

Comment

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Event Name	Vale of White Horse Local Plan 2031 Part One - Publication
Comment by	Mr Mike Roberts
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Consultation Point	Core Policy 8: Spatial Strategy for Abingdon-on-Thames and Oxford Fringe Sub-Area (View)
Status	Submitted
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Q1 Do you consider the Local Plan is Legally Compliant? No

Q2 Do you consider the Local Plan is Sound (positively prepared, effective and Justified) No

If your comment(s) relate to a specific site within a core policy please select this from the drop down list. South of East Hanney

If you think your comment relates to the DtC, this is about how we have worked with the Duty to Cooperate bodies (such as neighbouring planning authorities)

Q3 Do you consider the Local Plan complies with the Duty to Co-operate? No

Q4 Please give details of why you consider the Local Plan is not legally compliant or is unsound or fails to comply with the duty to co-operate. Please be as precise as possible. If you wish to support the legal compliance or soundness of the Local Plan or its compliance with the duty to co-operate, please also use this box to set out your comments.

The Vale has failed to undertake any public consultation on this site in breach of NPPF and its own policies prior to regulation 19 consultation and the Council Leader has indicated by email on 13/11/14 that they are unwilling to revise the plan prior to section 22 submission. The site is amber for Sustainability appraisal, Landscape capacity study, water supply & freshwater capacity, flooding, social & community criteria is red for ecology in the assessment in topic paper 3. Although assessed green for transport OCC highways were not aware of the change in site in November 2014 and the green assessment on Historic environment & cultural heritage is contrary to the siting of an ancient manor & Roman trackway on the proposed land.

The conclusions in topic paper 3 also fail to take into account that the site will as well as being constrained to the west by the ecology & flooding of the Letcombe Brook is also constrained to the east by the need to mitigate against traffic noise from the A338 invalidating the comments about the largeness of the site. There are no proposals for funding a station at Grove so this comment is irrelevant.

Two local public meetings showed overwhelming opposition to the site and a majority favouring the site east of East Hanney included in the earlier consultation.

In failing to cooperate with the Highway authority on the alterations to the location of the East Hanney site and in the unsound assessment of the criteria this site should not proceed.

Q5 Please set out what modification(s) you consider necessary to make the Local Plan legally compliant or sound, having regard to the test you have identified above where this relates to soundness. (NB Please note that any non-compliance with the duty to co-operate is incapable of modification at examination). You will need to say why this modification will make the Local Plan legally compliant or sound. It will be helpful if you are able to put forward your suggested revised wording of any policy or text. Please be as precise as possible.

The proposed site to the East of East Hanney was subject to consultation with the local community and attracted approximately 30 comments. This site was also considered by OCC and therefore the duty to co-operate was complied with.

Therefore a modification of the plan to revert to the site East of East Hanney would render the plan legally compliant and sound in this respect.

Please note your representation should cover succinctly all the information, evidence and supporting information necessary to support/justify the representation and the suggested modification, as there will not normally be a subsequent opportunity to make further representations based on the original representation at publication stage.

After this stage, further submissions will be only at the request of the Inspector, based on the matters and issues he/she identifies for examination.

Q6 If your representation is seeking a modification, Yes - I wish to participate at the oral examination do you consider it necessary to participate at the oral part of the examination?

Please note the Inspector will determine the most appropriate procedure to adopt to hear those who have indicated that they wish to participate at the oral part of the examination.

Q7 If you wish to participate at the oral part of the examination, please outline why you consider this to be necessary:

As a former Fellow of the Chartered Institute of Housing, past Chair of The RTPI housing policy committee & Regional representative on the National Housing & Town Planning Council I wish to ensure that the Vale Local Plan is a sound and proper basis to plan for the future of the locality.