

Wootton and St Helen Without Neighbourhood Plan - Publicity period

Response 1

Respondent Details

Information	
Respondent Number: 1	Respondent ID: 96867308
Date Started: 16/10/2018 09:29:28	Date Ended: 16/10/2018 09:35:35
Time Taken: 6 mins, 7 secs	Translation: English
IP Address:	Country: United Kingdom

Q1. Are you completing this form as an:
Organisation

Your comments

<p>Q2. You can provide your comments on the Wootton and St Helen Without Neighbourhood Plan below. When commenting, you should bear in mind that the examiner will mainly assess the plan against the 'basic conditions', which are set out in the Basic Conditions Statement. If you are commenting on a specific section or a supporting document, please make this clear. If you wish to provide evidence and any supporting documents to support/justify your comments, there is a facility to upload your documents below. After this stage, the opportunity for further comments will be only at the request of the examiner.</p>
<p>Thank you for asking the OCCG for further comment on the above NDP. The comments we made on 3rd May 2017 and 13th June 2018 still stand. If you need any more information at this stage please do let me know.</p>

Your details and future contact preferences

Q8. Your contact details

Title	-
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Organisation (if relevant)	Oxfordshire Clinical Commissioning Group
Organisation representing (if relevant)	-
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Response 2

Respondent Details

Information	
Respondent Number: 2	Respondent ID: 97708854
Date Started: 25/10/2018 09:24:20	Date Ended: 25/10/2018 10:48:57
Time Taken: 1 hr, 24 mins, 37 secs	Translation: English
IP Address:	Country: United Kingdom

Q1. Are you completing this form as an:
Individual

Your comments

Q2. You can provide your comments on the Wootton and St Helen Without Neighbourhood Plan below. When commenting, you should bear in mind that the examiner will mainly assess the plan against the 'basic conditions', which are set out in the Basic Conditions Statement. If you are commenting on a specific section or a supporting document, please make this clear. If you wish to provide evidence and any supporting documents to support/justify your comments, there is a facility to upload your documents below. After this stage, the opportunity for further comments will be only at the request of the examiner.
<p>I fully support the Wootton and St Helens Without joint neighbourhood plan (NP) as presented to you. I am a resident of Shippon and my views reflect those of the majority of Shippon as evidenced in the NP from the public consultations help by both the NP steering group and St Helens Without Parish Council.</p> <p>I am aware that there are differences between the NP and the proposals of the Vale of White Horse DC (the Vale) LPP2 draft proposals (which are subject to a separate inspection). I am also aware that the independent inspector for that process requested a copy of the NP which is now before you.</p> <p>The main issues of difference surround lifting Shippon out of the green belt and the buffer zones between the current settlements and the new Development on AbingdonAirfield/ Dalton Barracks (I will call the Airfield for ease of reference). I share the view of the NP that the Airfield is a suitable site for sustainable development following "garden village" principles and I believe the suggested proposals set out so clearly in the NP is the right way to proceed.</p> <p>NPPF Green belt principles have not changed in the latest, July 2018 version; see section 13. Protecting Green Belt Land. Green Belt boundaries should only be altered where exceptional circumstances are fully evidenced and justified, through the preparation or updating of plans.Strategic policies should establish the need for any changes having regard to their intended permanence in the long term, so they can endure beyond the plan period.</p> <p>Before concluding that exceptional circumstances exist to justify changes to the green belt boundaries, the Vale should be able to demonstrate that it has examined fully all other reasonable options for meeting its identified need for development. I do not believe this is the case here and the NP provides a viable alternative which meets the development needs of the Vale but at the same time protects the existing green belt boundaries which the vast majority of the residents in the NP area have stated they want to see retained.</p> <p>To emphasise this point I have compared the number of houses proposed for other development sites in the Vale's local plan in comparison to the Airfield proposed development.</p> <p>Grove 28.35 ha, 400 dwellings, Harwell 36.78 ha, 1000 dwellings, KB/Southmoor 34.73 ha, 600 dwellings.</p> <p>The Airfield site in total after taking out 80 ha for a country park is 210 ha. If the same density as seen at Harwell is applied the Airfield is capable of supporting over 5,500 dwellings.</p> <p>This is more than enough to support the 1200 identified as needed by 2031 and leaves well in excess of 4000 to meet ongoing future needs in any Local Plan beyond 2031.</p> <p>I believe the NP is viable, robust and truly reflects the views of the residents of the NP area and as such should be adopted in its entirety .</p>

Public examination

Q6. The majority of examinations are expected to be through written representations, however the examiner will decide whether there is a need for a public examination. Please indicate below whether you think there should be a public examination on the Wootton and St Helen Without Neighbourhood Plan:

Don't know

Your details and future contact preferences

Q8. Your contact details

Title	Mr
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Organisation (if relevant)	
Organisation representing (if relevant)	
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Postal town	
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Telephone number	
Email address	

Response 3

Respondent Details

Information	
Respondent Number: 3	Respondent ID: 98890131
Date Started: 07/11/2018 09:01:22	Date Ended: 07/11/2018 09:15:56
Time Taken: 14 mins, 34 secs	Translation: English
IP Address:	Country: United Kingdom

Q1. Are you completing this form as an:
Organisation

Your comments

Q2. You can provide your comments on the Wootton and St Helen Without Neighbourhood Plan below. When commenting, you should bear in mind that the examiner will mainly assess the plan against the 'basic conditions', which are set out in the Basic Conditions Statement. If you are commenting on a specific section or a supporting document, please make this clear. If you wish to provide evidence and any supporting documents to support/justify your comments, there is a facility to upload your documents below. After this stage, the opportunity for further comments will be only at the request of the examiner.

Thank you for your e-mail of 5th October advising Historic England of the consultation on the Wootton and St Helen Without Neighbourhood Plan. As the Government's advisers on the historic environment we are pleased to make the following comments.

We welcome the section on the historical development of the two parishes. We also welcome the highlighting of the "sense of history that is preserved in our area through the relatively unchanged physical form of our settlements" on page 14. We suggest that reference is made to the 29 listed buildings in the two parishes, one Grade II* and the others Grade II.

We note the reference to archaeological constraints – have the Oxfordshire Historic Environment Record and Oxfordshire Historic Landscape Character Assessment been consulted, the former for non-scheduled archaeological sites, some of which may be of national significance ?

National Planning Practice Guidance states "... where it is relevant, neighbourhood plans need to include enough information about local heritage to guide decisions and put broader strategic heritage policies from the local plan into action at a neighbourhood scale. ... In addition, and where relevant, neighbourhood plans need to include enough information about local non-designated heritage assets including sites of archaeological interest to guide decisions".

We welcome the reference to "numerous historic sites and features". However, those identified as examples are already "heritage assets" – the National Planning Policy Framework defines a heritage asset as "A building, monument, site, place, area or landscape identified as having a degree of significance meriting consideration in planning decisions, because of its heritage interest".

Heritage assets may be "designated" because of their national importance – listed buildings, scheduled monuments, registered parks and gardens, registered battlefields conservation areas and protected wrecks – or "non-designated".

Non-designated heritage assets, such as locally important buildings, can make an important contribution to creating a sense of place and local identity.

Many local authorities or local communities have a "local list" of such locally important buildings and features. We note that Policy DG2.1, which we welcome, sets out a list of such buildings and structures in the Plan area (we comment on this policy below).

We welcome the commissioning and preparation of the Character Assessment, which we commend, as Historic England considers that Neighbourhood Development Plans should be underpinned by a thorough understanding of the character and special qualities of the area covered by the Plan. We believe that characterisation studies can help inform locations and detailed design of proposed new development, identify possible townscape improvements and establish a baseline against which to measure change.

Although none of the heritage assets in the parish are currently on the Historic England Heritage at Risk Register the Register does not include grade II listed secular buildings outside London. Has a survey of the condition of grade II buildings in the Plan area been undertaken ? If not, this could be a project to add to the evidence base for the Plan.

Figure 2 needs correction or updating as clearly the Plan will not be made in Autumn 2018. We welcome the introduction of "historic" to the Vision and Objectives 3 and 4.

We welcome and support clause b) of Policy SS5.3 as we are similarly concerned about the potential impact of the new development on the historic environment and character of Shippon. We commented to this effect on the Local Plan Part 2, suggesting an amendment to criterion iv) of Policy 8b of the Plan. We subsequently agreed a new paragraph in the Plan with the District Council to overcome our concern. (We note that the Inspector conducting the Examination of the Local Plan Part 2 has requested further information from the Council in relation to this allocation).

We welcome the reference to heritage in Policy IN3.3, Policy DG1 and, in principle, Policy DG2.

Q4. If appropriate, you can set out what change(s) you consider necessary to make the plan able to proceed below. It would be helpful if you are able to put forward your suggested revised wording of any policy or text. Please be as precise as possible.

We previously commented on the danger of specifically identifying to which heritage assets the policy applies, without a coverall to include any other buildings or structures that might be identified in the future as being of sufficient importance to be on the "local list", i.e. any such buildings or structures so identified will not enjoy the protection of the policy.

Policy DG2.2 is entitled "Heritage Assets in Context continued", but the title of Policy DG2.1 is just "Heritage Assets". We welcome the changes in response to our previous comments. However, although the second sentence of Policy DG2.2 refers to both designated and non-designated heritage assets, the first sentence does not, and whilst "significance" has been added to the final clause of Policy DG2.1, it has not been added to Policy DG2.2

We therefore suggest that the two policies be combined and slightly revised to be clear and consistent (National Planning Practice Guidance states "A policy in a neighbourhood plan should be clear and unambiguous. It should be drafted with sufficient clarity that a decision maker can apply it consistently and with confidence when determining planning applications");

"Any development proposal that would have a direct or indirect effect on the significance of a heritage asset, whether designated or non-designated, should demonstrate how the proposal will conserve the heritage asset in a manner appropriate to its significance and demonstrate how the development would make a positive contribution to local character and distinctiveness.

Development proposals that better reveal the significance of heritage assets, for example, through the provision of open or public space, or by taking opportunities to improve appropriate public access, will be supported. Conversely, development proposals that crowd, overshadow, obscure or otherwise adversely affect the significance of heritage assets will not be supported.

Below is a list of the currently identified non-designated heritage assets within the Plan area. However, other buildings may be recognised as non-designated heritage assets during the life of the Plan.

- a) Officers' Mess and Site headquarters, Dalton Barracks
- b) Control Tower, Dalton Barracks
- c) Early 20th century brick building [Building No. 125], Dalton Barracks
- d) Early 20th century prefab single-storey building [Building No. 40], Dalton Barracks
- e) RAF gates, Old Faringdon Road
- f) Waterworks, Whitecross
- g) Prince of Wales public house, Shippon
- h) Shippon Church and Vicarage
- i) Faringdon Road Milestone
- j) Shippon stone walls
- k) Vicarage pump, Shippon
- l) Alms houses and school house, Shippon
- m) Old Faringdon Road, across the airfield
- n) Sandford Lane, across the airfield

Plans are provided at the end of the Neighbourhood Plan (pages 92–93) showing the precise locations of each of these heritage assets."

The list of non-designated heritage assets could be relocated to an appendix with a list of the 29 listed buildings in the Plan area. These designated heritage assets could also be helpfully shown on the maps in the Plan (see <https://historicengland.org.uk/listing/the-list/map-search?clearresults=True>)

We consider that "protecting historic and heritage assets" is also a fundamental aspect of sustainable development - paragraph 8 of the National Planning Policy Framework (2018) explains that "Achieving sustainable development means that the planning system has three overarching objectives.....an environmental objective – to contribute to protecting and enhancing our natural, built and historic environment.....".

Paragraph 125 of the National Planning Policy Framework (2018) states that; "Plans should, at the most appropriate level, set out a clear design vision and expectations, so that applicants have as much certainty as possible about what is likely to be acceptable. Design policies should be developed with local communities so they reflect local aspirations, and are grounded in an understanding and evaluation of each area's defining characteristics. Neighbourhood plans can play an important role in identifying the special qualities of each area and explaining how this should be reflected in development".

We therefore welcome Policy DG3, although we feel that DG3.7 could be firmer in requiring all development to actually reflect or incorporate "defining characteristics of the immediate and surrounding area", not simply to require a statement to accompany any planning application explaining the understanding and evaluation of those characteristics. However, we are satisfied that the "understanding and evaluation of its defining characteristics" as required by the National Planning Policy Framework exists with the Character Assessment.

We hope you find these comments helpful. Should you wish to discuss any points within this letter, please do not hesitate to contact us.

Thank you again for consulting Historic England.

Your details and future contact preferences

Q8. Your contact details

Title	-
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Response 4

Respondent Details

Information	
Respondent Number: 4	Respondent ID: 98994334
Date Started: 08/11/2018 08:17:58	Date Ended: 08/11/2018 08:28:58
Time Taken: 11 mins, 0 secs	Translation: English
IP Address:	Country: United Kingdom

Q1. Are you completing this form as an:
Agent

Your comments

<p>Q2. You can provide your comments on the Wootton and St Helen Without Neighbourhood Plan below. When commenting, you should bear in mind that the examiner will mainly assess the plan against the 'basic conditions', which are set out in the Basic Conditions Statement. If you are commenting on a specific section or a supporting document, please make this clear. If you wish to provide evidence and any supporting documents to support/justify your comments, there is a facility to upload your documents below. After this stage, the opportunity for further comments will be only at the request of the examiner.</p>
<p>Thank you for consulting Thames Water Utilities (Thames Water) regarding the above. Thames Water are the statutory water and sewerage undertaker for the Vale of White Horse area and are hence a “specific consultation body” in accordance with the Town & Country Planning (Local Development) Regulations 2012.</p> <p>We have the following comments on the Neighbourhood Plan:</p> <p>New development should be co-ordinated with the infrastructure it demands and to take into account the capacity of existing infrastructure. Paragraph 20 of the Revised National Planning Policy Framework (NPPF), July 2018, states: “Strategic policies should set out an overall strategy for the pattern, scale and quality of development, and make sufficient provision for... infrastructure for waste management, water supply, wastewater...”</p> <p>Paragraph 28 relates to non-strategic policies and states: “Non-strategic policies should be used by local planning authorities and communities to set out more detailed policies for specific areas, neighbourhoods or types of development. This can include allocating sites, the provision of infrastructure...”</p> <p>Paragraph 26 of the revised NPPF goes on to state: “Effective and on-going joint working between strategic policy-making authorities and relevant bodies is integral to the production of a positively prepared and justified strategy. In particular, joint working should help to determine where additional infrastructure is necessary....”</p> <p>The web based National Planning Practice Guidance (NPPG) includes a section on ‘water supply, wastewater and water quality’ and sets out that Local Plans should be the focus for ensuring that investment plans of water and sewerage/wastewater companies align with development needs. The introduction to this section also sets out that: “Adequate water and wastewater infrastructure is needed to support sustainable development” (Paragraph: 001, Reference ID: 34-001-20140306).</p> <p>The way water and wastewater infrastructure will be delivered has changed. From the 1st April 2018 all off site water and wastewater network reinforcement works necessary as a result of new development will be delivered by the relevant statutory undertaker. Local reinforcement works will be funded by the Infrastructure Charge which is a fixed charge for water and wastewater for each new property connected. Strategic water and wastewater infrastructure requirements will be funded through water companies’ investment programmes which are based on a 5 year cycle known as the Asset Management Plan process.</p>

Q4. If appropriate, you can set out what change(s) you consider necessary to make the plan able to proceed below. It would be helpful if you are able to put forward your suggested revised wording of any policy or text. Please be as precise as possible.

Omission of a Policy on Water and Wastewater Infrastructure

In light of the changes which took effect in April 2018, and which are set out above, we would request that additional information is included within the section titles 'Infrastructure Needs' We proposed text along the following lines:

“Developers need to consider the net increase in water and waste water demand to serve their developments and also any impact the development may have off site further down the network, if no/low water pressure and internal/external sewage flooding of property is to be avoided.

Thames Water encourages developers to use our free pre-planning service (<https://www.thameswater.co.uk/preplanning>). This service can tell developers at an early stage if we will have capacity in our water and/or wastewater networks to serve their development, or what we'll do if we don't.

The developer can then submit this as evidence to support a planning application and we can prepare to serve the new development at the point of need, helping avoid delays to housing delivery programmes.”

New reservoir and the Abingdon flood alleviation scheme

For the Neighbourhood Plan to be in conformity with the Local Plan, it should be recognised that the Neighbourhood Plan area includes part of the area safeguarded for a new reservoir and the Abingdon flood alleviation scheme (Abingdon Common location to south west of junction of A415 and A34).

Policy 14 of the adopted Vale of White Horse Local Plan Part One and draft Local Plan Part Two sets out that land is safeguarded for a reservoir and ancillary works between the settlements of East Hanney, Drayton and Steventon and that development that might prejudice the implementation of the Upper Thames Reservoir will be refused. The Wootton & St Helen Without Neighbourhood Plan should be in general conformity with the Local Plan and therefore should not prejudice the reservoir (and flood management scheme) proposal, as safeguarded by Policy 14 of the Local Plan.

We hope this is of assistance. If you have any questions please do not hesitate to contact Carmelle Bell on the above number.

Your details and future contact preferences

Q8. Your contact details

Title	-
Name	Tasha Hurley
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Organisation (if relevant)	Savills
Organisation representing (if relevant)	Thames Water Utilities LTD
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Response 5

Respondent Details

Information	
Respondent Number: 5	Respondent ID: 99002531
Date Started: 08/11/2018 09:44:01	Date Ended: 08/11/2018 09:52:05
Time Taken: 8 mins, 4 secs	Translation: English
IP Address:	Country: United Kingdom

Q1. Are you completing this form as an:

Individual

Your comments

Q2. You can provide your comments on the Wootton and St Helen Without Neighbourhood Plan below. When commenting, you should bear in mind that the examiner will mainly assess the plan against the 'basic conditions', which are set out in the Basic Conditions Statement. If you are commenting on a specific section or a supporting document, please make this clear. If you wish to provide evidence and any supporting documents to support/justify your comments, there is a facility to upload your documents below. After this stage, the opportunity for further comments will be only at the request of the examiner.

On page 36 there is a list of the 'Policy SS3 Local Green Spaces', which specifies there are 10 green spaces.

However, this list omits the green space to the west of Lashford Lane and north of the field; this site is next to the Lashford lane nature reserve and beside a site of scientific special interest (Cothill Fen). The Lashford Lane green space is listed in the appendix as k) Dry Sandford Open space on page 74 of the document, yet is missed off the list on page 36. I think it needs to be included in the Local green spaces list.

Q4. If appropriate, you can set out what change(s) you consider necessary to make the plan able to proceed below. It would 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 Lashford Lane green space (to the west of Lashford Lane and north of the field), which is listed in the appendix as k) Dry Sandford Open space on page 74 of the document, needs to be included in the list on page 36 of the 'Policy SS3 Local Green Spaces',

Public examination

Q6. The majority of examinations are expected to be through written representations, however the examiner will decide whether there is a need for a public examination. Please indicate below whether you think there should be a public examination on the Wootton and St Helen Without Neighbourhood Plan:

Yes, I request a public examination

Public examination

Q7. Please state your specific reasons for requesting a public examination below

A chance for all to air their views on the final document.

Your details and future contact preferences

Q8. Your contact details

Title	Dr
Name	Emily Hughes
Job title (if relevant)	
Organisation (if relevant)	
Organisation representing (if relevant)	
Address line 1	
Address line 2	
Address line 3	
Postal town	
Postcode	
Telephone number	
Email address	

Response 6

Respondent Details

Information	
Respondent Number: 6	Respondent ID: 99117114
Date Started: 09/11/2018 10:11:13	Date Ended: 09/11/2018 10:14:33
Time Taken: 3 mins, 20 secs	Translation: English
IP Address:	Country: United Kingdom

Q1. Are you completing this form as an:
Individual

Your comments

Q4. If appropriate, you can set out what change(s) you consider necessary to make the plan able to proceed below. It would be helpful if you are able to put forward your suggested revised wording of any policy or text. Please be as precise as possible.
With the large numbers of homes planned I think it would be appropriate if the Dalton Barracks Sports Field was retained for Community use
The ownership of this land should be transferred to a local Community Trust or Charity and used as Green Space for families and the local people to use

Public examination

Q6. The majority of examinations are expected to be through written representations, however the examiner will decide whether there is a need for a public examination. Please indicate below whether you think there should be a public examination on the Wootton and St Helen Without Neighbourhood Plan:
Yes, I request a public examination

Public examination

Q7. Please state your specific reasons for requesting a public examination below
This will have a huge impact on the area for many years to come and needs to be fully assessed

Your details and future contact preferences

Q8. Your contact details

Title	Mr
Name	Martin Gillett
Job title (if relevant)	
Organisation (if relevant)	
Organisation representing (if relevant)	
Address line 1	
Address line 2	
Address line 3	
Postal town	
Postcode	
Telephone number	
Email address	

Response 7

Respondent Details

Information	
Respondent Number: 7	Respondent ID: 99425501
Date Started: 13/11/2018 09:00:46	Date Ended: 13/11/2018 09:10:56
Time Taken: 10 mins, 10 secs	Translation: English
IP Address:	Country: United Kingdom

Q1. Are you completing this form as an:
Agent

Your comments

<p>Q2. You can provide your comments on the Wootton and St Helen Without Neighbourhood Plan below. When commenting, you should bear in mind that the examiner will mainly assess the plan against the 'basic conditions', which are set out in the Basic Conditions Statement. If you are commenting on a specific section or a supporting document, please make this clear. If you wish to provide evidence and any supporting documents to support/justify your comments, there is a facility to upload your documents below. After this stage, the opportunity for further comments will be only at the request of the examiner.</p>
<p>Please see attached.</p>

Q3. You can upload supporting evidence below
<ul style="list-style-type: none">File: Neighbourhood Plan Representation 9 November 2018 with Appendix.pdf - Download

Your details and future contact preferences

Q8. Your contact details

Title	-
Name	Mark Utting
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Organisation (if relevant)	Carter Jonas
Organisation representing (if relevant)	Secretary of State for Defence
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Response 8

Respondent Details

Information	
Respondent Number: 8	Respondent ID: 99537217
Date Started: 14/11/2018 09:58:04	Date Ended: 14/11/2018 09:59:36
Time Taken: 1 min, 32 secs	Translation: English
IP Address:	Country: United Kingdom

Q1. Are you completing this form as an:
Organisation

Your comments

Q2. You can provide your comments on the Wootton and St Helen Without Neighbourhood Plan below. When commenting, you should bear in mind that the examiner will mainly assess the plan against the 'basic conditions', which are set out in the Basic Conditions Statement. If you are commenting on a specific section or a supporting document, please make this clear. If you wish to provide evidence and any supporting documents to support/justify your comments, there is a facility to upload your documents below. After this stage, the opportunity for further comments will be only at the request of the examiner.
<p>Dear Planning Policy Team,</p> <p>Vale of the White Horse District Council - Wootton and St Helen Without Neighbourhood Plan Consultation</p> <p>Thank you for inviting Highways England to comment on the Vale of the White Horse District Council - Wootton and St Helen Without Neighbourhood Plan Consultation.</p> <p>Highways England has been appointed by the Secretary of State for Transport as strategic highway company under the provisions of the Infrastructure Act 2015 and is the highway authority, traffic authority and street authority for the strategic road network (SRN). The SRN is a critical national asset and as such Highways England works to ensure that it operates and is managed in the public interest, both in respect of current activities and needs as well as in providing effective stewardship of its long-term operation and integrity.</p> <p>We will therefore be concerned with proposals that have the potential to impact the safe and efficient operation of the SRN, in this case the A34.</p> <p>We have reviewed the consultation and have no comments.</p> <p>I hope the above information has been useful, please do not hesitate to contact me if you have any queries</p>

Your details and future contact preferences

Q8. Your contact details

Title	-
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Organisation representing (if relevant)	-
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Response 9

Respondent Details

Information	
Respondent Number: 9	Respondent ID: 96540225
Date Started: 11/10/2018 19:16:51	Date Ended: 14/11/2018 11:35:59
Time Taken: 808 hrs, 19 mins, 8 secs	Translation: English
IP Address:	Country: United Kingdom

Q1. Are you completing this form as an:
Individual

Public examination

Q6. The majority of examinations are expected to be through written representations, however the examiner will decide whether there is a need for a public examination. Please indicate below whether you think there should be a public examination on the Wootton and St Helen Without Neighbourhood Plan:
No, I do not request a public examination

Response 10

Respondent Details

Information	
Respondent Number: 10	Respondent ID: 96131036
Date Started: 07/10/2018 10:53:58	Date Ended: 15/11/2018 22:18:54
Time Taken: 947 hrs, 24 mins, 56 secs	Translation: English
IP Address:	Country: United Kingdom

Q1. Are you completing this form as an:
Individual

Your comments

Q2. You can provide your comments on the Wootton and St Helen Without Neighbourhood Plan below. When commenting, you should bear in mind that the examiner will mainly assess the plan against the 'basic conditions', which are set out in the Basic Conditions Statement. If you are commenting on a specific section or a supporting document, please make this clear. If you wish to provide evidence and any supporting documents to support/justify your comments, there is a facility to upload your documents below. After this stage, the opportunity for further comments will be only at the request of the examiner.

Policy SS2.2.1 LOCAL GREEN SPACE

REQUEST FOR INCLUSION OF PUBLIC GREEN SPACE AT WOOTTON VILLAGE/COFFIN LANE (near to OX1 5HW).

Location. Two small village greens located in the centre of (Old) Wootton Village and separated by the "Coffin Lane" Bridleway.

Reason. These two areas of open grass and occasional trees are a local open green space of Wootton Parish wide and historical importance. They are an asset owned and managed by the Wootton & Dry Sandford Parish Council on behalf of the local people.

The two pieces of open grass are what remains of the original Wootton Parish Community Centre and village green. There is evidence that this area has been a community asset and open space for hundreds of years. The land is used by children from the local community and local school as well as for walkers. A vital service this grass area offers is as a traffic refuge for horses which are numerous on Boars Hill. The original community centre was sold for housing and the village green is what remains. WOOTTON VILLAGE GREEN

I am writing to request the inclusion of the Wootton Village Green in the Local Plan on the basis of its historical and current value to the residents of Wootton Parish and also the numerous visitors to Boars Hill and the surrounding area.

The Wootton Village Green is a well-used and well-loved public open space located in the centre of Wootton Village. It comprises of two areas of green space separated by a small residential access road. The Wootton Village Green lies adjacent to the public footpath and Bridleway known as Coffin Lane as it was the route that coffins took to travel to Cumnor Churchyard. The Wootton Village Green site was part of the original Community Hall located where two houses now stand. As Wootton grew in size the decision was made to locate the centre of the village to the local community centre. However the land surrounding the Community Hall was retained by the Parish as public open space.

The Wootton Village Green was the location for the Wootton Feast for over 100 years and nearby is the site where the residents drew water flowing from Boars Hill right up until the 20th century.

The Wootton Village Green is located in the centre of Wootton Village but is used by a wide range of residents of Wootton Parish. It is owned and managed by Wootton Parish Council. As one of only a few areas of public open space owned and managed by Wootton Parish Council it is surprising that it was not included in the current Local Neighbourhood Plan already.

Ancient Maps of Wootton Village indicate that the Wootton Village Green has been a public open space in Wootton Village most probably since Saxon times and is open space that belongs to and is managed by the Wootton Parish Council.

The current Wootton Village Green provides a number of vital community and leisure functions. Including a:

- refuge for numerous horses and riders at busy times such school collection times;
- dog refuse bin that is used extensively by local dog walkers;

- children play area for the increasing number of children who live in this part of Wootton Parish;
- safety zone for children attending the local Wootton St Peters C of E Primary School;
- setting for a local Grade 2 Listed Cottage;
- location of local post box;
- stopping off point for children and young persons on expeditions from the local Scout Adventure Centre;
- picnic area for walkers on Boars Hill and the local area;
- haven for wildlife including birds.

Attachments:

Photograph of Wootton Village Green from map dated 1910.

Photograph of Village Green and Community Hall in 1961.

Photograph of Wootton Village Green in 2018

Photograph of Wootton Village Green 2018

Photographs of Wootton Village Green showing local amenities (including dog waste bin).

Q3. You can upload supporting evidence below

- File: Wootton Village Green (Centre) from 1910 Map..jpg - [Download](#)
- File: Wootton Village Green 1961.jpg - [Download](#)
- File: Wootton Village Green 2018.jpg - [Download](#)
- File: Wootton Village Green (Centre and Left).jpg - [Download](#)
- File: Wootton Village Green 2018.jpg - [Download](#)
- File: Wootton Village Green 1.jpg - [Download](#)
- File: Wootton Village Green 2.jpg - [Download](#)

Q4. If appropriate, you can set out what change(s) you consider necessary to make the plan able to proceed below. It would be helpful if you are able to put forward your suggested revised wording of any policy or text. Please be as precise as possible.

Policy SS2.2.1 LOCAL GREEN SPACE

REQUEST FOR INCLUSION OF PUBLIC GREEN SPACE AT WOOTTON VILLAGE/COFFIN LANE (near to OX1 5HW).

It is my opinion that a description sheet should be included in the local plan for this area, Wootton Village Green, in the same way as for the other pieces of protected open green space in Wootton Parish. The Local Plan Steering committee has access to the template for completing the required sheet for inclusion in the local plan.

Public examination

Q6. The majority of examinations are expected to be through written representations, however the examiner will decide whether there is a need for a public examination. Please indicate below whether you think there should be a public examination on the Wootton and St Helen Without Neighbourhood Plan:

Don't know

Your details and future contact preferences

Q8. Your contact details

Title	Mr
Name	David Batt-Rawden
Job title (if relevant)	
Organisation (if relevant)	
Organisation representing (if relevant)	
Address line 1	
Address line 2	
Address line 3	
Postal town	
Postcode	
Telephone number	
Email address	

Response 11

Respondent Details

Information	
Respondent Number: 11	Respondent ID: 99939470
Date Started: 19/11/2018 09:58:15	Date Ended: 19/11/2018 10:30:58
Time Taken: 32 mins, 43 secs	Translation: English
IP Address:	Country: United Kingdom

Q1. Are you completing this form as an:

Organisation

Your comments

Q2. You can provide your comments on the Wootton and St Helen Without Neighbourhood Plan below. When commenting, you should bear in mind that the examiner will mainly assess the plan against the 'basic conditions', which are set out in the Basic Conditions Statement. If you are commenting on a specific section or a supporting document, please make this clear. If you wish to provide evidence and any supporting documents to support/justify your comments, there is a facility to upload your documents below. After this stage, the opportunity for further comments will be only at the request of the examiner.

Please find attached.

Q3. You can upload supporting evidence below

- File: 2018_11_16 VOWH Policy Response1 to WSHW NDP.DOC.PDF - [Download](#)

Public examination

Q6. The majority of examinations are expected to be through written representations, however the examiner will decide whether there is a need for a public examination. Please indicate below whether you think there should be a public examination on the Wootton and St Helen Without Neighbourhood Plan:

Yes, I request a public examination

Public examination

Q7. Please state your specific reasons for requesting a public examination below

There are of course potential difficulties in progressing a Neighbourhood Plan at the same time as a local plan, especially if the local plan proposes strategic development within the neighbourhood area, and even more so if parts of the Neighbourhood Plan appear to be inconsistent with these strategic policies. Given that the Local Plan 2031: Part 2 is currently progressing through Examination, the Council reserves the right to make further comments as and when they receive the recommendations of the Planning Inspector presiding over the Part 2 plan Examination.

The Council have notified the Steering Group on numerous occasions that seeking to progress a Neighbourhood Plan in advance of a local plan could lead the Neighbourhood Plan to quickly become out-of-date. Nonetheless, the Council acknowledge that the proposed modifications to the Neighbourhood Plan do help to reduce any areas of potential non-conformity.

It is suggested that it may be prudent to wait for the Planning Inspector's Final Report into the Local Plan 2031: Part 2 before seeking to examine the neighbourhood plan; this will help to ensure the neighbourhood plan reflects the final version of the Part 2 plan and helps to ensure the neighbourhood plan is fit-for-purpose.

The Council have, however, gone to considerable lengths to ensure that any strategic development within the Neighbourhood Plan area respects, as far as possible, the emerging neighbourhood plan policies. Examples include, seeking to protect the historic core of Shippon, providing for some degree of greenspace or buffer between the proposed and existing development areas and protecting important historic buildings.

The Council would like to participate in public hearings for the neighbourhood plan should these go ahead.

Your details and future contact preferences

Q8. Your contact details

Title	-
Name	Adrian Duffield
Job title (if relevant)	Head of Service
Organisation (if relevant)	Vale of White Horse District Council
Organisation representing (if relevant)	-
Address line 1	135 Eastern Avenue
Address line 2	Milton Park
Address line 3	Milton
Postal town	Abingdon
Postcode	OX14 4SB
Telephone number	-
Email address	planning.policy@southandvale.gov.uk

Response 12

Respondent Details

Information	
Respondent Number: 12	Respondent ID: 99959100
Date Started: 19/11/2018 12:01:04	Date Ended: 19/11/2018 12:08:49
Time Taken: 7 mins, 45 secs	Translation: English
IP Address:	Country: United Kingdom

Q1. Are you completing this form as an:
Organisation

Your comments

<p>Q2. You can provide your comments on the Wootton and St Helen Without Neighbourhood Plan below. When commenting, you should bear in mind that the examiner will mainly assess the plan against the 'basic conditions', which are set out in the Basic Conditions Statement. If you are commenting on a specific section or a supporting document, please make this clear. If you wish to provide evidence and any supporting documents to support/justify your comments, there is a facility to upload your documents below. After this stage, the opportunity for further comments will be only at the request of the examiner.</p>
<p>Please find attached.</p>

<p>Q3. You can upload supporting evidence below</p>
<ul style="list-style-type: none">File: 2018_11_14 - Pye Homes Regulation 15 Response Wootton and St Helen Without NDP.pdf - Download

Your details and future contact preferences

Q8. Your contact details

Title	-
Name	Ashley Maltman
Job title (if relevant)	Planning Manager
Organisation (if relevant)	J A PYE (Oxford) Limited
Organisation representing (if relevant)	-
Address line 1	Langford Locks
Address line 2	Kidlington
Address line 3	-
Postal town	Oxfordshire
Postcode	OX5 1HZ
Telephone number	01865 373903
Email address	enquiries@pyehomes.co.uk

Response 13

Respondent Details

Information	
Respondent Number: 13	Respondent ID: 99962922
Date Started: 19/11/2018 12:16:54	Date Ended: 19/11/2018 12:29:09
Time Taken: 12 mins, 15 secs	Translation: English
IP Address:	Country: United Kingdom

Q1. Are you completing this form as an:
Organisation

Your comments

Q2. You can provide your comments on the Wootton and St Helen Without Neighbourhood Plan below. When commenting, you should bear in mind that the examiner will mainly assess the plan against the 'basic conditions', which are set out in the Basic Conditions Statement. If you are commenting on a specific section or a supporting document, please make this clear. If you wish to provide evidence and any supporting documents to support/justify your comments, there is a facility to upload your documents below. After this stage, the opportunity for further comments will be only at the request of the examiner.

Thank you for the opportunity to comment on the Draft Wootton and St Helen Without Neighbourhood Plan. This representation is made on behalf of Catesby Estates Ltd with references to the land east of Lamborough Hill. The site is edged red on the attached Location Plan (Appendix 1).

The purpose of a Neighbourhood Plan (NP) is to add a unique flavour to the planning policies provided in the Local Plan, with the aim of extending the policy reach and more detail beyond that included in the Vale of White Horse Local Development Plan. A NP must be positive, support sustainable development and be in 'tune' with the wider objective and aspirations of the wider planning context of the Vale of White Horse Council

To this extent, the process of formulating and 'making' a NP is underpinned by legislation, primarily Section 38A to 38C of the Planning and Compulsory Purchase Act 2004; the Neighbourhood Planning (General Regulations) 2012, as amended; and the Section 38A and 38C (5) and schedule 4B of the Town and planning Act 1990

It is apparent from reading the Neighbourhood Plan that the Parish Council are committed to developing good places with high quality design that are respective of Wootton and St Helen Without. Catesby are supportive of the draft Neighbourhood Plan however feel the plan could be more ambitious. For instance, the Neighbourhood Plan does not seek to use their new ability (provided through the NPPF 2018) to allocate residential sites in the Green Belt but yet identify issues and services which carefully planned development could support. For instance, the recent closure of the doctor's surgery, lack of affordable housing and road improvements are cited as issues of concern to local residents, all of which could be provided or supported through a residential development, such as that at land east of Lamborough Hill.

Site and Location

This document has been prepared by Catesby Estates Limited in respect of a development proposal for residential development at land east of Lamborough Hill, Wootton, ("the Site"). The Site wraps around the south eastern edge of the village of Wootton, which lies 4km north of the market town of Abingdon-on-Thames and within the administration of the Vale of White Horse District Council.

The Site is currently used for grazing of horses and is laid out as a series of paddocks bounded by a combination of post and rail, and post and wire fences.

The site is able to accommodate residential development and community uses. Enclosed at Appendix 2 is an illustrative masterplan showing the potential location for community uses, for instance a Doctors Surgery to replace that recently lost or a 1FE Primary School for instance (Appendix 2: Plan AR/002A: Illustrative Masterplan including Community Space). In terms of masterplanning of the Site, proposals have been underpinned by the following key design principles:

- A well-structured housing layout can be delivered which successfully utilises the natural features of the Site and provides key character areas throughout, resulting in a positive 'sense of place' in an appropriate village scale. This includes a partially screened road frontage on to Lamborough Hill accommodating primary view corridors through the development to permit partially open views towards Boars Hill.;
- The eastern edge of the development could be planted so to integrate into the surrounding agricultural context;

- The existing network of Public Rights of Way crossing the Site could be accommodated within the proposal to ensure that a high level of permeability and connectivity is maintained;
- Tree and hedgerow retention would be increased with a scheme of replacement hedgerow planting;
- Provision of new public open space to meet the needs and enjoyment of the future occupants of the development and the surrounding community. A large proportion of this provision will be located towards the north of the Site and along the eastern boundary parallel to open countryside.
- Affordable housing will be provided on the Site as part of the overall development scheme. Catesby would consider a flexible approach to the affordable housing for instance self-build plots or starter homes as desired by the community.
- Financial contributions, where justified, will be provided to enhance local infrastructure. Contributions could potentially be made towards:
 - Educational facilities
 - Health facilities
 - Leisure and green infrastructure

This document is not intended to present a fully work-up scheme but has been prepared to show one way of how development of the site could be delivered.

Community Benefits

As set out above, Catesby are committed to bringing forward sustainable development that enhance the area in which they are located. Accordingly, we note that the draft Neighbourhood plan expressed concerns about the loss of the doctor's surgery and Catesby would be happy to offer a replacement facility on site or other community facility, as desirable by the community.

National Planning Policy Framework 2018

Para 65 and 66 of the NPPF (2018) states that strategic policies should set out a housing requirement for designated neighbourhood areas which reflects the overall strategy for the pattern and scale of development and any relevant allocations.

It is noted that the Local Plan Part 2 is currently at examination therefore the housing requirement and suitability of allocations, especially Dalton Barracks remains uncertain. This is emphasised by the Inspector's recent letter to the Council querying elements of the Plan. It is therefore considered that the Neighbourhood Plan is premature and should await the adoption of the Local Plan Part 2.

It is also noted that Para 69 of the NPPF (2018) states that neighbourhood planning groups should also consider the opportunities for allocating small and medium-sized sites suitable for housing in their area and para 136 of the NPPF (2018) establishes that where a need for changes to Green Belt boundaries has been established through strategic policies, detailed amendments to those boundaries may be made through non-strategic policies, including neighbourhood plans.

It has been established through the proposed allocation of Dalton Barracks, a Green Belt site, that Green Belt boundary changes are necessary to deliver the required housing. It is therefore within the power of the Neighbourhood Plan to make changes to the Green Belt boundary to enable the delivery of small and medium sized sites. This would be especially beneficial in cases where community benefits can be delivered alongside the proposed housing.

Ambitious Plan Making

As set out in the Housing White Paper: Fixing our Broken Housing Market (2017), the Prime Minister Theresa May states:

“Our broken housing market is one of the greatest barriers to progress in Britain today. Whether buying or renting, the fact is that housing is increasingly unaffordable – particularly for ordinary working class people who are struggling to get by.”

This is recognised in the draft Neighbourhood Plan, which notes that house prices in and around Oxford are among the least affordable in the country. This is recognised in the Neighbourhood Plan but is not ambitious in seeking to support small to medium sites to meet rural housing need and increase the supply of housing in Wootton and St Helen Without.

It was recognised in the Housing White Paper that neighbourhood plans present for identifying and allocating sites that are suitable for housing, drawing on the knowledge of local communities and being ambitious in creating opportunities for both young people who wish to stay in the area and older people looking to downsize. It is considered that the draft Neighbourhood Plan could go further in meeting the local housing need.

The new NPPF allows Neighbourhood Plans to allocate Green Belt sites for development. It is our opinion that the current draft Neighbourhood Plan could be more ambitious in both seeking to deliver new homes and also resolve some of the identified shortfalls in both infrastructure and facilities. For instance, the site at Lamborough Hill provides an opportunity to provide a replacement doctors surgery, road and education contributions as well as much needed affordable housing.

Q3. You can upload supporting evidence below

- File: Matter 2 APP 1 Wootton Site Location Plan.pdf - [Download](#)
- File: Wootton AR_002B Illustrative Masterplan including Community Space (low r....pdf - [Download](#)

Public examination

Q6. The majority of examinations are expected to be through written representations, however the examiner will decide whether there is a need for a public examination. Please indicate below whether you think there should be a public examination on the Wootton and St Helen Without Neighbourhood Plan:

Yes, I request a public examination

Public examination

Q7. Please state your specific reasons for requesting a public examination below

We would welcome the opportunity to speak further with the Neighbourhood Plan Steering group and would seek to appear at the oral examination of the Neighbourhood Plan.

We would also be more than happy to attend any further meetings to discuss the site. Should you have any queries, please do not hesitate to contact me.

Your details and future contact preferences

Q8. Your contact details

Title	-
Name	Dawn Adams
Job title (if relevant)	Planning Manager
Organisation (if relevant)	Catesby Estates plc
Organisation representing (if relevant)	-
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Address line 2	5B Tournament Court
Address line 3	Edgehill Drive
Postal town	Warwick
Postcode	CV34 6LG
Telephone number	01926 836910
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Response 14

Respondent Details

Information	
Respondent Number: 14	Respondent ID: 99966457
Date Started: 19/11/2018 12:31:01	Date Ended: 19/11/2018 12:34:37
Time Taken: 3 mins, 36 secs	Translation: English
IP Address:	Country: United Kingdom

Q1. Are you completing this form as an:
Individual

Your comments

<p>Q2. You can provide your comments on the Wootton and St Helen Without Neighbourhood Plan below. When commenting, you should bear in mind that the examiner will mainly assess the plan against the 'basic conditions', which are set out in the Basic Conditions Statement. If you are commenting on a specific section or a supporting document, please make this clear. If you wish to provide evidence and any supporting documents to support/justify your comments, there is a facility to upload your documents below. After this stage, the opportunity for further comments will be only at the request of the examiner.</p>
<p>The footpaths on page 78 Old Boars Hill Character Area and 79 Foxcombe Hill Character Area of the neighbourhood plan are not accurate and do not conform to the Definitive Map of Public Rights of Way for Oxfordshire https://www2.oxfordshire.gov.uk/cms/sites/default/files/folders/documents/environmentandplanning/countryside/definitivemap/defmapPDFs/SP40SE.pdf</p> <p>The wide views on p79 Foxcombe Hill Character Area do not exist due to trees and hedges blocking the views. https://goo.gl/maps/erdB2fDiVQP2 . This appears to have been a desktop exercise</p> <p>The view in Photo 3 page BH 11 of the character assessment is due West over the field and not South West to Wootton or Lamborough hill http://wshwnp.org.uk/wp-content/uploads/2018/08/WSHWNP-Character-Assessment-Introduction-full.pdf</p>

Your details and future contact preferences

Q8. Your contact details

Title

Name Vijay Srao

Job title (if relevant)

Organisation (if relevant)

Organisation representing (if relevant)

Address line 1

Address line 2

Address line 3

Postal town

Postcode

Telephone number

Email address

Response 15

Respondent Details

Information	
Respondent Number: 15	Respondent ID: 99967640
Date Started: 19/11/2018 12:35:36	Date Ended: 19/11/2018 12:38:26
Time Taken: 2 mins, 50 secs	Translation: English
IP Address:	Country: United Kingdom

Q1. Are you completing this form as an:
Organisation

Your comments

<p>Q2. You can provide your comments on the Wootton and St Helen Without Neighbourhood Plan below. When commenting, you should bear in mind that the examiner will mainly assess the plan against the 'basic conditions', which are set out in the Basic Conditions Statement. If you are commenting on a specific section or a supporting document, please make this clear. If you wish to provide evidence and any supporting documents to support/justify your comments, there is a facility to upload your documents below. After this stage, the opportunity for further comments will be only at the request of the examiner.</p>
<p>Please find attached.</p>

Q3. You can upload supporting evidence below
<ul style="list-style-type: none">File: County response on Wootton and St Helen Without submitted neighbourhood plan November 2018.pdf - Download

Public examination

<p>Q6. The majority of examinations are expected to be through written representations, however the examiner will decide whether there is a need for a public examination. Please indicate below whether you think there should be a public examination on the Wootton and St Helen Without Neighbourhood Plan:</p>
No, I do not request a public examination

Your details and future contact preferences

Q8. Your contact details

Title	-
Name	Lynette Hughes
Job title (if relevant)	Senior Planning Officer
Organisation (if relevant)	Oxfordshire County Council
Organisation representing (if relevant)	-
Address line 1	County Hall
Address line 2	New Road
Address line 3	-
Postal town	Oxford
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Telephone number	-
Email address	Lynette.hughes@oxfordshire.gov.uk

Response 16

Respondent Details

Information	
Respondent Number: 16	Respondent ID: 100092978
Date Started: 20/11/2018 12:00:24	Date Ended: 20/11/2018 12:09:33
Time Taken: 9 mins, 9 secs	Translation: English
IP Address:	Country: United Kingdom

Q1. Are you completing this form as an:
Agent

Your comments

Q2. You can provide your comments on the Wootton and St Helen Without Neighbourhood Plan below. When commenting, you should bear in mind that the examiner will mainly assess the plan against the 'basic conditions', which are set out in the Basic Conditions Statement. If you are commenting on a specific section or a supporting document, please make this clear. If you wish to provide evidence and any supporting documents to support/justify your comments, there is a facility to upload your documents below. After this stage, the opportunity for further comments will be only at the request of the examiner.
<p>National Grid has appointed Wood to review and respond to development plan consultations on its behalf. We are instructed by our client to submit the following representation with regards to the above Neighbourhood Plan consultation.</p> <p>About National Grid</p> <p>National Grid owns and operates the high voltage electricity transmission system in England and Wales and operate the Scottish high voltage transmission system. National Grid also owns and operates the gas transmission system. In the UK, gas leaves the transmission system and enters the distribution networks at high pressure. It is then transported through a number of reducing pressure tiers until it is finally delivered to our customers. National Grid own four of the UK's gas distribution networks and transport gas to 11 million homes, schools and businesses through 81,000 miles of gas pipelines within North West, East of England, West Midlands and North London.</p> <p>To help ensure the continued safe operation of existing sites and equipment and to facilitate future infrastructure investment, National Grid wishes to be involved in the preparation, alteration and review of plans and strategies which may affect our assets.</p> <p>Specific Comments</p> <p>An assessment has been carried out with respect to National Grid's electricity and gas transmission apparatus which includes high voltage electricity assets and high-pressure gas pipelines, and also National Grid Gas Distribution's Intermediate and High-Pressure apparatus.</p> <p>National Grid has identified that it has no record of such apparatus within the Neighbourhood Plan area.</p> <p>Key resources / contacts</p> <p>National Grid has provided information in relation to electricity and transmission assets via the following internet link: http://www2.nationalgrid.com/uk/services/land-and-development/planning-authority/shape-files/</p> <p>Electricity distribution</p> <p>The electricity distribution operator in Northumberland Council is SSE Power Distribution. Information regarding the transmission and distribution network can be found at: www.energynetworks.org.uk</p>

Public examination

Your details and future contact preferences

Q8. Your contact details

Title	-
Name	Hannah Lorna Bevins
Job title (if relevant)	Consultant Town Planner
Organisation (if relevant)	Wood
Organisation representing (if relevant)	National Grid
Address line 1	Gables House
Address line 2	Kenilworth Road
Address line 3	Leamington Spa
Postal town	Warwickshire
Postcode	CV32 6JX
Telephone number	01926 439127
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Response 17

Respondent Details

Information	
Respondent Number: 17	Respondent ID: 100094775
Date Started: 20/11/2018 12:11:46	Date Ended: 20/11/2018 12:25:42
Time Taken: 13 mins, 56 secs	Translation: English
IP Address:	Country: United Kingdom

Q1. Are you completing this form as an:
Organisation

Your comments

<p>Q2. You can provide your comments on the Wootton and St Helen Without Neighbourhood Plan below. When commenting, you should bear in mind that the examiner will mainly assess the plan against the 'basic conditions', which are set out in the Basic Conditions Statement. If you are commenting on a specific section or a supporting document, please make this clear. If you wish to provide evidence and any supporting documents to support/justify your comments, there is a facility to upload your documents below. After this stage, the opportunity for further comments will be only at the request of the examiner.</p>
<p>Please find attached.</p>

<p>Q3. You can upload supporting evidence below</p>
<ul style="list-style-type: none">File: NE response 261185 Wootton & St Helen Without Reg 14 NP.pdf - Download

Public examination

Your details and future contact preferences

Q8. Your contact details

Title	-
Name	Eleanor Sweet-Escott
Job title (if relevant)	Adviser
Organisation (if relevant)	Natural England
Organisation representing (if relevant)	-
Address line 1	Hornbeam House
Address line 2	Crewe Business Park
Address line 3	Electra Way
Postal town	Cheshire
Postcode	CW1 6GJ
Telephone number	07827 312290
Email address	Eleanor.Sweet-Escott@naturalengland.org.uk

Response 18

Respondent Details

Information	
Respondent Number: 18	Respondent ID: 100096705
Date Started: 20/11/2018 12:26:26	Date Ended: 20/11/2018 12:34:36
Time Taken: 8 mins, 10 secs	Translation: English
IP Address:	Country: United Kingdom

Q1. Are you completing this form as an:
Organisation

Your comments

<p>Q2. You can provide your comments on the Wootton and St Helen Without Neighbourhood Plan below. When commenting, you should bear in mind that the examiner will mainly assess the plan against the 'basic conditions', which are set out in the Basic Conditions Statement. If you are commenting on a specific section or a supporting document, please make this clear. If you wish to provide evidence and any supporting documents to support/justify your comments, there is a facility to upload your documents below. After this stage, the opportunity for further comments will be only at the request of the examiner.</p>
<p>Please find attached.</p>

<p>Q3. You can upload supporting evidence below</p>
<ul style="list-style-type: none">• File: Wootton and St Helen without reg 16.pdf - Download

Your details and future contact preferences

Q8. Your contact details

Title	-
Name	Andrew Collins
Job title (if relevant)	-
Organisation (if relevant)	Gladman Development Ltd
Organisation representing (if relevant)	-
Address line 1	Gladman House, Alexandria Way
Address line 2	Congleton Business Park
Address line 3	Congleton
Postal town	Cheshire
Postcode	CW12 1LB
Telephone number	01260 288800
Email address	a.collis@gladman.co.uk