



APPENDIX 5

Completed consultation response form

**VALE OF WHITE HORSE LOCAL PLAN 2031 PART 1.
STRATEGIC SITES AND POLICIES
PUBLICATION VERSION November 2014**

Response by Arnold White Estates Ltd



**Vale of White Horse Local Plan Part One:
Strategic Sites and Policies**
Publication Stage Representation Form

Ref:

(For official
use only)

Name of the Local Plan to which this representation relates:

Vale of White Horse Local Plan

Response form for the Vale of White Horse strategic planning policy document, the Local Plan Part one. Please return to Planning Policy, Vale of White Horse District Council, Benson Lane, Crowmarsh, Wallingford, OX10 8ED or email planning.policy@whitehorsedc.gov.uk no later than Friday 19 December 2014 by 4.30 pm precisely.

This form has two parts –

Part A – Personal Details

Part B – Your representation(s). Please fill in a separate sheet for each representation you wish to make.

Part A

1. Personal Details*

**If an agent is appointed, please complete only the Title, Name and Organisation boxes below but complete the full contact details of the agent in 2.*

Title

First Name

Last Name

Job Title

(where relevant)

Organisation

(where relevant)

Address Line 1

Line 2

Line 3

Line 4

Post Code

Telephone Number

E-mail Address

(where relevant)

2. Agent's Details (if applicable)

Mr

Geoff

Gardner

Director

Gardner Planning Ltd

Down Ampney

Bendlowes Road

Great Bardfield

Essex

CM6 4RR

Part B – Please use a separate sheet for each representation

See attached Report

Name or Organisation : Arnold White Estates Ltd

3. To which part of the Local Plan does this representation relate?

Paragraph	<input type="text"/>	Policy	mainly CP2, CP4, but also the evidence base	Proposals Map	<input type="text"/>
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4. Do you consider the Local Plan is :

4.(1) Legally compliant	Yes	<input type="text"/>	No	No
4.(2) Sound (Positively Prepared, Effective and Justified)	Yes	<input type="text"/>	No	No
4 (3) Complies with the Duty to co-operate	Yes	<input type="text"/>	No	No

Please mark as appropriate.

5. 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.

See attached Report which deals with

- legal compliance in that the SA/SEA did not properly or at all consider reasonable alternatives to the housing strategy adopted or alternative strategic sites
- the Duty to Cooperate which has not been complied with, specifically the inadequate provision for housing
- the failure to consider how housing delivery on the strategic sites would remedy the seriously deficient 5 year housing land supply
- the 4 tests of soundness and concludes that the Plan is unsound
- the inconsistency of site selection
- the failure to include additional sites to meet the housing needs of the Housing Market Area, specifically Radley South

6. 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 at 5 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 lack of legal compliance and the failure to meet the duty to cooperate are fatal flaws. Subject to those substantial hurdles being overcome, a new Plan could be made sound by

- making full provision for the housing needs of the Housing Market Area
- demonstrating how delivery on strategic sites would provide a full 5 year housing land supply
- including additional sustainable strategic sites including the Radley South site

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.

7. If your representation is seeking a modification, do you consider it necessary to participate at the oral part of the examination?

☐

No, I do not wish to participate at the oral examination

☐

Yes

Yes, I wish to participate at the oral examination

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

To assist the Inspector in the forum of the examination in reaching a view on whether

- the Plan is legally compliant
- the Duty to Cooperate has been complied with
- housing numbers and delivery are sufficient
- there is a need for additional sites to remedy the above
- the right sites have been or could be chosen

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.

Signature:

Date:

19.12.14