

Steventon Neighbourhood Development Plan

Examiner's Clarification Note

This Note sets out my initial comments on the submitted Plan. It also sets out areas where it would be helpful to have some further clarification. For the avoidance of any doubt, matters of clarification are entirely normal at this early stage of the examination process.

Initial Comments

The Plan provides a clear vision for the neighbourhood area.

The presentation of the Plan is good. The difference between the policies and the supporting text is clear. The Plan makes good use of various high-quality maps and photographs.

The Plan is helpfully accompanied by a series of appendices which, in several cases, underpin the relevant policies

Points for Clarification

I have read the submitted documents and the representations made to the Plan. I have also visited the neighbourhood area. I am now able to raise issues for clarification with the Parish Council.

The comments made on the points in this Note will be used to assist in the preparation of the examination report and in recommending any modifications that may be necessary to the Plan to ensure that it meets the basic conditions.

I set out specific policy clarification points below in the order in which they appear in the submitted Plan:

Policy 1

The three elements of the policy indicate that residential development proposals will be supported. Whilst this support is a positive approach to the matter, the policy fails to acknowledge that other factors may affect the outcome of planning applications.

In this context, I am minded to recommend that this policy sets out requirements for residential development rather than offering support for such development. I am also minded to recommend that the second part of the policy relates to all residential proposals and not just to large-scale proposals. Does the Parish Council wish to comment on these propositions?

Policies 4a and 4d

As with Policy 1, I am minded to recommend that these policies set out requirements for development proposals rather than offering support.

Does the Parish Council wish to comment on this proposition?

Policy 4c

As submitted, the policy has a negative format. Did the Parish Council consider the inclusion of a policy approach which sets out how development proposals should be designed and arranged to respond positively to the identified views?

Representations

Does the Parish Council wish to comment on any of the representations made to the Plan?

I would find it helpful if the Parish Council commented on the representations made by the County Council (Representation 3) on the Upper Thames Strategic Storage Reservoir.

The District Council proposes a series of revisions to certain policies and the supporting text on the Plan (Response 1). Does the Parish Council have any comments on the suggested revisions?

Protocol for responses

I would be grateful for responses to the questions raised by 16 April 2024. Please let me know if this timetable may be challenging to achieve. It is intended to maintain the momentum of the examination.

If certain responses are available before others, I would be happy to receive the information on a piecemeal basis. Irrespective of how the information is assembled, please could it come to me directly from the District Council. In addition, please can all responses make direct reference to the policy or the matter concerned.

Andrew Ashcroft

Independent Examiner

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20 March 2024