
From: Hugh Rees
Sent: 15 November 2017 10:02
To: Planning Policy Vale;
Cc:

Subject: Vale of White Horse District Council Local Plan 2031 Part 2 – Consultation comments
Attachments: VoWHDC Local Plan 2031 Wantage Deanery Consultation comments 20171115.pdf

Dear Mr Maxted,
Please find attached a letter on the consultation.

I would be grateful for acknowledgement of this letter.

With Every Good Wish
Hugh Rees
Wantage Deanery Lay Chair

To:

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CC : Wantage Deanery Pastoral & Standing committee

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15th November 2017

Vale of White Horse District Council Local Plan 2031 Part 2 – Consultation comments

I am writing to you with comments for your consultation on the Vale's Local Plan 2031 Part 2. This is further to my letters on the 2031 Local Plan Part 1 dated 20th March 2014.

The documents appear to be almost exclusively an update on the project housing numbers, with almost no changes to other policies, or other aspects of the plan.

Mission Statement – Supporting the New Families that will be moving to the Vale

It is good that the Plan's mission statement so clearly supports people moving into the Vale, and its proposed new housing. The 2031 Local Plan refers to building "healthy and sustainable communities", but Part 2 did not elaborate on how this would be achieved, nor on the transition/social change, from "Before/As-Is" to the "After/To-Be".

What are the steps, approaches, plans and viable resourcing to achieve this policy aim? Without such elements, there is a real danger that the intent will just be an aspiration, and fall short of delivering the mission statement, and the previously stated policy aim of building healthy and sustainable communities.

We would recommend the inclusion of Community worker(s) for a minimum of 5 years for major housing developments, to deliver the integration, building and development of the social infrastructure element of such new communities. This could be part of a coherent mix of policy and action.

We consider this aspect as essential to the successful development, integration and flourishing of these new housing developments into communities.

Proposed additional strategic sites housing in East Hanney and NW of Grove

For both the East Hanney (130 homes) and NW of Grove (400 homes) sites, the document "Local Plan 2031 Part 2 Appendix A, pages 10 – 12 and pages 24-29 provide details of the proposed housing development sites, but with no indication of how the new residents of these developments will be supported to building healthy and sustainable communities.

The Hanneys have a number of small/medium housing developments recently completed, planning approved or with planning applications. These windfall developments total just over 260 homes.

The Local Plan 2031 Update states that over half of the additional housing is anticipated to be delivered in the next 5 years.

The new homes on the small/medium developments, together with the proposed strategic sites at East Hanney means these communities are anticipated to be rapidly growing. This brings the very real prospect of a considerable number of new homes, but with less additional social and physical infrastructure to support these developments than if a consolidated development were to done at each respective community. There is also the concern that the social and physical infrastructure is provided in sufficient time to support these communities.

What are the steps, approaches, plans and viable resourcing are proposed, so these communities are sufficiently and adequately supported through these quite significant changes?

Building healthy and sustainable communities – Reduce inequality, poverty and social exclusion

In the Sustainability Appraisal document, section 5 refers “Reduce inequality, poverty and social exclusion in the Vale, and raise educational achievement and skills levels. This is referred to in the context of low levels of educational achievement.

This approach is to be applauded. However, the approach appears to be totally focussed on workforce skills, and skills inequalities. It does not address the aspects of endeavouring the individuals to flourish, and start to break the cycle of low expectations.

Other policies and other aspects of the plan

The Local Plan 2031 Part 2 does not appear to include any changes to other policies, address the deficiencies of the Part 1 plan, or other aspects of the plan. I refer to the earlier letters on the matters of

- Approaches to breaking cycle of low expectations and low attainment levels for families - **It's not OK** that there is insufficient endeavour to boost the self-confidence/raise the attainment level of children from families of low attainment and low self-confidence, and not endeavour to break the cycle of low expectations.
- Maximum housing density commensurate with human flourishing – **It's not OK** that housing is built to such a high density that it adversely affects human flourishing
- Consultation process (the un-represented, the Voiceless) - **It's not OK** to do “This is what we are going to do for your benefit.”
- Changes of catchment of schools resulting from new housing developments – **It's not OK** to approach this matter piecemeal, rather than taking a holistic view
- Facilities on new housing developments – **It's not OK** to provide the premises/facilities on new housing developments without providing the for services into these premises/facilities.
- Building healthy and sustainable communities - **It's not OK** for new housing developments to not build and develop the social infrastructure and social life, especially on major new housing developments
- Specialised housing and facilities – **It's not OK** to not provide, or to “ghetto-ise”.
- Social/affordable housing – **It's not OK** to avoid joined-up provision for the many suffering deprivation
- Facilitating the integration of new residents with existing community, and develop social infrastructure – **It's not OK** to not plan and resource integration of new residents, or not develop the social infrastructure

I am keen to take this matter forward, and would be grateful for your acknowledgement and further information to progress the following actions:

- providing the Wantage Deanery with responses to the general comments, the consultation process, and specific questions and concerns.
- building ways forward for strategic partnerships to support the successful integration of new housing developments with the existing communities.

As an important local stakeholder, Wantage Deanery would be keen to collaborate with the local authority on successfully building healthy and sustainable communities, and creation of plans and viable resourcing to achieve this aim. We consider these matters to be essential to the successful development, integration and flourishing of these new housing developments into communities.

I would be grateful for acknowledgement of this contribution to your consultation.

Yours sincerely,
Hugh Rees