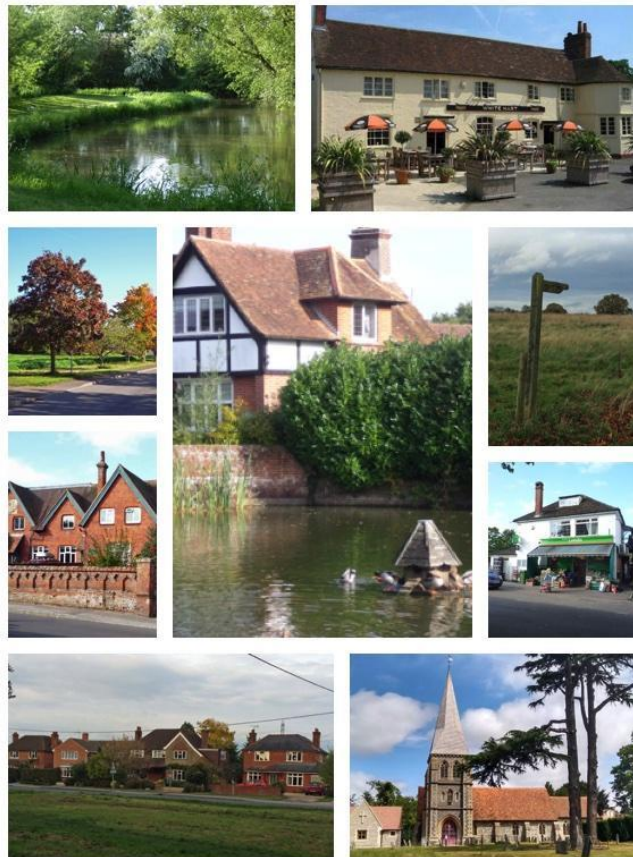

SHERFIELD ON LODDON NEIGHBOURHOOD DEVELOPMENT PLAN

2011 TO 2029



CONSULTATION STATEMENT AUGUST 2017

Sherfield on Loddon Parish Council

SHERFIELD ON LODDON NEIGHBOURHOOD DEVELOPMENT PLAN

CONSULTATION STATEMENT

AUGUST 2017

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1 INTRODUCTION

1.1 This consultation statement summarises the community engagement and consultation process that was undertaken to produce the Sherfield on Loddon Neighbourhood Development Plan (NDP) (Consultation Draft March 2017). It also shows how the requirements of Regulations 14 and 15 of the Neighbourhood Planning (General) Regulations 2012 have been satisfied in producing the Neighbourhood Plan.

1.2 Sherfield on Loddon Parish Council is the qualifying body to produce a Neighbourhood plan for the Parish of Sherfield on Loddon. In August 2013, Basingstoke and Deane Borough Council approved an application for the designation of the whole parish of Sherfield on Loddon as the Neighbourhood Plan area. This was redrawn in August 2015 following a Governance Review which redrew the parish boundary and the BDBC approved re-designated area for implementation in April 2016.

1.3 In producing the Sherfield on Loddon NDP, the Parish Council has made every effort to seek the views of the local community on the future development of the parish and local people have had the opportunity to influence the direction and content of the NDP from the start. Efforts have been made to involve the local community at every stage of the plan-making process.

1.4 The Parish Council began by setting up a Neighbourhood Plan Working Group, which included local residents and parish councillors.

1.5 Members of the working group decided to start the process with a period of extensive community consultation in order to establish the perimeters for the plan and its direction of travel. This front-loaded community consultation set out to engage with all residents and interested parties in order to incorporate their views and priorities.

1.6 Throughout the process the community has been kept informed of progress through reports in the parish magazine, the Loddon Valley Link. Minutes of the Working Group and key documents have been published on the Sherfield on Loddon Parish Council website.

1.7 The consultation process involved a number of consultation events which took place at critical points in the process and included in the initial stages regular Public Forum meetings for consultation and feedback. Results and conclusions were also fed back through the website and the parish magazine.

1.8 During the preparation of the NDP, the Working Group organised an interview-led SWOT analysis of over 100 residents, followed by a full parish questionnaire. The pre-statutory consultation also included drop-in open sessions and consultation at local events, such as the Village Fete and interviews with Village Hall user groups. The involvement of local people is demonstrated by the decision to write a policy-led plan which does not specify sites. This decision took place following local reaction to the potential designation of sites at an Open Morning in the Village Hall in February 2014. A plan which incorporated sites was manifestly not wanted by local residents.

1.9 Section 2 of this Consultation Statement contains a precis of all the activities and their purpose. Annex G of the NDP provides a summary of the consultation events and survey results.

1.10 The Draft Neighbourhood Development Plan was completed in the Spring of 2017 and the statutory Regulation 14 consultation took place from Monday 3rd April to Monday 22nd May, a period of seven weeks.

1.10 Annex I of the NDP is a table containing the all responses to the Regulation 14 consultation together with the comments and action taken to amend the NDP where appropriate.

2 SUMMARY OF PRE-STATUTORY CONSULTATION

2.1 The community engagement and consultation, which took place before the Regulation 14 statutory consultation, is summarised in Table 2a below.

Table 2a: Community engagement for the Sherfield on Loddon Neighbourhood Development Plan		
Date	Method	Purpose
Dec. 2013- Jan 2014	SWOT questionnaire with summary report	To obtain a range of views on key issues from the community, using a survey of 10% of households
8 th February 2014	Open morning display at Village Hall, including trial of village questionnaire	To obtain feedback on work completed to date and information on attendance from postcode breakdown
1 st March – 1 st April 2014	Distribution of village questionnaire to all residents, resulting in summary and full reports (hard copy and online versions)	An extension of the SWOT survey to identify key issues leading to later formulation of draft vision, objectives and policies
9 th May 2014	Display and presentation of village questionnaire results. Handout of PowerPoint slides	To report to an audience of 60+ residents who would have received the questionnaire
14 th June 2014	Sherfield Fete: display and post-it exercise on issues including housing, business, infrastructure and community facilities	To obtain feedback from residents and others who have an interest in the village on emerging key issues
Mid-September 2014	8 page summary of questionnaire results hand delivered to all households	To feed back on the key results and outcomes from the questionnaire
Late September 2014	80 page results of the full questionnaire placed in 8 locations in and around the Parish frequented by the public eg pubs; hairdressers	To provide residents with an opportunity to browse the document; aimed particularly at those who could not access it online.
November 2014	Neighbourhood Plan Newsletter (1) emailed to Forum members and posted to those not online	Reporting on a strategic meeting with BDBC Planning Team and an initial meeting with Action Hants. re housing survey
January – February 2015	Meetings with (12) Village Hall user groups and church/chapel attendees	To update on NP developments and encourage sign-up to the Forum for emails and further updates
January 2015	Neighbourhood Plan Newsletter (2)	Included draft vision, objectives and policies with feedback to Forum Chairman invited
April 2015	Mail chimp used to invite Forum members to next meeting (15 th April)	To involve more residents now that email list augmented to 60+
April- May 2015	Business Questionnaires delivered/emailed to local businesses, advertisers in the LVL	To engage with the full range of business owners to ascertain their

	and local traders, leading to a report for inclusion in the Plan document	needs and interests as the village develops
1 st -15 th June 2015	Survey Monkey on draft key issues and objectives sent/hand delivered to all Forum members. Results summarised for the Plan document	To obtain feedback on emerging key issues and objectives to inform policy writing
13 th June 2015	Sherfield Fete. NP display and 'business cards'	To engage with local residents and other interested parties and prompt more sign-up to the Forum
September 2015	Display at the Sherfield Show	
September-October 2015	LVL advert. inviting (smaller) landowners to report their interests in the NP. Letter sent to principal landowners in the village.	To enable landowners to submit their views prior to the Regulation 14 statutory consultation
2 nd – 20 th October 2015	Housing Survey sent out to all households by Action Hampshire with return date and instructions	To ascertain future housing needs from parish residents to inform emerging policies on housing.
February 2016	Open Meetings with the Plan so far and explanation of the Housing Needs Survey by Action Hampshire. Copies of the Character Assessment were also on display. Visitors were able to read and comment on the policies. Post-It notes were popular.	
April 3 – May 22 2017	Regulation 14 Pre-Submission Consultation	
End March/early April 2017	Leaflet delivered to all households explaining the process. Listing the Policies and inviting comments by 22 May	
22 April and 6 May 2017 9.30 – 12.30 Breach Lane Chapel	Open Sessions for public	

2.2 A fully detailed account of the responses received at the above events is given in Annex G of the Sherfield on Loddon NDP. The main conclusions drawn from the responses received are set out as Key Conclusions which are to be found in the NDP. (HQ stands for the Parish-wide Household Questionnaire).

	Table 2b: Key Conclusions	Evidence reference
A	There is a requirement to preserve the character of this historic Parish.	HQ q.1 SWOT
B	There is a requirement to preserve, maintain and enhance the highly valued Village Green.	HQ q.1 SWOT
C	There is a requirement to protect and enhance the Conservation Area.	HQ q.1 SWOT

D	There is a requirement to protect the open green spaces which separate the Parish from neighbouring local settlements.	HQ q.1, q.3
E	Community facilities which are highly valued such as the Village Hall, sports facilities and play areas should be maintained and improved.	HQ q.4 SWOT
F	There is a need for some small housing units to allow residents to downsize. The proportion of 3 bedroom properties is less than in Basingstoke.	Action Hants survey
G	Sherfield on Loddon Parish is to be the subject of large scale development in the south of the Parish in compliance with the Local Plan. There is a need to integrate this development into the Parish through good design and to develop the current inadequate infrastructure to enable this.	BDBC Local Plan
H	There is concern that increased housing in Sherfield on Loddon and Bramley Parishes will overload water and sewerage facilities.	HQ q.9
I	It is important to maintain the Settlement Policy Boundary to limit inappropriate development.	HQ q.1 SWOT
J	It will be necessary to allow limited development within or adjacent to the Settlement Policy Boundary to comply with the 10 dwelling requirement in the Local Plan (SS5)	BDBC Local Plan
K	Local public transport links to and from the Parish and key destinations such as surgeries, the hospital, Basingstoke and Reading centres are inadequate with consequent reliance on cars and should be improved.	HQ q.6 SWOT
L	There is a need for additional car parking to reduce on-street parking on Old Reading Road and Goddards Lane.	HQ q.6
M	Attention should be given to improving footpaths and developing safe cycle paths to assist movement, leisure and integration.	HQ q.6
N	Traffic within the Parish needs to be managed to improve road safety especially for pedestrians by reducing traffic speeds and flows.	HQ q.6
O	There is a need for improvements to the A33 to reduce travel delays, traffic noise, pollution and to increase safety.	HQ q.9 SWOT
P	There is concern that traffic flow through Sherfield on Loddon to and from the A33 will increase through new residential developments in Bramley Parish.	HQ q.9 SWOT
Q	Access and safety at both Wildmoor junctions, especially at Church End should be addressed.	HQ q.9
R	Encouragement should be given to small businesses to thrive and improve.	HQ q.7 SWOT

3 PRE-SUBMISSION REGULATION 14 CONSULTATION

3.1 The Draft Sherfield on Loddon Neighbourhood Development Plan was put out to the community for statutory consultation between 3rd April and 22nd May 2017. The consultation was carried out in accordance with the Neighbourhood Planning (General) Regulations 2012.

3.2 Regulation 14 requires the qualifying body to publicise, in a manner likely to bring it to the attention of people who live, work or carry on business in the Neighbourhood Area, details of proposals for the Neighbourhood Plan, details of where and when the Neighbourhood Plan may be inspected, details of how to make representations, and the date by which those representations must be received, being not less than six weeks from the date on which the draft Neighbourhood Plan is first published.

3.3 A leaflet was prepared explaining the consultation process, summarising the policies and informing people of 8 locations where copies of the draft NDP could be inspected. People were invited to send comments by email, by post and on the Parish Council website. There was a separate flyer sent to all registered businesses in the Parish. An electronic version of the form was also made available on the Sherfield on Loddon Parish Council website.

3.4 Copies of the leaflet and feedback form were delivered to every household in Sherfield on Loddon. Copies of the leaflet and flyer sent to businesses are provided in Appendix A of this Consultation Statement.

3.5 Regulation 15 requires this Consultation Statement to provide details of the persons and bodies who were consulted about the Neighbourhood Development Plan, to explain how they were consulted, to summarise the main issues and concerns raised by the person consulted, and to describe how the issues and concerns raised have been considered and, where relevant addressed.

Who was consulted?

3.7 Copies of the leaflet and flyer were delivered or sent to everyone living in the parish and all registered businesses. Statutory consultees were consulted by email. The Draft NDP was advertised in the Loddon Valley Link and the parish council website. Spare copies of the leaflet were made available along with the hard copies put in 8 locations.

3.8 2 Open Sessions were held in Breach Lane Chapel during the statutory consultation period on 22nd April and 6th May, where members of the Parish Council and Neighbourhood Plan Working Party were in attendance. Banners were erected at 3 places around the village advertising the Open Sessions. There were posters also put up in public places.

3.9 Consultees had the option of providing comments by completing a feedback form and posting it to the Parish Council using the dedicated postbox at the Village Hall or to the Clerk, by completing a digital version of the form on the parish council website, or emailing their comments to the Clerk. Statutory consultees and businesses were able to write a letter or send comments by email.

What were the main issues and concerns raised by people consulted?

3.10 Formal written responses received during the statutory consultation period comprised the following:

Residents:	16 responses (13 written and 3 by email)
Statutory consultees:	10 responses
Landowners and developers:	4 responses
Basingstoke and Deane Borough Council	

3.11 Annex I provides details of all the responses received, with a commentary from the Parish Council and a statement of the action in respect of each. The main issues and concerns raised are summarised as follows:

3.12 Residents

The majority of residents who responded were supportive and appreciative of the NDP. Their concerns focussed on further housing development and maintaining the character of the village settlement. They were also concerned about the need for smaller and affordable houses. They were very concerned about current traffic both within the village and on the A33 and increased traffic as a result of new housing being built within the Parish and neighbouring settlements. Other issues of concern included flooding, footpaths and cycleways, maintenance of the Strategic Gap and the design of new houses.

3.13 Statutory consultees

The Statutory consultees who responded, the majority of comments were positive and helpful and many of the suggested changes were incorporated into the Plan. The full details are in Annex I.

3.14 Landowners and developers

In the main these were more concerned with their own interest and their desire to build houses within the Parish. The issue of compliance with Local Plan Policy SS5, NPPF and PPG regulations was raised as well as the absence of sites for development.

3.16 Basingstoke and Deane

Basingstoke and Deane Borough Council was supportive of the Draft NDP, and provided a lengthy and detailed response with many helpful suggestions for improving accuracy, consistency and refining the policies and supporting text. They also advised about compliance with Local Plan Policies, NPPF, PPG and Basic Conditions.

How were the issues and concerns raised considered and addressed?

3.17

The issues and concerns raised by consultees were reviewed by the Neighbourhood Plan Working Party and further advice sought from BDBC. The final version for submission for approval by the Parish Council at their meeting on 8th August, was agreed on 28th July.

3.18 The following policies and supporting text were amended as a result of the consultation:

Policies H1, H2, H3, D1, G1, G2, G3, T2, CF1, E1 and C1. A new policy CF2 – Provision of new community facilities was written.

3.19 The aim of the amendments was to clarify the meaning and to strengthen the policies and to reflect local and national policies better.

3.20 Additional factual information given by consultees was incorporated into the NDP where relevant.

3.21 Specific details of the amendments made to the Neighbourhood Plan in response to the issues and concerns raised by consultees are itemised in Annex I of the Neighbourhood Development Plan.

3.22 A number of comments arose as a result of the descriptions, illustrations or supporting text to policies not being sufficiently clear or precise. In these cases further clarification was provided in the text, illustrations were improved, and the Glossary of Terms was updated.

3.23 Where comments related to matters that are outside the scope of the NDP, no action was taken.

APPENDIX A

NOTICE FOR BUSINESSES AND LEAFLET WITH FEEDBACK FORM FOR
REGULATION 14 CONSULTATION ON THE SHERFIELD ON LODDON
NEIGHBOURHOOD DEVELOPMENT PLAN



FLYER FOR BUSINESSES

The Neighbourhood Plan applies to the whole of the Parish of Sherfield on Loddon within the Borough of Basingstoke and Deane. In accordance with Part 2 of the Regulations, Basingstoke and Deane Borough Council (BDBC) (the local planning authority) publicised the application from Sherfield on Loddon Parish Council and after a consultation period the application was approved by the Cabinet of BDBC on 22nd March 2013 and the Parish of Sherfield on Loddon was designated as the Neighbourhood Development Plan Area on that date.

After a Governance Review for the separation of Taylor's Farm from Sherfield on Loddon Parish, the new Parish of Sherfield Park was formed on 1st April 2016. The amended area for the Sherfield on Loddon Neighbourhood Development Plan was confirmed by BDBC on 10th August 2015.

Sherfield on Loddon Parish Council approved this plan for Regulation 14, of Neighbourhood Planning (General) Regulations 2012, at an Extraordinary Parish Council Meeting on 22nd March 2017 and the consultation period commences on 3rd April and will close on 22nd May 2017.

The Plan contains 14 policies which, once adopted, will be used to determine planning applications during the period up to 31st March 2029.

The documents which are available for you to review, can be found at the following web address: www.sherfieldonloddon-pc.gov.uk.

They comprise:

- 1 Sherfield on Loddon Neighbourhood Plan, Final Draft
- 2 Leaflet summarising the Neighbourhood Plan
(distributed throughout the Neighbourhood Plan Area).
- 3 Annex A: Full results of Household Questionnaire
- 4 Annex B: Housing Survey Report by Action Hampshire
- 5 Annex C: Sherfield on Loddon Character Assessment
- 6 Annex D: Road Safety and Traffic Issues
- 7 Annex E: Strategic Views, Green Spaces, Natural Environment
- 8 Annex F: Basic Conditions Statement
- 9 Annex G: Consultation Events and Survey Results
- 10 Annex H: SEA Screening Report from BDBC

You are invited to submit comments via the website, www.sherfieldonloddon-pc.gov.uk

Contact Us page or email: clerk@sherfieldonloddon-pc.gov.uk. We would also welcome comments including your name, address and post code, sent by post to the address below:

Sherfield on Loddon Parish Clerk

Neighbourhood Planning, PO Box 6862, Basingstoke RG24 4QZ

COMMENTS MUST BE RECEIVED BY 17.30pm on 22nd May



LEAFLET AND FEEDBACK DELIVERED TO ALL HOUSEHOLDS IN THE PARISH

To all Parish Residents

Firstly, a big thank you to all who have been actively involved in helping the Sherfield on Loddon Neighbourhood Plan Working Party (NPWP) on behalf of the Parish Council, plan for the future of our community. Once adopted, the Neighbourhood Development Plan (NDP) will be a legal document, which will be used together with the Borough Local Plan to determine planning applications during the period up to 31st March 2029.

The NPWP has now reached the Regulation 14 consultation stage of preparation of the NDP for Sherfield on Loddon. This stage requires the Parish Council to publicise a draft plan to Parishioners and Statutory Consultees for comment. The timescale for this is six weeks. All comments received will be reviewed and recorded together with the follow-up action taken for each comment. Appropriate comments will be incorporated into the final version of the plan which will then be submitted to BDBC and reviewed by a Borough appointed Planning Inspector who will consider all points raised and determine whether the document is compliant with the rules and ready to be tested in a formal referendum. The Inspector's recommendations will be included into the Plan which will then be offered for a Parish Referendum, organised and paid for by Basingstoke Council electoral services, when all residents will be asked to give their assent.

In drawing up the policies for this Neighbourhood Development Plan the Working Party was required to comply with the BDBC Local Plan which was adopted in May 2016. The policies of the NDP are not allowed to conflict with those in the Local Plan.

The Local Plan requires that housing be built as follows within the Parish: 165 dwellings in the vicinity of Redlands Farm and around 200 homes between Redlands and Whitmarsh Lane (this is part of the East of Basingstoke development of 450 homes).

At the very least, therefore, the Parish will have to accommodate 365 homes, which is deemed to be more than sufficient to meet the identified housing needs.

In consultation with residents throughout the development of the Plan, the need to safeguard the rural character of the Parish has been made very clear. Given this view the Working Party have not sought to identify any further sites for development other than noting a need to provide for a minimum of 10 dwellings to meet the BDBC Local Plan policy SS5.

At the heart of the Plan are 14 Policies which will be used to determine planning applications during the life of the Local Plan.

THE VISION FOR SHERFIELD ON LODDON

The overall purpose of the Neighbourhood Development Plan is to safeguard the distinctive character and attributes of the Parish, whilst enabling the parish to grow, maintain a healthy rural economy and change in tune with the shared values of residents.

VISION STATEMENT

In 2029 Sherfield on Loddon will continue to be an attractive historic Parish with the Village Green at its centre, surrounded by open countryside and with a range of good quality housing,



recreational and other facilities that meet the needs of local people while maintaining a cohesive and integrated rural community.

MAIN ISSUES

The following strategic aims were identified through community engagement:

SSA1: To protect and enhance the natural environment of the Parish and maintain its rural character and separation from nearby communities.

SSA2: To preserve the historic character of the Parish and to enhance the quality of the built environment.

SSA3: To protect and enhance open green spaces and recreational facilities within the Parish and to provide good access to these amenities.

SSA4: To support housing developments in accordance with the Local Plan policies and the needs of all sectors of the community.

SSA5: To require that new development is designed to ensure Sherfield on Loddon continues to be a sustainable settlement.

SSA6: To require that the infrastructure within the Parish has the capacity to accommodate new development without adversely affecting the local environment.

SSA7: To actively support measures for connectivity with new large scale developments at the south-eastern end of the Parish with the rest of the Parish.

SSA8: To support and improve local community facilities, such as local shops, leisure and recreational facilities.

SSA9: To support measures to improve road safety, reduce the speed and quantity of through traffic, and improve sustainable transport options such as cycle ways, bus services and the local footpath network.

SSA10: To support initiatives which meet the needs of the local economy and local business, and provide suitable new employment opportunities.

POLICIES

The complete wording and supporting statements are in the full version of the Neighbourhood Development Plan.

Policy H1: New Housing

Proposals for new housing in the defined Settlement Policy Boundary will be in principal be supported. Proposals for new housing outside the defined Settlement Policy Boundary will only be supported where it meets the criteria set out in the other policies in this Neighbourhood Development Plan and also relevant policies in the Local Plan.

Policy H2: New Housing Developments adjacent to and outside the Settlement Policy Boundary

In order to satisfy the Local Plan requirement SS5 for at least 10 dwellings to be delivered outside, but adjacent, to the Settlement Policy Boundary within the plan period new housing proposals will only be supported subject to the following criteria:

- a) individual proposals are for only 5-10 dwellings,
- b) are in keeping with the rural and historic character of the area,



- c) have convenient and safe access for pedestrians and traffic,
- d) are not in the Strategic Gap or in the River Loddon Flood Plain,
- e) there are no adverse impacts on strategic views, green spaces, valued areas of woodland and ecologically sensitive habitats.

Once the 'at least 10 dwellings' requirement has been satisfied, proposals for new housing adjacent to the defined Settlement Policy Boundary will only be supported if they are in accordance with relevant Local Plan policies for new housing in the countryside.

All proposals for new housing outside, but not adjacent to, the defined Settlement Policy Boundary will only be supported if they are in accordance with relevant Local Plan policies for new housing in the countryside.

Policy H3: Provision of Housing to meet Local Needs

All proposals for new housing development within the Parish must demonstrate how the types of homes provided will contribute to a balanced mix of housing in Sherfield on Loddon Parish and meet the needs identified by Action Hampshire.

Affordable housing will follow the proportion criteria laid down in the Local Plan and the occupancy will be prioritised for households with a local connection with the Parish of Sherfield on Loddon as defined by the BDBC Housing Allocation Scheme and any relevant policy guidance.

Policy D1: Preserving and enhancing the historic character and rural setting of Sherfield on Loddon

Any new development must protect, complement or enhance the character area(s) identified in the Sherfield on Loddon Character Assessment within or adjacent to which it is located.

Applicants must explain how the proposed development will preserve or enhance the relevant character area(s) with regard to:

- a) the scale and form of the development,
- b) the density of the development,
- c) the materials used in the development, and
- d) the local historic environment.

Policy D2: Design of New Developments

All new developments must reflect the rural character and historic context of existing dwellings within the parish. New development in Sherfield on Loddon must deliver good quality design. In order to achieve this, all new development must wherever possible:

- a) Consider the density of any new development which must be in character with the surrounding area, respect the rural nature of the parish and be designed to give an impression of spaciousness and variety with uniform houses and plots being avoided;
- b) Provide sufficient internal space as defined in the Technical housing standards – national space standard;
- c) Use clay-based products in red or brown hues with limited use of interspersed white paint on brick or wood;
- d) Where brick elevations are planned, use half clay tile hanging to break up the visual effect of the elevation and maintain the continuity of design throughout the village;
- e) In general, restrict house height to two storeys;
- f) Avoid apparent excessive bulk of houses by careful design of roof elevations. In general, gable or hip rooflines are preferred with clay or concrete tiles;
- g) Where enclosure of plots is planned, hedges of indigenous plants or post and rail fences are preferred giving a sense of open space from plot to plot;



- h) Enhance developments by landscaping and planting and preserving existing trees and hedges wherever possible;
 - i) Where any new development is adjacent to a listed building or building of historic interest and/or open space be sensitively designed to conserve and enhance the setting, form and character of the building and/or space;
 - j) Recognise, in the design of developments, the distinctive local character of the parish and sensitively contribute to create dwellings of a high architectural and rural quality;
 - k) Design all new buildings and/or developments with the security of the building and its occupants at the forefront in terms of personal safety, crime prevention and environmental efficiency;
 - l) Provide streets which encourage low vehicle speeds and which can function as safe, social spaces;
 - m) Provide sufficient car parking and integrate it within landscaping so that it does not dominate or cause congestion in the streets.
- Policy D2 will be applied flexibly when very high quality innovative designs are proposed.

Policy G1: Protection and Enhancement of the Natural Environment

Development proposals will be expected to ensure that there is no net loss of biodiversity and where possible to provide a net gain. Where there is likely to be a loss of biodiversity, compensatory measures will be put in place to ensure there is no net loss of biodiversity, through the creation of like-for-like habitats wherever possible.

New trees and hedgerows planted with new development in the parish must reinforce and reflect local biodiversity.

Policy G2: Protection of Local Green Spaces

Development on local Green Space will only be permitted in very special circumstances.

Policy G3: Reducing Flood Risk

Planning applications for developments in Sherfield on Loddon which are located within an area at risk from flooding must include mitigating measures giving priority to the use of sustainable drainage systems.

- a) to ensure that surface water run-off will not be increased and if possible be reduced, and
 - b) to ensure that the development will not increase the risk of flooding elsewhere.
- Sustainable Drainage System, or other appropriate mitigation measures identified in relevant Flood Risk Assessments, should be satisfactorily integrated into the design and layout of the development.

Policy T1: Improving and Enhancing the Footpath Network

Any development proposals in the parish must protect and, where possible, take available opportunities to improve and extend the footpath networks in order to provide better connectivity throughout the parish, including the new developments scheduled for Redlands and East of Basingstoke, together with better access to the countryside and surrounding destinations

Policy T2: Creating a Cycle Network

Any new development proposals in the parish must, where possible, take available opportunities to provide a safe cycle network in order to provide better connectivity throughout the parish, and better access to the countryside and surrounding destinations, linking with the Basingstoke and National Cycle Ways.

Policy T3: Improving Road Safety in Sherfield on Loddon



Development proposals will not be supported if they would have an adverse impact on road safety at known traffic hazards identified in Appendix G that cannot be satisfactorily mitigated.

Policy CF1: Supporting Local Community Facilities

Proposals for new development which involve local community facilities, will be supported only if the proposal does not result in the loss of, or have an adverse effect on, the facility concerned.

When planning permission is granted for development in Sherfield on Loddon opportunities will be taken to provide or support new community facilities, or to improve or support existing community facilities, in accordance with priorities determined by the Parish Council. Appropriate use will be made of the Community Infrastructure Levy, other planning agreements or planning conditions, in order to achieve this.

Policy E1: New Employment Development

Proposals for the development of new small local businesses and for the expansion or diversification of existing businesses in the Parish will be supported, providing that

- a) there will be minimal impact resulting from increased traffic, noise, smell, lighting, vibration, or other emissions or activities generated by the proposed development;
- b) there will be minimal impact on the natural or the built environment as a result of the proposed development; and
- c) opportunities to re-use vacant or redundant historic buildings as part of the proposed development are taken.

Policy C1: Enabling Fibre Optic and Telecommunications Connections

Proposals for new developments must provide a Connectivity Statement setting out how the development will help achieve a fibre optic connection to the nearest connection chamber in the public highway. Wherever possible the development must provide suitable ducting to enable more than one service provider to provide a fibre connection to the development.

Proposals for telecommunications masts will be supported providing that it can be demonstrated that there will be no adverse effect on the character or appearance of the historic, natural or rural environment of the parish.

The Sherfield on Loddon Neighbourhood Development Plan applies to the whole of the Parish of Sherfield on Loddon within the Borough of Basingstoke and Deane. In accordance with Part 2 of the Regulations, Basingstoke and Deane Borough Council (BDBC) (the local planning authority) publicised the application from Sherfield on Loddon Parish Council and after a consultation period the application was approved by the Cabinet of BDBC on 22nd March 2013 and the Parish of Sherfield on Loddon was designated as the Neighbourhood Development Plan Area on that date.

After a Governance Review for the separation of Taylor's Farm from Sherfield on Loddon Parish which took place on 1st April 2016 when the new Parish of Sherfield Park was formed. The amended area for the Sherfield on Loddon Neighbourhood Plan was confirmed by BDBC on 10th August 2015.

Sherfield on Loddon Parish Council approved this Plan for Regulation 14, of Neighbourhood Planning (General) Regulations 2012, at an Extraordinary Parish Council Meeting on 22nd March 2017 and the consultation period commences on 3rd April and will close on 22nd May 2017.

NEXT STEPS

SHERFIELD ON LODDON NEIGHBOURHOOD PLAN REGULATION 14 CONSULTATION



To see the full Plan, policies and the supporting documents explaining their background, please look at the website www.sherfieldonloddon-pc.gov.uk or hard copies available in at House Twenty8, The White Hart, The Four Horseshoes, Simmons & Sons (Sherdon) Estate Agents, The Salon, Hair Affair, St Leonard's Church Meeting Room, Chineham Library.

The complete list is as follows:

- 1 Sherfield on Loddon Neighbourhood Plan, Final Draft
- 2 Leaflet summarising the Neighbourhood Plan
(distributed throughout the Neighbourhood Plan Area).
- 3 Annex A: Full results of Household Questionnaire
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- 7 Annex E: Strategic Views, Green Spaces, Natural Environment
- 8 Annex F: Basic Conditions Statement
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- 10 Annex H: SEA Screening Report from BDBC.

You are invited to submit comments via the Parish Council website, www.sherfieldonloddon-pc.gov.uk **Contact Us** page or
email: clerk@sherfieldonloddon-pc.gov.uk.

We would also welcome comments sent by post to the address below using the form at the end of this document:

Sherfield on Loddon Parish Clerk
Neighbourhood Planning, PO Box 6862, Basingstoke RG24 4QZ

Responses can also be posted in the Parish Council postbox at the Village Hall.

It is important that as many residents respond to this consultation as possible. We ask for names and addresses because comments have to be from residents, businesses and land owners within the Parish of Sherfield on Loddon. Personal details are confidential and are only available to the Parish Council. They will not be published on the website nor shared with any third party.

There will be 2 Open Sessions on Saturday 22nd April and Saturday 6th May from 9.30-12.30 in Breach Lane Chapel when there will be members of the NPWP and Parish Councillors available to answer questions.

COMMENTS MUST BE RECEIVED BY 17.30pm on 22nd May

SHERFIELD ON LODDON NEIGHBOURHOOD PLAN
REGULATION 14 CONSULTATION



Please send your comments to the Parish Clerk. You may send further comments on a separate piece of paper but remember to include your details.

Name _____

Address _____

Post Code _____ Email _____

Do you have any comments to make about the draft Plan? Please quote policy number, paragraph or subject to assist with identification.

COMMENTS MUST BE RECEIVED BY 17.30pm on 22nd May

APPENDIX B LIST OF STATUTORY CONSULTEES

Consultees for Sherfield on Loddon Neighbourhood Development Plan required by Regulation 14 (Schedule 1) of the Neighbourhood Planning (General) Regulations 2012 June 2015 1.

1	Basingstoke And Deane Borough Council
2	Hampshire County Council
3	HCC Strategic Transport
4	Bramley Parish Council
5	Sherfield Park Parish Council
6	Hartley Wespall Parish Council
7	Old Basing and Lychpit Council
8	Chineham Parish Council
9	Hampshire Association of Local Councils
10	Hart District council
11	Sherborne St John PC
12	Stratfield Turgis PC
13	Stratfield Saye PC
14	West Berkshire Council
15	Wokingham Council
16	East Hampshire District Council
17	Winchester City Council
18	Test Valley District Council
19	County Councillor K Chapman
20	Environment Agency (West Thames Area)
21	Natural England
22	Historic England
23	CPRE
24	English Heritage
25	Hampshire and Isle of Wight Wildlife Trust
26	Primary Care Trust
27	Network Rail
28	The Highways Agency
29	Office of Rail and Road
30	Stagecoach
31	Hampshire Constabulary
32	National Grid
33	Scottish and Southern Electricity
34	Southern Electric
35	Southern Gas
36	South East Water
37	Thames Water Sewage Treatment works
38	Southern Water
39	Homes and Communities Agency
40	The Coal Authority
41	Marine Management Organisation
42	Telecommunication companies

43	British Telecom/Openreach
44	O2 and Vodafone
45	EE/Orange
46	Virgin Media
47	Talk Talk
48	Bramley C of E Primary School
49	Everest Community College
50	Local Enterprise Partnership
51	National Trust
52	MOD
53	Sherfield School
54	The Loddon School
55	Stephen Morgan, Voluntary bodies
56	Multicultural Forum Basingstoke
57	Islam Jalaita, Basingstoke Faith leaders
58	Mark Baulch, Hampshire Chamber of Commerce
59	Basingstoke and District Disability Forum
60	Age Concern
61	Transition Basingstoke
62	Natural Basingstoke
63	Cycle Basingstoke
64	St Leonard's PCC
65	Breach Lane Baptist Chapel
66	Gladman (Goddards Farm)
67	Savills for Miller Homes (Sherfield Hill Farm)
68	Glo-Homes (Redlands House)
69	Phillips Planning Services (Redlands)
70	Maddox Planning for Mill Lane Estates (The Triangle)
71	Hampshire CC Planning (East of Basingstoke)
72	Mr O Mitchell
73	Mr C Mitchell
74	Mrs K Gaiger
75	Mr I Gosden