Comments

Site Specific Part 2 Local Plan - Publication Plan Consultation (18/12/19 to 12/02/20)

Comment ID 64
Response Date 11/02/20 15:04
Consultation Point Village Categories (View)
Status Processed
Submission Type Email
Version 0.5

Representation
Please use a separate form for each representation.

Which part of the Publication Plan does your representation relate to?
Village Categories

Tests of Soundness
Do you consider the Local Plan is sound in terms of being:

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<table>
<thead>
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<tbody>
<tr>
<td>Justified</td>
<td>No</td>
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<tr>
<td>Effective</td>
<td>No</td>
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<tr>
<td>Positively prepared</td>
<td>Yes</td>
</tr>
<tr>
<td>Consistent with National Policy</td>
<td>No</td>
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</tbody>
</table>

Legal and Procedural requirements

Do you consider the Local Plan has been prepared in line with legal procedural requirements? Yes

Duty to Cooperate

Do you consider the Local Plan to be compliant with the Duty to Cooperate? Yes

Reasons

Please give the reason(s) why you consider the Local Plan is not legally compliant or is unsound or fails to comply with the statutory Duty to Cooperate.
3.16 Policy 11 of the JCS does not provide for different categories of village, although it recognises that Part 2 plans may identify a more detailed rural settlement hierarchy based on local evidence in order to guide planning decisions and Neighbourhood Plans. The SSP2 sets out three categories of villages: Category A villages: where allocations and small scale infill sites will meet the rural housing requirement; Category B villages: associated with the Boughton Estate and where character and vitality is maintained through designation of sensitive areas where infill development will be resisted and very limited housing numbers are allocated; and Category C villages: where development is not considered to be sustainable.

3.17 Policy RS1 (Category A Villages) designates Geddington as a Category A village. The Estate has land interests in Geddington, at ‘Geddington Sawmill’, ‘Geddington South East’ and ‘Geddington South West’.

3.18 Geddington contains a range of services and facilities that meet the essential day to day needs of residents. Services include Geddington Primary School, the Church of St Mary Magdalene, a post office, a village hall and several cafes and pubs.

3.19 Geddington is also well served by a network of local roads including Stamford Road which links Geddington with Kettering to the South, and provides access to the A43 to the north. The A43 runs northwest of Geddington and provides a major road connection to Corby and links to the A1 further north.

3.20 In terms of public transport, the nearest train station is Kettering Train Station, located only 3.2 miles to the south. Corby train station is 3.6 miles to the north. The stations provides regular services to London, and Nottingham. In addition to this there is a bus service which runs from Kettering to Corby (No.8) that stops in Geddington.

3.21 Consequently, we agree with the designation of Geddington as a Category A village and as a location that can support housing growth.

3.22 Policy RS2 (Category B Villages) designates Newton as a Category B village. The Estate has land interests at Newton, and has previously put forward a case for allocating land ‘South of Dovecote Farm’ in the SSP2.

3.23 Whilst we have no objection in principle to Newton being identified as a Category B village our comments on the Newton Development Principles set out in Policy NEW1 are provided below.

4.1 The designation of Geddington as a Category A village through Policy RS1 and Newton as a Category B village through Policy RS2 is supported.

**Attendance at the examinations hearings**

If you are seeking to change the Plan, would you like to attend the examination hearings? Yes

If Yes, please outline the reason(s) why, below.

It is considered that we, Marrons Planning, on behalf of our client should be invited to participate at the oral part of the examination. We believe we should be given the right to be heard as our representations seek changes to the plan. We feel that we should be part of discussions guided by the Inspector so that issues are probed thoroughly and the evidence is tested, in particular matters relating to the Rural Area of the Borough and to the following policies: RS1 (Category A Villages) RS2 (Category B Villages) GED1 (Geddington Development Principles) GED2 (Geddington Sawmill) GED3 (Geddington South East) GED5 (Geddington South West) NEW1 (Newton Development Principles)

**Notifications**

Do you wish to be notified? . When the Plan is submitted for independent examination?

. When the Inspector’s Report is published?
When the document is adopted?