy ISF1	The support is welcomed
Lead Local Flood Authority	The plan acknowledges basic flood risk principles with regards to future developments	The support is welcomed
Severn Trent Water	No specific comments to make	Noted
Sport England	No specific comments are made on the plan - they provide links to the relevant parts of the NPPF	Noted

Name	Issues Raised	Qualifying Body Response
Consultees		
<p>Notts County Council</p>	<p>Reference to the inclusion of waste and recycling infrastructure within new development in Policy BE2 is supported</p> <p>Reference to the waste site within the employment area at Richard Tuxford was sought</p> <p>Requested inclusion of reference to this quarry</p> <p>Policy G1 - Highway access links to /from the B6356 Oxton Road is considered too prescriptive as the local highway authority would not wish to see the unnecessary proliferation of further access connections to the B6356 Oxton Road</p> <p>Policy G1 - the proposed open frontage on Park Road along the frontage of the proposed residential development site is considered inappropriate given the need to integrate the proposed residential development into the existing urban fabric</p> <p>Support Policy ISF1 on Sustainable Transport and Objective D</p> <p>Reference to community transport is sought</p>	<p>The support is welcomed</p> <p>Noted - change included to NDP</p> <p>No change has been made as 'mineral development' falls outwith the statutory scope of the NDP</p> <p>No change has been made to the NDP, the Calverton Masterplan work undertaken previously by Gedling BC concluded that 'access to potential development plots to the north and north-west of the village would likely be taken from Oxton Road and Main Street.' The overall Masterplan evidence concluded that 'appropriate new connections onto Oxton Road' were required to facilitate development. The NDP builds upon this evidence base</p> <p>No change has been made to the NDP, this is considered by local residents to be an important design feature to avoid development which has an adverse impact upon Park Road and North Green</p> <p>The support is welcomed</p> <p>Noted - change included to NDP</p>

Name	Issues Raised	Qualifying Body Response
Consultees		
<p>Gedling Borough Council</p>	<p>Supports various Policies</p> <p>Reference to the Gedling Borough Replacement Local Plan requested</p> <p>A minor change to Objective D was suggested</p> <p>Reference to Policy LPD63 stating a minimum of 740 homes to be provided in Calverton was sought</p> <p>More detail on village centre improvements and parking was sought in Policies G2 and G3</p> <p>Minor rewording of Policies G4, G5, BE2, BE3, NE1, NE2, NE5 and NE6 were requested to aid clarity</p> <p>The Parish Council may wish to consider prioritising what infrastructure priorities it seeks under Policy ISF4</p> <p>Policy ISF6 on educational facilities is questioned as to whether there is value in a further policy on this topic as planning conditions will mitigate the concerns in the policy</p> <p>Policy BE1, there are concerns that the requirements in (b), (c) and (d) could lead to new development being isolated from existing development leading to a lack of integration</p> <p>Policies BE4 and BE5 duplicate the LDP and are unnecessary</p> <p>Policy NE4 - Setting of Calverton, additional evidence is requested to support this policy</p> <p>Minor suggested changes to the SEA, Basic Conditions Statement and the Evidence Base were suggested</p>	<p>The support is welcomed</p> <p>Noted - change included to NDP</p> <p>Noted - change included to NDP</p> <p>Noted - change included to NDP</p> <p>Noted - additional details included in the NDP</p> <p>Noted - changes included to NDP</p> <p>The policy has been reworded to add clarity as to which elements apply explicitly to allocated sites</p> <p>The overall support for the policy is welcomed, the policy is considered an important framework through which to decide the acceptability of educational facilities and to determine what conditions may be necessary</p> <p>No change has been made to the NDP, landscaping and the inter-relationship to Park Road and North Green is considered by local residents to be important design features to avoid development which has an adverse impact upon the area</p> <p>No change has been made to the NDP, these policies are considered to add local distinctiveness and address issues which are important elements of the overall NDP strategy</p> <p>Noted - the evidence for this policy has been coordinated into a new supporting document</p> <p>Noted - changes included to NDP supporting documents</p>

Name	Issues Raised	Qualifying Body Response
Developers		
<p>Persimmon Homes</p>	<p>The spatial strategy proposed within the Calverton Neighbourhood Plan constitutes a sound spatial strategy with adequate provision protecting and preserving identified green, cultural and heritage assets</p> <p>The overarching vision for the Neighbourhood of Calverton is commendable, and Persimmon Homes supports the Parish objectives</p> <p>Supports Policy G1</p> <p>Minor rewording of Policies ISF2 and NE2 and paragraph 2.11 were requested to aid clarity</p>	<p>The support is welcomed</p> <p>The support is welcomed</p> <p>Noted - changes included to NDP</p>
<p>Langridge Homes</p>	<p>Overall we find that the Draft Neighbourhood Plan is broadly consistent with the NPPF and the Gedling Local Plan</p> <p>We take exception to Policy NE4 Setting of Calverton, including the designation of the Southern Ridge Area on the Policies Map, which we do not consider to be consistent with the NPPF and the Gedling Local Plan. It is not supported by an appropriate and robust evidence base. By placing a local landscape protection policy around the low lying area (to the south of Main Street) it undermines the ability of Gedling Borough Council to reconsider this area as a potential development area for new residential development, given that it probably represents the only other suitable location for large scale housing development in Calverton</p> <p>Policy NE4 should be deleted or only cover the area east of George's Lane</p>	<p>The support is welcomed</p> <p>It is noted that the objection to this policy is related to the objective of Langridge Homes to secure allocation of additional land south of Main Street in the Gedling Local Planning Document. The NDP has been developed on the basis that Gedling BC does not support the allocation of additional land in this area. The LPA have indicated that they do not consider there to be any conflict in their view between this policy and site H15. The evidence for this policy has been coordinated into a new supporting document to add clarity. This policy has attracted universal support from local residents, it should also be noted that there has been no support expressed from local residents in the NDP consultation to any development in the area being suggested by Langridge Homes and there are outstanding objections to site H15 to be resolved in the Gedling public examination including from Persimmon Homes and Calverton Parish Council</p> <p>The suggestion that the policy should only cover the area east of George's Lane is not supported by the evidence base</p>

Name	Issues Raised	Qualifying Body Response
Developers		
Northern Trust	<p>Policy G1 is supported in principle as is the concept of a Masterplan, however the wording and the supporting text should be amended to enable a greater degree of flexibility to make this more manageable and to recognise that the wider masterplan is reliant on co-operation by a number of interested parties</p> <p>Policies G2 and ISF4 also appear to be partly duplicated</p> <p>Amend the policy wording of G5 to offer a greater degree of flexibility for the location of affordable dwellings</p> <p>Question whether there is a need to provide additional open space within the new North-West Quadrant development in addition to the existing provision at William Lee Memorial Park. The NP has extended the Local Green Space boundary of the Memorial Park (c. 8.1ha) and it now includes adjacent land which currently conflicts with its allocation as Safeguarded Land for future housing development in the Gedling Local Plan</p> <p>Policy NE6 on Biodiversity should be amended to allow a greater degree of flexibility to reflect site constraints</p> <p>Support Policies ISF1, ISF2, BE2, BE5 and NE4</p>	<p>It is not unusual for large housing allocations to be in multiple ownerships and to be delivered in phases by different developers. However in order to avoid partial development prejudicing the overall delivery of growth and provision of the necessary infrastructure a Masterplan is considered vital. This can easily build upon the work undertaken by Gedling BC previously, it is noted that Persimmon Homes who have the option on the currently proposed allocation have no concerns regarding this approach. It is noted that the Trust have indicated in their submission to the Gedling LPD that they would seek to develop their site in isolation to the overall North-East Quadrant. This is considered to be contrary to the wishes of local residents who are concerned that piecemeal development has not delivered to date an appropriate balance between growth and infrastructure</p> <p>No change has been made to the NDP</p> <p>Noted - a minor change is included in the NDP</p> <p>In accordance with the requirements of the Gedling LPD new development will need to provide open space in line with the LDP standards, therefore no change has been made to the NDP. The identification of Safeguarded Land in the Gedling LPD is for longer term development needs which includes a wide range of potential land use. The Safeguarded Land includes land owned by the Parish Council already in community use, which the Local Green Space covers</p> <p>No change has been made to the NDP</p> <p>The support is welcomed</p>

Name	Issues Raised	Qualifying Body Response
Local Residents		
<p>Total of 85 Local Residents in Support</p>	<p>Support the NDP in its current form</p> <p>Support is expressed for the NDP addressing issues including:</p> <ul style="list-style-type: none"> • Objectives • Parking • Traffic/Highways • Access to/from Oxton Road • Health Infrastructure • Education Infrastructure • Other Infrastructure • Design • Local Distinctiveness • Employment • Open Space/Local Green Space • Inter-relationship to North Green and Park Road • Protection of the Southern Ridge Area • Proposals for the North-West Quadrant • Concentration of housing in only one area and not around the village • Heritage • Conservation Area • Flooding and Surface Water • No new development south of Main Street • Protection of the Green Belt • Including open space and landscaping in new development • The plan builds upon the Masterplan • Oxton Road is a natural northern boundary for the village 	<p>The support is welcomed</p>
<p>Total of 4 Local Residents do not clearly state Support or Object</p>	<p>Support the NDP in its current form is expressed, however some concerns are identified regarding:</p> <ul style="list-style-type: none"> • How are public transport linkages recently withdrawn to be reinstated • No further development or changes should be allowed in the Conservation Area • No provision for the youth • More affordable housing is required 	<p>The support is welcomed, the NDP is unable to address the withdrawn bus services as these were reliant on County Council funding. The NDP contains appropriate policies on protecting the Conservation Area and the provision of a suitable housing mix including affordable housing. The targets for affordable housing are set out in the Gedling LPD based on evidence</p>

Name	Issues Raised	Qualifying Body Response
Local Residents		
<p>Total of 4 Local Residents Object to NDP</p>	<p>I support the plan in protecting the southern ridge and the approaches to car parking and infrastructure. However I would like the plan to do more to secure starter homes and smaller homes</p> <p>The village should have less houses as we do not want to be a town</p> <p>Infrastructure is completely ignored we need more doctors and schools</p> <p>The plan is not supported as there are:</p> <ul style="list-style-type: none"> • No proposals to link the village to Watchwood • No coherent plan for the old colliery site • Too much emphasis has been placed on the Sherwood Forest pSPA 	<p>The support is welcomed, the issue of housing mix is set out in Policy G5 which is considered to already cover this issue sufficiently. No change has been made to the NDP</p> <p>The level of growth for Calverton is a matter for the Gedling Local Planning Document and not for the NDP</p> <p>The genuine concern regarding previous growth not delivering infrastructure is recognised and is one of the key reasons the Parish Council have produced the NDP. This issue is considered to be satisfactorily addressed in the NDP already</p> <p>The NDP like the emerging Gedling LPD must take into account the pSPA for Sherwood Forest. Given this designation it is inappropriate to promote further access links to Watchwood and this would not be supported by Natural England. The old colliery site remains in the ownership of The Coal Authority although some of the area what has been restored is leased to the Forestry Commission. As The Coal Authority identify part of this site is retained for operational purposes for a passive mine water treatment scheme</p>

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Calverton Neighbourhood Plan 2016-2028

Submission Plan Consultation Statement November 2016

Calverton Neighbourhood Plan is led by a Working Group made up of local volunteers supported by Calverton Parish Council

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