

Comments

Site Specific Part 2 Local Plan - Main Modifications Consultation (19/03/21 to 30/04/21)

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Please use a separate form for each representation.

Which Main Modification, change to the Policies Map or section of the Sustainability Appraisal Report Addendum or Habitat Regulations Assessment Addendum does your comment relate to?

MM27

Please use a separate form for each representation.

Representation

I am writing with regard to the proposed deletion of Historically and Visually Important Green Space in Loddington, specifically HVI027, HVI028 and HVI054.

HVI054 is a small strip of land occupied by a line of 5 beautiful protected trees. I own a house directly opposite. This piece of land is at the heart of the village amongst several listed buildings and should remain protected from any change. The area is often represented in artist's paintings and I, along with the whole of the village would strongly oppose any change to its protected status.

Regarding HVI027 and HVI028, I would like to draw your attention to an 'Assessment of Proposed Visually Important Open Space' carried out by the River Nene Regional Park on behalf of Kettering Borough Council in June 2016.

Regarding HVI027 and quoting from the survey:

"HVI027 is situated within the conservation area of Loddington and is adjacent to the Grade II listed church to the North. The site offers views to both of these from the Harrington Road, one of the main roads through the village. The site provides the setting for both the conservation area and the surrounding listed buildings, in turn the listed buildings provide a setting for the village.

The open space ensures the village of Loddington has a rural feel as when driving through the village via Harrington Road HVI027 and HVI028 provide areas of open space, which at times will have livestock grazing. The view approaching from the public footpath to the South of the site is important as the setting for the church.

In the initial report this site was recommended by the River Nene Regional Park to be designated as a Visually Important Open Space even though it did not meet the criteria on the grounds that it is within the central area of the village and thus important to the character of the village. Although the site lays on the South Western side of the village it has development on all four boundaries and thus could be viewed as "central". Upon reassessment the score of the site has not changed and it still does not meet the criteria as a Visually Important Open Space. However it is recommended that this site is

*included as a **Visually Important Open Space** because in the event the site was to be developed there would be a significant negative impact on the character and setting of Loddington from within and outside of the village boundaries. Development would be more prominent than the open space is at present, blocking views to the church and conservation area from the footpath to the South of the village and Harrington Road. There will also be an impact on the rural feel of the village itself."*

Regarding HVI028 and quoting from the survey:

"Site HVI028 in Loddington is a key open space in the setting of the village and for numerous listed buildings. Creating a rural feel to the village, especially when being grazed, the open space adds to the character of the village.

Site HVI028 in Loddington is a key open space in the setting of the village and for numerous listed buildings. Creating a rural feel to the village, especially when being grazed, the open space adds to the character of the village.

There are views to the Grade II listed church to the West and listed buildings to the North on Main Street. These views supplement the, already character setting, open space.

*In the initial report this site was recommended by the River Nene Regional Park to be designated as a Visually Important Open Space even though it did not meet the criteria on the grounds that it is within the central area of the village and thus important to the character of the village. During consultation this was challenged in response no.27, which questioned the location of the being central to the village. The decision to classify the site as "central" to the settlement, even though it sits forwards the Eastern edge was due to the site being surrounded on all four sides by housing, and the true centre of the village being the space in between sites HVI027 & HVI028, which has been built on. The original assessment recognised that where sites only failed to meet the criteria because they were central to the village this alone should not be a reason for sites to be discounted as HVI. After review the site still does not meet the criteria as Visually Important Open Space, however, as previously, this site should be designated Visually Important Open Space. **This is because the site is centrally located within the village as stated in the original assessment, the site is one of the first parcels of land in sight when entering the village from the NE along Harrington Road and offers setting the village. If this were to be compromised by development there would be significant negative impact on the setting and character of Loddington.**"*

To conclude I am upset that I am even having to object to this proposal as it should never have been raised in the first place. Loddington is one of Northamptonshire's most beautiful villages and should be protected against any development within the settlement boundary. HVI027, HVI028 and HVI054 are integral to the setting and character of the village and should be protected. If Kettering Borough Council carried out a survey of Loddington residents, it would overwhelmingly support the protection of these Historically and Visually Important Spaces.