

Winthorpe with Langford Neighbourhood Plan

CONSULTATION STATEMENT



Prepared by OpenPlan

on behalf of

Winthorpe with Langford Parish Council

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About this Statement

1.1 This Consultation Statement has been prepared, in accordance with the requirements of Section 15(2) of Part 5 of the Neighbourhood Planning Regulations 2012, to support the submission of the Winthorpe with Langford Neighbourhood Plan.

1.2 In accordance with the requirements of the Neighbourhood Planning Regulations this statement:

- contains details of the persons and bodies who were consulted about the proposed changes to the Neighbourhood Plan;
- explains how they were consulted;
- summarises main issues and concerns raised by the persons consulted;
- describes how these issues and concerns have been considered and, where relevant, addressed in the changes to the Neighbourhood Plan now being proposed.

1.3 The information is presented in the form of a series of tables and appendices:

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Table 1: Summary of Consultation Events and Activities

Date(s)_	Event / Activity	Comments
27th October 2020.	First (virtual) meeting of the Neighbourhood Plan working group.	
December 2021	Parish Survey	<ul style="list-style-type: none"> • A Parish Survey was carried out in December 2021 to gather information and identify local opinion on several matters relevant to preparation of the Neighbourhood Plan. • The survey was widely publicised, and questionnaires were made available both online and in paper format. • 86 people responded, representing around 30% of households in the Neighbourhood Area. • Most respondents were from Winthorpe, but there were some from Langford and other locations too. • 40% of the respondents had lived in the parish for more than 20 years. <p>A summary of the survey responses is attached as Appendix 1.</p>
5th March 2022 and 23rd March 2022	Parish meetings	Two meetings were held (one daytime and one evening) to feedback the outputs from the survey conducted in December and get feedback from those attending the sessions,
March 2022 onwards	Focus Groups	<p>Several focus group were established to provide information and opinions regarding specific topics during the plan preparation period. The groups comprised members of the Neighbourhood Plan Working Group plus other interested members of the community. The topics were:</p> <ul style="list-style-type: none"> - Footpaths and Cycle paths, - Environment and Ecology, - Housing - Business, - Heritage.
March & April 2022	Business surveys	Two surveys were conducted - one aimed at residents and covering business related questions, the other aimed directly at Businesses in the parish.

5 June to 16 July 2023.	Pre-submission Community Consultation (Main)	Copies of the draft Neighbourhood Plan were made available on the website and advertised on Twitter and all Parish Noticeboards. Hard copies were made available in the Lord Nelson. Flyers were delivered to all properties in the parish. Meetings were held in the Village Hall - 2.00 to 4.00 pm and 7.00 to 9.00pm on 29 June. R esponses and related actions are set out in Table 2, below and in Appendix 2.
18th March 2024 to 24th May 2024	Pre-submission Consultation (Village Envelope)	Following the initial 6-week draft Neighbourhood Plan consultation, and in response to advice from officers of the District Council, it was decided that as the Winthorpe 'Village Envelope' which was referenced in the plan no longer existed (having been removed by N&SDC at the same time all other village envelopes had been rescinded several years previously) a new village envelope should be defined in the Neighbourhood Plan and a further pre-submission consultation, just on the village envelope boundary, should then be undertaken. The consultation was publicised and undertaken in the same way as the main consultation. R esponses and related actions are set out in Table 3, below, and in Appendix 3.
30th July 2024 to 16th September 2024	Pre-submission Consultation with "statutory bodies"	R esponses and related actions are set out in Table 4, below.

Table 2: Consideration of Responses to Main Community Pre-Submission Consultation

Responses to the main community consultation on the Pre-submission Draft of the Neighbourhood Plan are detailed, together with actions taken, in the table below. Further information about this consultation and responses received is provided in Appendix 2.

Responses to Consultation	Action
2b. You have told us that you do not agree with the Vision summary. Could you please explain why?	
Winthorpe continues to hinder growth through Conservation which makes it difficult for residents to achieve personal goals including sustainability initiatives, cost of living reductions and increasing family sized affordable housing stock.	Noted. No change.
2e. If you have any comments or suggestions about the Vision Summary or Note from The Future and the sort of place it describes, please share them here...	
<p>100% support the neighbourhood plan and addition would like the following to be considered:</p> <p>1. I believe there should be a policy developed for the youth of the Parish which includes financial provision ring-fenced to ensure it can be delivered. Whilst there is a small amount of under 18's it doesn't mean they should be ignored.</p> <p>2. As someone who works in the Events industry and is familiar with traffic management plans, I'm sorry to say that I find the Showgrounds management plans poor. It is not acceptable for the Showground to say that this is outsourced to the Event Company, it is acceptable for them to take responsibility and work with the community to ensure local access to villagers is maintained.</p>	<p>Noted. Make reference to encouraging provision for young people in the Vision (and add to this in the Community Aspirations).</p> <p>Continue to work with Showground to achieve both community and commercial goals.</p>
If possible more safety measures along Langford area ie...path ways as articulated lorries are not able to slow down in time by the time they see the 40mph signs....	Noted. Aspiration to improve paths. Liaise with Notts Highways.
We wish the Parish to continue to be a quiet , peaceful place to live with an active community life	Noted
The future vision could be blighted by the proposed A46 bypass, particularly by noise impact	Noted. Continue to make representations...

Responses to Consultation	Action
3b. You have told us that you agree with the Objectives overall, but you have some comments or would like to suggest some changes. Please explain here...	
<p>Whilst residents should be able to influence the locality ,I have some reservations about large businesses being able to influence this to their own benefit. More clarity relating to further residential development especially in what are deemed to be infill sites ,I am concerned that we should protect green landscape as a priority to avoid becoming a suburb of Newark</p>	<p>Noted - but only limited provision for further residential development. Businesses have to be considered but do not have undue influence. Open Break policy safeguards the gap.</p>
<p>I would like to make the village appealing to younger generations and families. Different ages is mentioned in the greener spaces section, but I think that it could be an objective of the village to support the vision</p>	<p>Noted. Include in objectives (as well as Vision). Work closely with the school and support it.</p>
<p>I think there is an issue with on street parking in the village along Gainsborough Road. Cars which are parking opposite the village hall on the bend can be particularly dangerous making a large blind spot when trying to navigate past them. Also the amount of cars parking all along the Gainsborough road is now getting a little too much making it awkward to drive freely. Also, when driving and turning right from Holme Lane (opposite the Lord Nelson) towards the church you can't really see Gainsborough road to the left which can be dangerous. Perhaps a well placed mirror here would be a safe idea to use.</p>	<p>Noted. Not a NP matter. Policy requires off-street parking for new developments. Seek discussion with Notts Highways</p>
3c. You have told us that you disagree with one or more of the proposed Objectives and that you would like to suggest changes. Please explain here...	
<p>Again the Parish Council disregard these objectives in favour of populist actions driven by out of touch members. They continue to negatively approach the A46 development with regards the means to open up access to the Showground which would improve business opportunities for the Lord Nelson. They have rejected planning applications for new small dwellings including 2 Gainsborough Road. They object to householder improvements to increase the utility of homes making them more sustainable especially to growing families at a time of work from home. The actions of the PC do not match it's ambitions laid out in the objectives</p>	<p>Noted. The objectives relate to the future planning of the parish</p>
5c. You have told us that you do not agree with Policy 1 (Sustainable Development) or would like to see changes to the policy. Please outline below why you do not agree or what changes you would like to see.	

Responses to Consultation	Action
Net elimination from Carbon emissions from local uses etc - our concern is that increase in traffic will bring large transportation closer to the village thus increasing carbon emissions to the area ,plus standing traffic at the proposed new roundabout	Noted. Relates to A46. Not a matter for NP
There is no mention of the promotion of tree and hedgerow planting to help cut down traffic noise. Additionally there should be a policy of more tree and hedgerow protection.	Noted. No change required as already referenced
The policy is correct in principle but the PC continue to undertakes schemes such as additional tree planting to ruin open spaces for recreational activities.	Noted. No action
6c. You have told us that you do not agree with Policy 2 (Delivering Good Design) or would like to see changes to the policy. Please outline below why you do not agree or what changes you would like to see.	
Will the PC have a major influence on “Good design”	Yes – through NP as part of statutory Development Plan
You have told us that you do not agree with Policy 3 (Renewable Energy) or would like to see changes to the policy. Please outline below why you do not agree or what changes you would like to see.	
I am not sure if this is for or against solar panels on roofs, air source heat pumps and electric car charging facilities, as they would impact the appearance of the village but surely these are essential to meet the renewable outcome	Noted. Support subject to appropriate design and positioning
This policy outlines what step I may not take to achieve sustainable goals. Such as I may not place solar panels on a roof of a house in an area of the village that is conserved rather than actively take measures to support all sustainable energy sources regardless of views from people’s windows. People won’t have a view when the planet is burnt out.	Noted. Conservation policy is set at District and National level
8c. You have told us that you do not agree with Policy 4 (Accessibility, Communications and Transport) or would like to see changes to the policy. Please outline below why you do not agree or what changes you would like to see.	
These a material considerations anyway so is a useless policy	Noted – no action
9c. You have told us that you do not agree with Policy 5 (Conserving our Historic Environment) or would like to see changes to the policy. Please outline below why you do not agree or what changes you would like to see.	
I think that conserving historical heritage is important on the whole, but I am concerned how affordable this makes any new developments, in particular the cost for families considering moving to a village if they are unable to make changes to suit the ever changing need for family accommodation	Noted. Conservation policy is set at District and National level. Changes are not prohibited but have to be suitably designed

Responses to Consultation	Action
<p>Conservation areas are already designated and does not need reiteration. Nor does expanding the conservation area to cover other village areas. The use of “locally significant non-designated heritage assets is a misnomer as they are non-designated because they either have no historical importance. Therefore the creation of a list of buildings considered important for no relevant reason and placing restrictions on said buildings is ludicrous and likely to result in said building becoming less cared for as they will become more challenging to maintain due to planning regulations. This is just a blatant misuse of authority by a parish council with no links to any of these assets. This section should be scrapped immediately.</p>	<p>Noted. No action. Consistent with national policy.</p>
<p>10c. You have told us that you do not agree with Policy 6 (Housing) or would like to see changes to the policy. Please outline below why you do not agree or what changes you would like to see.</p>	
<p>With 0 requirement from the local council for new housing. I therefore feel no new housing should be considered, especially within the villages.</p>	<p>Noted. But any application has to be considered and the national policy does not prohibit new development in suitable places</p>
<p>Again the parish council have demonstrably rejected planning for assisted living, infill sites in the past few years and this is not consistent with the policy therefore it makes a shambles of the whole document where they pretend to support one form of growth but refuse applicants requesting to build such buildings. I hope this wasn't paid for out of tax payers money.</p>	<p>Noted. But no known cases. The NP is to guide future decisions – which are to be made by LPA (not PC).</p>
<p>11c. You have told us that you do not agree with Policy 7 (Businesses and Services) or would like to see changes to the policy. Please outline below why you do not agree or what changes you would like to see.</p>	
<p>The council refused to support planning for chalet homes to 2 Gainsborough Road which will bring tourism and business for our village pub. This shows a disparity again between policy and action on behalf of the parish council.</p>	<p>Noted. The NP is to guide future decisions – which are to be made by LPA (not PC).</p>
<p>12c. You have told us that you do not agree with Policy 8 (community Assets) or would like to see changes to the policy. Please outline below why you do not agree or what changes you would like to see</p>	
<p>As the administrator of the East Trent Group of Churches, including Winthorpe and Langford, it's great to see that they're considered to be of value to the Community. However, is it strictly true that the Neighbourhood Plan can have any influence on their change of use? Closure of country churches is a constant threat since the money to keep them going relies entirely on donations. If the money dries up, I believe there is no option but to close and sell them, and I'd be surprised (pleasantly though) if it's in</p>	<p>Noted. Provides for assets to be retained in community use (first refusal)</p>

Responses to Consultation	Action
the power of the Parish or District Councils to stop that. It would be nice if it was, and hopefully it will never happen, but this Policy section might need a bit of looking into to make sure it's correct.	
14c. You have told us that you do not agree with Policy 10 (Green Gap) or would like to see changes to the policy. Please outline below why you do not agree or what changes you would like to see.	
I do agree that Winthorpe and Holme/Langford should be kept separate villages with their own identity, and would not like a housing development or a big business to be put in the middle of them, however I think by saying no development is possibly unreasonable. A few houses between the villages, small businesses such as campsites, fishing huts, horse stable yards with affordable lessons for the younger generation, etc. should not be blanketed with a no and surely they could be looked at on a case by case basis. I would rather this policy says that we do not want large developments but small scale ones will be considered inline with the rest of the neighbourhood plan	Noted. Policy allows for some appropriate small scale development as an exception. Discuss with NSDC.
16b. You have told us that you don't agree with community aspiration 1 (Tree planting Programme). Could you please outline why you don't agree	
This erodes the availability of open space for recreational use.	Noted.
18. You have told us that you don't agree with community aspiration 2 (Energy-efficient Housing). Could you please outline why you don't agree	
I am unsure if this aspiration makes housing more or less affordable. The house prices in Winthorpe are high, I would not want to lower the prices of property because I think the area does deserve to have premium prices, but I don't know if the aspiration would make the prices impossible for second/third time buyers	?
22. You have told us that you don't agree with community aspiration 4 (Wildflower planting Programme). Could you please outline why you don't agree	
I agree planting areas not used for recreational use.	Noted – no action
24. You have told us that you don't agree with community aspiration 5 (Road Safety Improvements). Could you please outline why you don't agree	
I agree with most of it, but please, no speed bumps. They are a source of increased noise for those who live near them (due to vehicles accelerating away from them) and the cause of damage to suspension in cars, even when driving slowly. Depending on where you live in Winthorpe, but particularly towards the A1 end, they would be a nightmare.	Noted – but not a matter for the NP as such
30. You have told us that you don't agree with community aspiration 8 (Conservation of Ancient Parkland and Trees). Could you please outline why you don't agree	

Responses to Consultation	Action
This is too vague, what does conservation consist of?	Noted – Expand on this a bit?
32. You have told us that you don't agree with community aspiration 9 (Increase Wildlife). Could you please outline why you don't agree	
Who is paying for this aspiration? I hope you won't be using my council tax for this.	Noted -
34. You have told us that you don't agree with the future community aspirations. Could you please outline why you don't agree	
Car charging points are not an attractive feature and our concern would be where they would be located and who would manage them	Noted – Discuss with NSDC
35b. You have told us that you are happy with the draft Neighbourhood Plan but would like to make some general comments about the plan. Please outline the comments you would like to make below.	
Through Langford to put more general signs up to reduce the traffic speed as the lorries cannot slow down when coming into Langford from either side ...Most of the traffic do not adhere to the 40mph...And stones from the road get thrown onto the pavements...The Elderly find it very difficult to try and cross the road because of this high traffic flow.....Trying to make this Road a safer place...Langford NG237RP	Noted – Not a NP matter
Very well done to all concerned with what looks like an excellent Plan. I'm particularly interested in the heritage and rights of way aspirations and also pleased to see the biodiversity aspirations too. One suggestion perhaps - would it be a good idea to consider CCTV in some of the remote development areas, such as the all-weather track, etc.?	Noted
I would like a community aspiration of having facilities for younger people. I like the one about village walks, and about the village retaining the quiet and peaceful nature, but I would like something about inclusion of brownie groups/scouts groups, sports clubs e.g. football club/junior tennis lessons, youth club, younger community activity to help shape the village and meet the aims e.g. bird boxes and litter picking I would also like a community aspiration of supporting the older residents and the wider community. I know we currently have the warm room, food bank collections, WI group, gardening club. For this to be a community aspiration and for the community to help shape this over the next 10/20 years, I think it would make Winthorpe much more appealing and make sure everyone stays focused with the aim	Noted
35c. You have told us that you can not support the draft Neighbourhood plan. Please outline any reasons as to why not below.	
I have written to say that there is too much disparity between the current actions of the Parish Council and the neighbourhood plan for it to be a workable document. Furthermore the increase in conservation and aspiration to increase the regulation around planning is not aligned to the growth required to sustain a pub and school. There is no support for assisted living quarters from the parish	Noted

Responses to Consultation	Action
council with at least three examples of rejection in the last few years. This a way to ratchet up regulation under the guise of a do-good propaganda leaflet.	
36a. Please share your comments on the Draft Neighbourhood Plan below:	
(a) The plan does not indicate clearly it's view of encouraging new housing in the village or not (b) Does the Parish Council really believe it has a say - if you take the developments at the start of the village as an example (C) Is the plan indicating planning decisions will move from the Council to the Parish council? (d) The plan indicates other area's but what can the Parish council do to increase lets say footpaths? (e) Who decides on the villages Designated and Non-Designated Heritage Assets? (f) It's not clear what's the out come of the plan? (g) Are the village voting on the plan? (h) If "Yes" should the village been asked for the plan's scope before starting it	Noted. Plan for future
There seems little justification for extending the Conservation Area boundary to cover the land between Winthorpe and the A46, this should be considered as an infill area that can contribute to sustainable growth and housing supply.	Noted. It is considered that the parkland has inherent value to the community and is protected from development by current policy
Please refer to the supporting letter that I have emailed to the Parish Clerk	Noted
This is a very comprehensive and positive plan for the future of the village. The Working group have worked extremely hard and we would like to thank them for the effort involved in completing the Village Plan.	Noted
A very comprehensive and detailed plan for the future of Langford and Winthorpe villages which takes the community forwards whilst still maintaining the identity and character of each community. Traffic appears to be one of the main drawbacks for both villages which passing through traffic for Langford and sometimes the noise of traffic from the A1 and A46 in Winthorpe. I was pleased to see that tree planting was one of the essential aims for Winthorpe and reducing the speed limit for Langford should be made a priority. Thank you to all those who have put so much time and effort into producing this excellent plan - your work is very much appreciated.	Noted
A great deal of time and effort has obviously been put into the draft plan and it appears to be a thorough, well thought out plan.	Noted
Newark and Sherwood District Council's Comments	
Policy 1.)	
In this policy and elsewhere in the draft Neighbourhood Plan, a defined village envelope is referred to. Where is this defined and where can it be seen? There is no defined village envelope in the Local Plan. We think that 'at and adjoining Newark Showground' needs explanation and clarification - some of the	Define the envelope (as before).

Responses to Consultation	Action
Neighbourhood Plan Area is in the open countryside and this should be treated differently to that in the settlements.	Showground development area needs to be defined as in Local Plan
We think that the reference to a requirement of 10% BNG might be premature as this requirement is deferred for small sites until April 2024 and the Neighbourhood Plan could be adopted before then. Perhaps something like ‘a net increase of at least 10% in biodiversity within the Neighbourhood Plan Area on large sites and on small scale sites from April 2024.’ For the purposes of the deferral, a small residential site is defined as one providing less than 10 dwellings on a site smaller than 1 hectare. For non-residential schemes, a small site is defined as where the floor space that is to be created is less than 1000m ² or where the site area is less than one hectare	Amend if/as necessary to match latest national policy
Policy 2.)	
Where can the design guide be seen in full?	Need to make this available
Policy 3.)	
It might be better to say ‘plant, infrastructure and machinery’ instead of just ‘plant’ to be more inclusive of potential sources of renewable energy.	Agreed
Policy 4.)	
In paragraph 1, i, ii, iii and arguably iv and v are very similar. Could a) be one point? The measures set out in paragraph 2 may not always be appropriate or possible and local policy provides guidance but does not enforce standards.	Agreed
In paragraph 2, there is a requirement for charging facilities for electric vehicles which goes beyond local and national policy – please see the Building Regulations 2010 Approved Document S: (https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment_data/file/1057375/AD_S.pdf). Please also see the Newark & Sherwood Local Development Framework Residential Cycle And Car Parking Standards & Design Guide Supplementary Planning Document: Newark-sherwooddc.gov.uk/media/nsdc-redesign/documents-and-images/your-council/planning-policy/supplementary-planning-information/residential-cycle-and-car-parking-standards/Residential-Cycle-and-Car-Parking-Standards-and-Design-Guide-Supplementary-Planning-Document.pdf New developments are not always required to provide charging facilities. The wording of the policy could be altered a little to bring it in line with local and national policy, but it might be better and much simpler to delete this aspect of the policy as any planning application will need to comply with Building Regulations anyway so it is not necessary.	Wish to continue to encourage, so discuss with NSDC

Responses to Consultation	Action
<p>In paragraph 3 a) and b) need to be better explained and allow for the loss of a pathway if mitigated, and also we are concerned that b) is unenforceable. How could it actually be applied, how would a decision maker know if an application would adversely impact on any future expansion of the footpath and cycle path network or other active travel facility as outlined in the Neighbourhood Plan's Active Travel aspirations?</p>	<p>Refer to figure 13 on page 38. This is what is intended. Discuss further</p>
Policy 5.	
<p>No comments or questions.</p>	
Policy 6.	
<p>Has a Housing Needs Survey been undertaken and if so could we please see it? A defined village envelope is referred to again, please see comments on Policy 1. Saying 'a – c above' is confusing as c) is below – is this what is being referred to? In 'c. Provisos' i, there is not yet a mandatory requirement for all new housing too be M4(2) compliant so the viability of this aspect of the policy will need to be demonstrated. Also in c, what precisely is meant by ii and how would it apply to Langford, in particular 'the main body of the village'? Would separate polices for each village be more appropriate, for example such as: 'Schemes for new development in Winthorpe should normally be small scale in size with 5 units considered a reasonable upper limit. Schemes for new development in Langford should normally be small scale in size with 1 unit often being considered appropriate.'</p>	<p>HNA done and will be made available. Saying 'a – c above' ...– should be "a and b" what precisely is meant by ii – Winthorpe only.</p>
<p>Paragraph 2 seems to be repetitious of the beginning of paragraph 1.</p>	<p>Emphasises?</p>
Policy 7	
<p>Paragraph 2 refers to Use Class E1 which does not exist. What is meant by this?</p>	<p>Check and clarify</p>
<p>Paragraph 3 could be interpreted as being permissive of new residential development – is this what is meant? If not, this needs clarification.</p>	<p>Referring to conversions only – not new buildings</p>
<p>Paragraph 4 refers to village envelopes again</p>	
<p>Paragraph 5 needs to be proportionate – perhaps language like 'would unreasonably detract' would be better.</p>	<p>Agreed?</p>
Policy 8.	

Responses to Consultation	Action
What is the basis for paragraph 3 and how does it interact with paragraph 2? If there is no basis for paragraph 3 in local or national policy, how could it be enforced and would it be better to remove it?	Explain
Policy 9.	
As with Policy 1 we think that the reference to a requirement of 10% BNG might be premature as this will not be a requirement for small sites until April 2024 and the Neighbourhood Plan could be adopted before then.	Check latest
Policy 10.	
We are concerned that the proposed Green Gap is too extensive and may not be necessary. This policy needs to be explained and justified – what is the evidence for it? Is this policy necessary in the light of Spatial Policy 3 of the Amended Core Strategy? If village envelopes are defined somewhere, again is this policy necessary? It seems very unlikely that this policy is required to prevent the coalescence of the two villages. Also, what if a development proposal was potentially appropriate, for example small scale equestrian development? Would this be regarded as exceptional?	Discuss the options for preventing village sprawl / coalescence
Policy 11.	
This policy just needs minor amendment. Surfaces don't always have to be permeable as this is not always functional, but they should not increase run off.	Agreed
Trinity College Cambridge - comments on the draft Winthorpe with Langford Neighbourhood Plan	
Policy 6: Housing Development	
Policy 6 supports development to meet the needs of the local community, on sites within the Village Envelope. The policy does not define the Village Envelope for either Winthorpe or Langford. Whilst the NSDC LDF documents do establish Village Envelopes, they do so only for larger scale settlements (Principle Village and larger). The Core Strategy (2019) notes: <i>“It is not proposed to define the extent of villages covered in Spatial Policy 3 by way of village envelopes in our Core Strategy or Allocations & Development Management DPD. However, the District Council will work with local communities to identify the characteristics of their village which they feel should be protected. Such work will be contained within Neighbourhood Plans and Village Design Statements (VDS). This work could include the identification of village envelopes and where this is the case Spatial Policy 3 supports this approach. Neighbourhood Plans when ‘made’ become part of the development plan and providing the requirements for Supplementary Planning Documents are followed, a VDS could be adopted</i>	Discuss with Savills Map of land ownership?

Responses to Consultation	Action
<p><i>as a Supplementary Planning Document by the District Council and be a material consideration in the determining of Planning Applications.”</i></p> <p>It is therefore important that the Neighbourhood Plan confirms and consults upon the proposed extent of the Village Envelopes for Winthorpe and Langford. 2 In defining Village Envelopes, the Neighbourhood Plan should consider ensuring that sufficient land is available to meet the future needs of the population and could choose to extend these boundaries to include additional land for growth. The NPPF specifically notes that <i>“To promote sustainable development in rural areas, housing should be located where it will enhance or maintain the vitality of rural communities. Planning policies should identify opportunities for villages to grow and thrive, especially where this will support local services. Where there are groups of smaller settlements, development in one village may support services in a village nearby”</i> (Paragraph 79).</p> <p>In addition, it also notes that <i>“Neighbourhood planning groups should also give particular consideration to the opportunities for allocating small and medium-sized sites suitable for housing in their area”</i> (Paragraph 70).</p> <p>Neighbourhood Plans therefore present an opportunity to proactively encourage and manage growth of an appropriate scale within their boundaries.</p>	
<p>Policy 6 also states that housing will be supported that meets the needs of the local community and confirms the following priorities:</p> <ul style="list-style-type: none"> • 3-bedroom houses suitable for families; • Small and medium-sized homes to meet the requirements of older people and other small households; • Assisted Living accommodation. <p>Whilst these forms of accommodation are important in rural areas, it is important that the Neighbourhood Plan is supported by robust evidence to justify policies. It would therefore be helpful if the Neighbourhood Plan were to provide further justification and clarification about the housing types supported and why they are considered important to the future sustainability of the area.</p>	<p>Provide access to HNA and Design Codes</p>
<p>Policy 10: Maintaining the Individual Identities of the Villages</p>	

Responses to Consultation	Action
<p>The Winthorpe with Langford Neighbourhood Plan Consultation Draft seeks to provide protection against development in the area between Winthorpe and Langford and proposes to designate this as a 'Green Gap' in Policy 10. The Draft Policy states:</p> <p><i>"Policy 10: Maintaining the Individual Identities of Winthorpe and Langford.</i></p> <ol style="list-style-type: none"> <i>1. In order to ensure that the two settlements retain their separate identities and characteristics, built development in the countryside that separates Winthorpe and Langford will not be supported.</i> <i>2. Should an exceptional need for development within this area be demonstrated it must be sited and designed so as to respond sensitively and positively to the green gap and mitigate its visual impact on the wider landscape."</i> <p>The explanation/justification to Policy 10 states:</p> <p><i>"6.39 The two villages, Winthorpe, and Langford are separated by a natural green gap. To preserve the villages' identity and structure, and to prevent sprawl, this degree of separation is something that should be retained. The Neighbourhood Plan's policies relating to housing and other development do not, therefore, provide for any additional buildings in this gap between the villages. This is consistent with – and a logical extension of - the LDF's "Open Break" policy that seeks to maintain separation between Newark and Winthorpe (LDF Policy NUA/OB1). The Open Break is identified as the hatched yellow area on the map below (Figure 15).</i></p> <p><i>6.40 The Green Gap between Winthorpe and Langford adjoins the Open Break and extends similar protection against intrusive development to the area identified in the map in Figure 16. In the event that an exceptional need for development within this area is demonstrated it will be crucial that the development is sited and designed so as to respond sensitively and positively to the green corridor, including providing hedgerow 3 boundary treatments and tree planting to screen the development and mitigate its visual impact on the wider landscape."</i></p> <p>Figure 1: Proposed 'Green Gap' within the Winthorpe with Langford Neighbourhood Plan Consultation Draft</p> <p>As identified in national policy, Neighbourhood Plans should support the delivery of the strategic policies set out within Local Plans (Paragraph 13; National Planning Policy Framework (NPPF)). Equally, as per the Planning Practice Guidance (PPG), a Neighbourhood Plan must be in general conformity with the strategic policies contained within the Development Plan for the area.¹</p> <p>¹ Planning Practice Guidance Paragraph: 065 Reference ID: 41-065-20140306</p> <p>There is no reference to 'Green Gaps' within either the adopted updated Core Strategy or Allocations & Development Management DPD. It is therefore difficult to understand where the term 'Green Gap' is derived from and whether it holds any weight in supporting Local Plan policies.</p>	<p>Seek discussion</p>

Responses to Consultation	Action
<p>The justification for the Open Breaks is provided within Newark & Sherwood Allocations & Development Management Options Report, September 2011.</p> <p><i>“The justification was that the breaks were required to ensure that existing settlements retain their separate identities and characteristics and, in particular, that the villages surrounding Newark are not subsumed into one large urban area. In order to achieve this, the District Council identified certain areas that are under pressure for development which also provide an open break between settlements. These open breaks were not selected on the basis of any landscape value although they may include areas of attractive countryside. It is primarily an urban form policy designed to protect open land between built-up areas. The open breaks seek to prevent the coalescence of communities and to preserve their separate 4 identities. It is considered that these “open breaks”, being relatively small areas, could not accommodate even limited development, without compromising their role in keeping land.”</i></p> <p>The Open Break between Newark and Winthorpe is justified because it adjoins the Newark Urban Area and seeks to maintain separation between the two settlements. Newark is at the top of the settlement hierarchy and therefore the focus for 60% of the total growth for the District. There is likely to be pressure for additional growth around the edge of Newark for this reason, especially in times when there is a shortage in housing delivery, and as such, Open Breaks are an important to protect these areas.</p> <p>The land to the north of Winthorpe is not part of the Newark Urban Area. The area proposed for a ‘Green Gap’ extends between two villages which are included within the ‘Other Villages in NSDC’ tier of the settlement hierarchy where new development should be ‘small scale in nature’. This area is not subject to the same pressure for new development as the land to the south, between Winthorpe and Newark which is included within the Open Break. It is therefore not considered necessary to designate a large area of countryside as a Green Gap.</p> <p>Furthermore, the Neighbourhood Plan (Policy 6) supports growth within the Village Envelopes of Winthorpe and Langford. Therefore, land beyond these boundaries is considered ‘open countryside’ in the context of planning policy which states that development will be strictly controlled and restricted to uses which require a rural setting.</p> <p>The NPPF recognises the importance of maintaining the long-term sustainability of rural areas and notes that:</p> <p><i>“To promote sustainable development in rural areas, housing should be located where it will enhance or maintain the vitality of rural communities. Planning policies should identify opportunities for villages to grow and thrive, especially where this will support local services. Where there are groups of smaller settlements, development in one village may support services in a village nearby” (Paragraph 79).</i></p>	

Responses to Consultation	Action
<p>This is reflected in the Core Strategy and Allocations & Development Management DPD, which states that development away from the main built-up areas of villages, in the open countryside, will be strictly controlled and limited to the following types of development:</p> <ul style="list-style-type: none"> • Agricultural and Forestry Development Requiring Planning Permission • New and Replacement Rural Workers Dwellings, the Extension of Existing Dwellings, and the • Removal of Occupancy Conditions Attached to Existing Dwellings. • New and Replacement Dwellings (new dwellings where they are of exceptional quality or innovative nature of design, reflect the highest standards of architecture, significantly enhance their immediate setting) • Replacement of Non-Residential Buildings • Conversion of existing buildings • Rural Diversification • Equestrian Uses • Employment uses of an appropriate scale • Community and Leisure Facilities of an appropriate scale • Roadside Services in appropriate locations • Visitor Based Tourism Development of an appropriate scale • Tourist Accommodation of an appropriate scale <p>Therefore, planning policy is already in place to protect this area from the pressures of growth. It is not considered necessary to introduce a blanket designation, which would elevate the status of this area from open countryside to an Open Break and could create unnecessary barriers to appropriate rural development.</p>	

Table 3: Consideration of Responses to Pre-Submission Consultation on Village Envelope

Responses to the consultation on the Village Envelope forming part of the Pre-submission Draft of the Neighbourhood Plan are detailed, together with actions taken (none required), in the table below. Further information about this consultation and responses received is provided in Appendix 3.

Responses to Consultation		Action
Do you agree with the proposed Village Envelope?	If 'no', explain why	
Yes	-	Noted
Yes	-	Noted
No	For the envelope to be extended towards the A46 and behind the school but maintaining the school grounds. This could incorporate safer drop off and collection for children to school. Winthorpe needs more development and younger families.	The village envelope will not affect this. No change required.
Yes	-	Noted
No	Curious as the reason the land adjacent to the A1 has been omitted, the land which is around low wood lane.	The land referred to is not considered suitable for development. No change required.
No	We would like to see the area on Hargon Lane next to the Barn included in the village envelope.	The land referred to is not considered suitable for development. No change required.
Yes	-	Noted
Yes	-	Noted

Table 4: Consideration of Responses to Pre-Submission Consultation with “Statutory Bodies”

Responses to the consultation on the Pre-submission Draft of the Neighbourhood Plan with the bodies required to be consulted are detailed, together with actions taken (none required), in the table below. The bodies consulted were:

- Newark & Sherwood District Council
- Nottinghamshire County Council Planning;

- Nottinghamshire County Council Minerals and Waste
- Nottinghamshire County Council Highways
- Nottinghamshire County Council Flood/ Surface Flood
- Nottinghamshire County Council Footpath/right of way
- Campaign to Protect Rural England, Nottinghamshire
- English Heritage
- The Environment Agency
- Highways England
- National Grid UK
- The Homes and Communities Agency
- Natural England
- Nottinghamshire Wildlife Trust
- Severn Trent Water
- The Woodland Trust
- Trent Valley IDB
- Sport England
- National Gas
- Historic England
- Adjoining Town & Parish Councils

REF #	RESPONDENT	DATE	COMMENTS	ACTION
1	Coal Authority	30/07/2024	If you are emailing from a Local Planning Authority: The Coal Authority's planning and development team do not require a coal mining risk assessment. If you are a non-coalfield authority: The Coal Authority has no comments to make regarding planning applications or planning policies	None
		14/08/2024	The area to which this consultation relates is not located within the defined coalfield. On this basis we have no specific comments to make.	Note the response. No action required.

REF #	RESPONDENT	DATE	COMMENTS	ACTION
2	National Highways England	31/07/2024	The neighbourhood development area is bounded by the A46 trunk road and the A1 trunk road. Have comments on Policy 4: 'accessibility, communication and transport'. As the rest of the plan does not impact our network, we believe its contents should be determined locally and have no further comments. The proposed scheme includes widening 6.5km of the existing single carriageway to a dual carriageway, providing two lanes in each direction. These improvements aim to reduce congestion. After reviewing the proposals for improvements to walking and cycling routes, we noted the plans for future reconnection of footpaths with new routes over the A46. Any new structure over the network will need to be consulted on. Before planning consent is granted, the proposed scheme must be: designed to a preliminary design standard in accordance with the Design Manual for Roads and Bridges; have completed a walking, cycling, horse riding assessment and review; have undergone Agreement in Principle for any Departures from Standard; have completed a Stage 1 Road Safety Audit; have identified any safety risk managed through the completion of a safety risk assessment.	Comments should be noted and referred to (briefly) in relevant explanatory text. No policy changes sought or required.
3	Historic England	05/08/2024	The area covered by your Neighbourhood Plan includes a number of important designated heritage assets. In line with national planning policy, it will be important that the strategy for this area safeguards those elements which contribute to the significance of these assets so that they can be enjoyed by future generations of the area. Recommended that you speak to the planning and conservation team and your local planning authority together with the staff at the County Council archaeological advisory service who look after the Historic Environment Record. They should be able to provide details of the designated heritage assets in the area together with locally-important buildings, archaeological remains and landscapes. Some Historic Environment Records may also be available on-line via the Heritage Gateway. It may be useful to involve local voluntary groups such as the Local Civic Society or local historic groups in the production of your Neighbourhood Plan. Historic England has produced advice which your community might find helpful in helping to identify what it is about your area which makes it distinctive and how you might go about ensuring that the character of the area is retained. These can be found at:- < https://historicengland.org.uk/advice/planning/plan-making/improve-your-neighbourhood/ >. You may also find the advice in "Planning for the	These are "generic" comments and do not appear to require any policy changes. Reference to the information sources quoted could usefully be included in the explanatory text.

REF #	RESPONDENT	DATE	COMMENTS	ACTION
			Environment at the Neighbourhood Level” useful. < http://webarchive.nationalarchives.gov.uk/20140328084622/http://cdn.environment-agency.gov.uk/LIT_6524_7da381.pdf >we refer you to our published advice available on our website, “Housing Allocations in Local Plans” as this relates equally to neighbourhood planning. This can be found at < https://content.historicengland.org.uk/images-books/publications/historic-environment-and-site-allocations-in-local-plans/heag074-he-and-site-allocation-local-plans.pdf/ >	
5	Nottinghamshire Wildlife Trust	16/08/2024	There are two Local Wildlife Sites within the area. Local Wildlife Sites are a local, non-statutory designation, that sits below (but complements) the national suite of statutorily designated Sites of Special Scientific Interest (SSSIs). They are of substantive value for the conservation of biodiversity and are home to rare and scarce species or represent the best surviving examples of habitats that were once widespread and typical of the Nottinghamshire landscape. Collectively, these sites form an essential ecological network and act as wildlife corridors and steppingstones, allowing species to migrate and disperse between sites. The continued existence of these sites is vital to safeguard wildlife from the pressures of development, intensive agriculture, and climate change. The LWS network is comprehensive (meaning that every site which qualifies as a LWS is designated as one), whereas SSSIs are representative of the best sites in an area, such that that not all sites which meet the SSSI selection criteria have been, or will be, designated as a SSSI. Because of this, several LWS would potentially qualify as SSSIs, meaning that LWS are best described as sites that are of at least county-level importance for their flora and/or fauna. 2/642 Site name: The Fleet, Winthorpe. 5/2135 Site name: Winthorpe Lake. Core Policy 12 Biodiversity and Green Infrastructure, The District Council will seek to conserve and enhance the biodiversity and geological diversity of the District by working with partners to implement the aims and proposals of the Nottinghamshire Local Biodiversity Action Plan, the Green Infrastructure Strategy and the Nature Conservation Strategy. The District Council will therefore expect proposals to take into account the need for continued protection of the District’s ecological, biological and geological assets. With particular regard to sites of international, national and local significance, Ancient Woodlands and species and habitats of	No policy changes required. Information provided could usefully be included in the explanatory text.

REF #	RESPONDENT	DATE	COMMENTS	ACTION
			<p>principal importance identified in Section 41 of the Natural Environment and Rural Communities Act 2006 and in the Nottinghamshire Local Biodiversity Action Plan. Section 185: You may wish to include the following paragraph that was taken from Making Space for Nature: a review of England's wildlife sites and ecological network. Report to Defra. (2010). The essence of what needs to be done to enhance the resilience and coherence of England's ecological network can be summarised in four words: more, bigger, better and joined. There are five key approaches which encompass these, and take account of the land around the ecological network. We need to: (i) Improve the quality of current sites by better habitat management. (ii) Increase the size of current wildlife sites. (iii) Enhance connections between, or join up, sites, either through physical corridors, or through 'stepping stones'. (iv) Create new sites. (v) Reduce the pressures on wildlife by improving the wider environment, including through buffering wildlife sites. Following on from the vision set out in the 25 YEP, the Environment Act 2021[1] sets out how the Government plans to protect and improve the natural environment in the UK. It introduces a mandatory requirement for a minimum of 10% BNG in the planning system, to "...ensure that new developments enhance biodiversity and create new green spaces for local communities to enjoy". It also lays the foundation for the NRN and introduces provisions requiring the development of Local Nature Recovery Strategies (LNRS) across England, as well as introducing a new Environmental Land Management Scheme. I suggest that you amend section 6.34 of the plan to include 'a minimum of 10% BNG'. That provides an opportunity to encourage a scheme to deliver more. I acknowledge that the 'minimum' threshold is reflected in Policy 9: Green Infrastructure, Local Green Spaces and Biodiversity. BNG is now mandatory. Biodiversity net gain now applies to small developments</p>	
6	Newark Town Council	28/08/2024	'Newark Town Council do not wish to comment on the content of the Neighbourhood Plan, other than to congratulate those involved in creating a comprehensive and impressive report'.	Note the comment. No action required.
7	Nottinghamshire County Council	11/09/2024	Highways and flood risk management: Should further information on the highway and flood risk elements be required contact should be made directly with the Highway Development Control Team and the Flood Risk Management Team.	Note the comment. No action required at this time.

REF #	RESPONDENT	DATE	COMMENTS	ACTION
			<p>Minerals and Waste: The Pre-Submission Version (August 2023) of the emerging Waste Local Plan, which has been submitted for examination (March 2024), should also be given weight as a material consideration. As such, relevant policies in these plans need to be considered. In addition, Minerals Safeguarding and Consultation Areas (MSA/MCA) have been identified in Nottinghamshire and in accordance with Policy SP7 of the Nottinghamshire Minerals Local Plan, these should be taken into account where proposals for non-minerals development fall within them. As set out in Policy WCS2 ‘Waste awareness, prevention and re-use’ of the Waste Core Strategy, the development should be ‘designed, constructed and implemented to minimise the creation of waste, maximise the use of recycled materials and assist the collection, separation, sorting, recycling and recovery of waste arising from the development.’ In accordance with this, as the proposal is likely to generate significant volumes of waste through the development or operational phases, it would be useful for the application to be supported by a waste audit. Specific guidance on what should be covered within a waste audit is provided in paragraph 049 of the Planning Practice Guidance.</p>	<p>In the explanatory text, include suitable references to the Pre-Submission Version (August 2023) of the emerging Waste Local Plan, which has been submitted for examination (March 2024), and to the Minerals Safeguarding and Consultation Areas. Otherwise, no amendments or additions are required.</p>
			<p>Transport and Travel Services: Current Winthorpe with Langford Public Transport Network: Section 2.59 refers to the Service 367 operated by Centrebus. The service provides peak hour and day-time connections to Collingham and Newark on Mondays to Saturdays. Nottinghamshire County Council fund the service. There is no commercial public transport in the area covered by the neighbourhood plan. Any enhanced public transport service provision will require funding support and where new development takes place the Council will consider whether a Planning Contribution or Planning Condition to support enhanced public transport can be justified as part of any planning consent.</p>	<p>Amend paragraph 2.59 to incorporate the additional information provided.</p>
			<p>It is noted that there is no housing target or growth forecast in the neighbourhood Plan area. However, the Winthorpe Parish includes proposed new employment developments at land at Godfrey Drive, Winthorpe (ref. 23/02281/OUTM & 23/02281/OUTM). A decision is pending on the applications, including any provision for improved public transport to serve the sites. Page 27 - 4.11 - Allocations & Development Management DPD Review. The above proposed employment developments should be considered, albeit it</p>	<p>Check and consider the status of the proposed development referred to, and make reference to this proposal if appropriate.</p>

REF #	RESPONDENT	DATE	COMMENTS	ACTION
			is noted that the District Council has stated that it is not proposing to make any new housing, employment or retail allocations through this review.	
			There is no reference in the document to the role of taxis, which play an important role in the local economy. It is suggested that reference to the role of taxis is included in the plan.	Include a reference to Taxis in the explanatory text .
			<p>The Local Transport Plan and Development Programme Team within Nottinghamshire County Council generally supports the aspirations and proposal set out within the Plan. However, the following points should be noted:</p> <p>The County Council supports the desire to encourage active travel and has (along with the other highway authorities in the D2N2 LEP) adopted a Local Cycling and Walking Infrastructure Plan (LCWIP). This plan sets out the County Council's aims and strategy, as well as identifying a strategic cycle network.</p> <p>Paragraph 2.56 (page 19) refers to Route 64 of the National Cycle Network (NCN), which runs through the neighbourhood area and provides a connection to Newark on Trent. Due to the size of the cycle network across the county, the County Council has had to prioritise routes included within D2N2 LCWIP. However, a route between Winthorpe and Newark Town Centre has been identified as a potential route for cycling and walking improvements (subject to the availability of funding, feasibility, consultation, approvals etc.).</p>	Include a reference to the Local Cycling and Walking Infrastructure Plan in the explanatory text. Also include reference to the potential cycling network route between Winthorpe and Newark Town Centre (subject to the availability of funding, feasibility, consultation, approvals etc.).
			The proposals to improve and/or extend footways, cycleways and shared-surface routes, as set out in Policy 4, point '1ai' on page 38, and in particular improvements to NCN Route 64 and Holme Lane section of the Trent Valley Way/Trail, as detailed in the 'Community Aspirations' labelled 'e' on page 37, are acknowledged. However, it should be noted that any potential routes would need to meet the design standards set out in the national guidance (Local Transport Note (LTN) 1/20), which is also the County Council's design standard. Where existing routes do not meet these standards, they will not be designated as cycle routes unless either appropriate facilities can be constructed, or alternative routes developed.	Note comments.

REF #	RESPONDENT	DATE	COMMENTS	ACTION
			<p>Policy 4, point 2b refers to developments providing adequate secure parking space for bicycles. However, this could be broadened out to include the provision of new sustainable active travel infrastructure including footways, cycle routes and pedestrian crossings (to LTN 1/20 standards)</p>	<p>Amend Policy 4, 2b to include reference to the provision of new sustainable active travel infrastructure including footways, cycle routes and pedestrian crossings , as relevant and appropriate to the development proposed.</p>
			<p>Public Health: NCC suggest the inclusion of policies that promote the creation of healthy environments such as, Active design principles that prioritise walking, cycling, and physical activity. Improved access to healthcare facilities and local services. Inclusion of health impact assessments for new developments to ensure that they support residents' physical and mental well-being. By incorporating these, the plan will align with broader public health goals, fostering a community that promotes healthier lifestyles. The Public Health response is outlined in Appendix 1,</p>	<p>Include more explicit reference to health and well-being objectives and measures, as suggested, in the sections relating to Sustainable Development, Design, Accessibility, Communications and Transport, Community Facilities, and Green Infrastructure.</p>

REF #	RESPONDENT	DATE	COMMENTS	ACTION
			<p>Built Heritage and Archaeology: NCC would encourage addition of a note in the Heritage Section relating to archaeology in development, an example of which could be: <i>“Nottinghamshire County Council manages the Historic Environment Record for the county and holds numerous records for the parish relating to evidence of historic settlement and other cultural activity. Non-designated archaeological heritage assets would be managed in development through the National Planning Policy Framework. Nottinghamshire County Council and Newark and Sherwood District Council advise that there should be early consultation of the Nottinghamshire Historic Environment Record and assessment of the archaeological potential of the area at an appropriate stage in the design of new developments, in order that the requirements of the National Planning Policy Framework, and Newark and Sherwood’s Local Plan are met. The Council archaeological advisors are happy to advise on the level of assessment and appropriate stages to be undertaken.”</i> This would give clarity to developers of future sites. The plan could also highlight a level of outreach and public engagement. The Heritage Section should also include details of currently recorded finds and monuments in the parish with information from the Nottinghamshire Historic Environment Record (NHER) and reproduced on a map in the same way that the built heritage has been presented. The Plan does contain a map from Heritage Gateway, however the data from this source is not up to date and is necessarily limited. NCC recommends that the NHER is consulted for an accurate map of the known heritage assets in the parish. NCC would further recommend that Policy 5 contain a stronger reference to archaeology in the development process. This should include a paragraph where the Plan would ‘only support development where appropriate archaeological assessment has been undertaken to inform a programme of archaeological mitigation work (where necessary)’. This would align the Plan well with the existing guidance in NPPF and Core Policy 14 of the Local Development Framework for Newark and Sherwood DC.</p>	<p>Include information from the suggested note in the Built Heritage section. Include, as an appendix, the relevant information from the NHER regarding on currently recorded archaeological finds and monuments. Strengthen the references to archaeology in the text and policy, as recommended by NCC.</p>

REF #	RESPONDENT	DATE	COMMENTS	ACTION
			Housing for people with disabilities: NCC note the reference to "assisted living" in Policy 6, interpreted here as developments for people with learning disabilities or older people with physical disabilities. NCC's requirements for such developments are typically between 8 and 12 units to ensure economic viability. The Plan's limitation to 3-bedroom houses may not meet these needs or the current requirements for the community. NCC suggests specifying the 'certain requirements' and would expect to see, but not limited to; close proximity to local amenities including public transport and green space (garden) for various reasons including residents' mental health and well being. Consideration should also be given to the staff and visitors in relation to parking including EV charging points. The plan lacks sufficient detail for housing suited to disabled individuals.	Give further consideration to the intentions regarding "Assisted Living" and housing suitable for people with disabilities. Also make more specific reference to the HNA and its findings/ recommendations.
			NCC supports the overall vision of the Winthorpe with Langford Neighbourhood Plan, particularly its commitment to sustainable development, infrastructure improvements, and environmental stewardship. We look forward to working collaboratively to ensure that future developments align with the Plan's objectives while fulfilling our Planning responsibilities as a County Council.	Note comments.
8	National Grid	13/09/2024	An assessment has been carried out with respect to National Gas Transmission's assets which include high-pressure gas pipelines and other infrastructure. National Gas Transmission has identified that it has no record of such assets within the Neighbourhood Plan area. National Gas Transmission provides information in relation to its assets at the website below. https://www.nationalgas.com/land-and-assets/network-route-maps Information regarding the gas distribution network is available by contacting: planprotection@cadentgas.com National Gas Transmission's 'Guidelines when working near National Gas Transmission assets' can be downloaded here: https://www.nationalgas.com/document/82951/download Gas assets: High-Pressure Gas Pipelines form an essential part of the national gas transmission system and National Gas Transmission's approach is always to seek to leave their existing transmission pipelines in situ. Contact should be made with the Health and Safety Executive (HSE) in respect of sites affected by High-Pressure Gas Pipelines. National Gas Transmission have land rights for each asset which prevents the erection of permanent/ temporary buildings, or structures, changes	Note the comments. No action required.

REF #	RESPONDENT	DATE	COMMENTS	ACTION
			to existing ground levels, storage of materials etc. Additionally, written permission will be required before any works commence within the National Gas Transmission's 12.2m building proximity distance, and a deed of consent is required for any crossing of the easement.	

REF #	RESPONDENT	DATE	COMMENTS	ACTION
9	Natural England	16/09/2024	<p>Natural England <u>does not have any specific comments</u> on this draft neighbourhood plan. We therefore recommend that advice is sought from your ecological, landscape and soils advisers, local record centre, recording society or wildlife body on the local soils, best and most versatile agricultural land, landscape, geodiversity and biodiversity receptors that may be affected by the plan before determining whether a Strategic Environmental Assessment is necessary.</p> <p>Opportunities for environmental enhancement might include:</p> <ul style="list-style-type: none"> • Restoring a neglected hedgerow. • Creating a new pond as an attractive feature on the site. • Planting trees characteristic to the local area to make a positive contribution to the local landscape. • Using native plants in landscaping schemes for better nectar and seed sources for bees and birds. • Incorporating swift boxes or bat boxes into the design of new buildings. • Think about how lighting can be best managed to reduce impacts on wildlife. • Adding a green roof to new buildings. • Providing a new footpath through the new development to link into existing rights of way. <p>Opportunities for environmental enhancement might include:</p> <ul style="list-style-type: none"> • Restoring a neglected hedgerow. • Creating a new pond as an attractive feature on the site. • Planting trees characteristic to the local area to make a positive contribution to the local landscape. • Using native plants in landscaping schemes for better nectar and seed sources for bees and birds. • Incorporating swift boxes or bat boxes into the design of new buildings. • Think about how lighting can be best managed to reduce impacts on wildlife. • Adding a green roof to new buildings. • Providing a new footpath through the new development to link into existing rights of way. • Planting additional street trees. • Identifying any improvements to the existing public right of way network, e.g. cutting back hedges, improving the surface, clearing litter or installing kissing gates) or extending the network to create missing links. 	Note the comments. No action required.

REF #	RESPONDENT	DATE	COMMENTS	ACTION
			<ul style="list-style-type: none">• Restoring neglected environmental features (e.g. coppicing a prominent hedge that is in poor condition, or clearing away an eyesore).	

APPENDIX 1: Parish Survey

Our Vision

Securing a Safe, evolving and sustainable Community





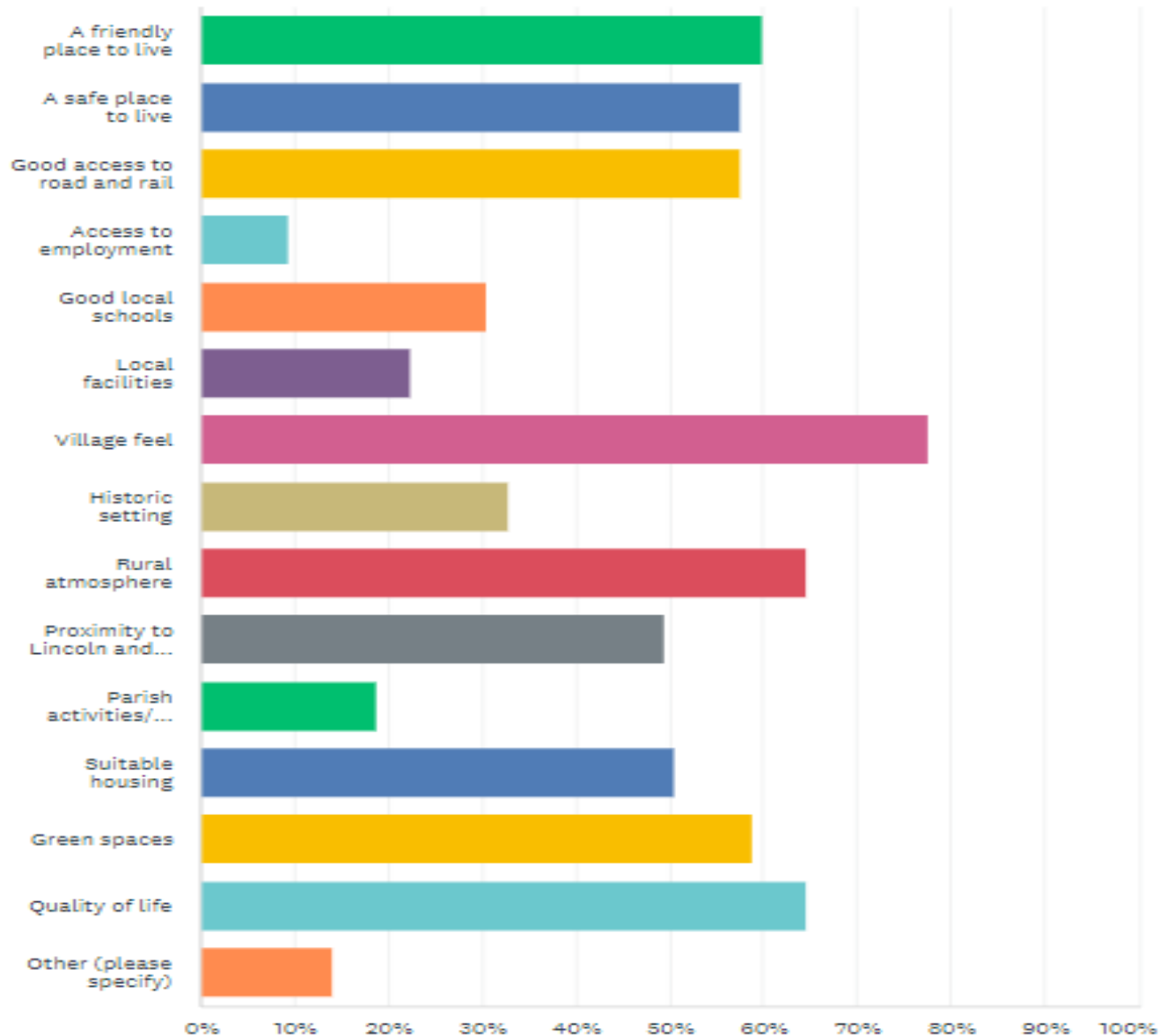
Parish Survey – December 2021

- General survey to identify local opinion
- On line, hard copies and download
- 86 people responded – 40% have lived in the parish for more than 20 years
- Mostly from Winthorpe but also from Langford and other locations
- Represents around 30% of properties in the Parish
- Considerably higher response rate than is normal in this type of survey



Which of the following attracted you to living in your parish? (Tick all that apply)

Answered: 85 Skipped: 1





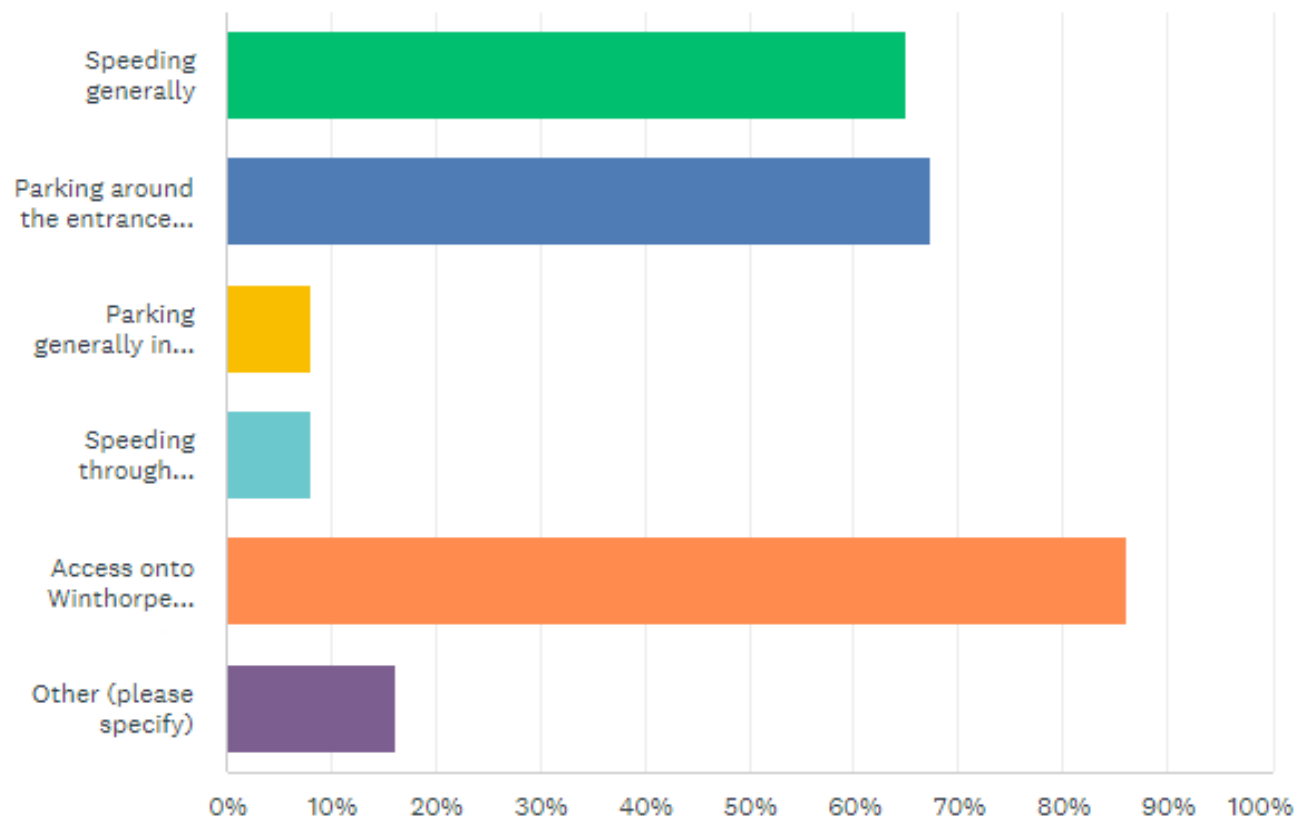
Do you consider that any of the following are issues within the parish?

- Off-roading vehicles. Trespassing. Poaching.
- Burglary on allotment.
- Lack of areas for dog-walking safely
- The A1 is very noisy to live beside. Perhaps have some sound barriers, Light pollution and vibration from traffic
- Lack of countryside footpaths for walking.
- Dog fouling is not necessarily village dogs but others using the village and Holme Lane for dog walking.
- Traffic congestion when showground in use. A big, big issue.
- Traffic congestion into the village particularly at school times, parking on Gainsborough Road worse again from the new entrance to the lodge site down to the junction with Hargon Lane.



Your Parish Council has recently set up speed camera sessions in Winthorpe and a speed notification sign is now in place on Gainsborough Road. This has been to address residents' concerns about speeding. Thinking generally about traffic in the parish, what / where are your main concerns?

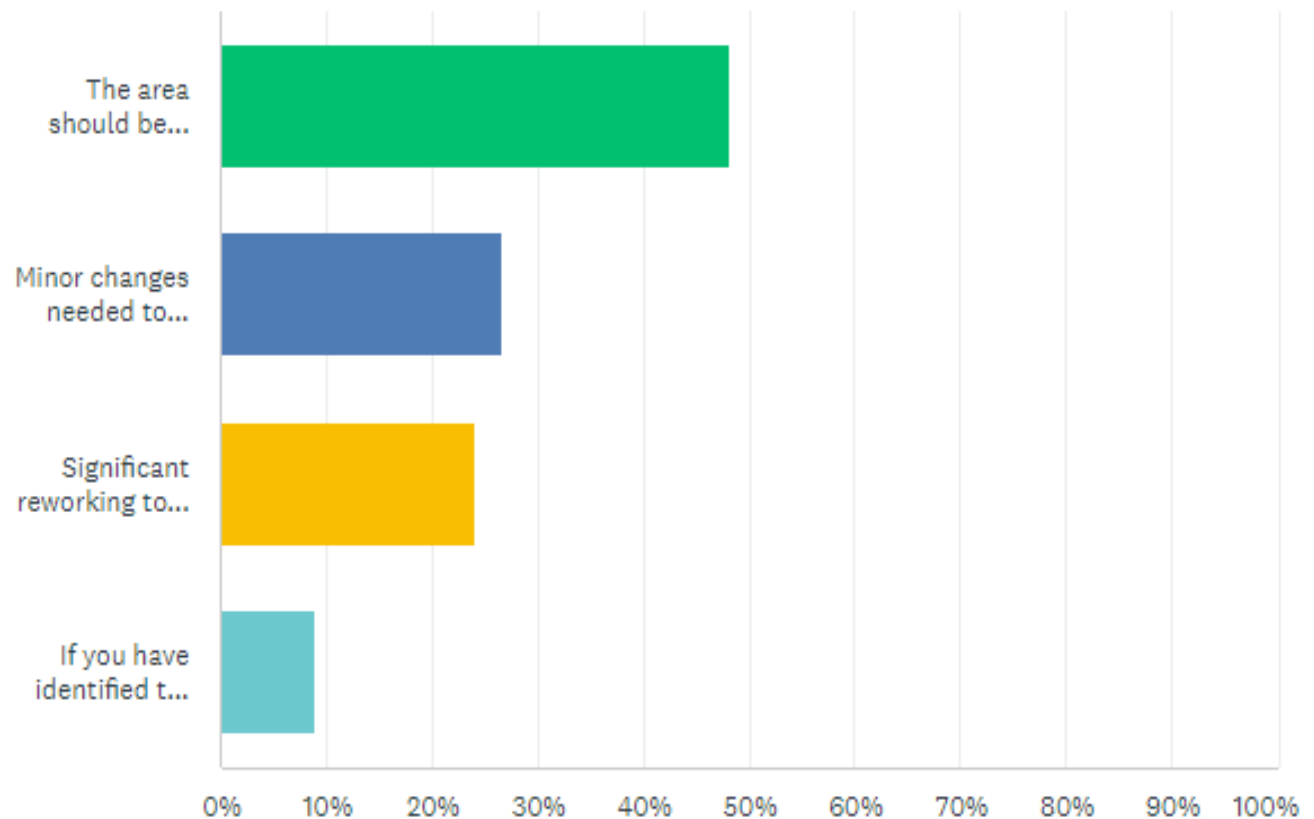
Answered: 86 Skipped: 0





Thinking about the Winthorpe Conservation Area, are there any amendments you would like to see to the existing scope of the defined area? A plan of the current conservation area is included below. The last review of the area was undertaken in 1997.

Answered: 79 Skipped: 7





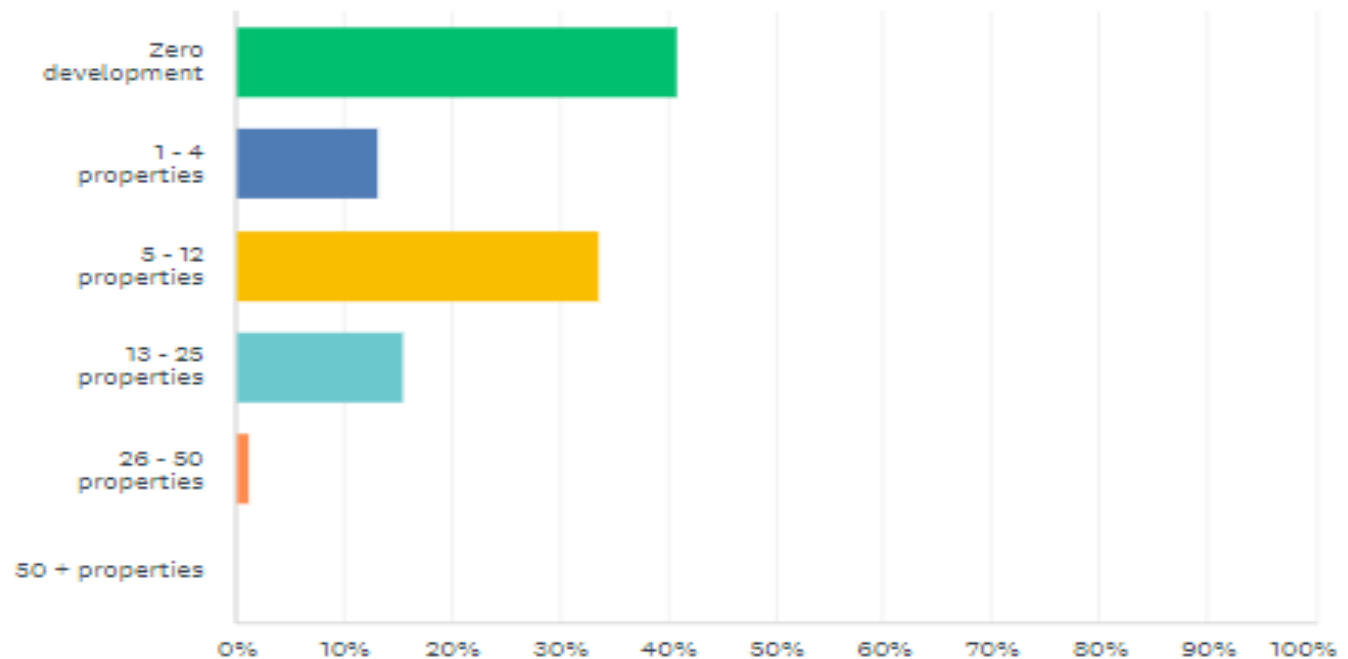
Conservation Area Comments

- Include other historic properties and green spaces up to the A46 including the parkland area
- Make the whole village a Conservation Area?
- Should extend to include Langford
- Need to protect the village from over development
- Should be reduced – fields to the West of Holme Lane should not be included?
- Include the whole of Gainsborough Road
- Should/should not include, The Spinney, Pocklington Crescent etc



Turning now to housing, Newark and Sherwood District Council have recently identified that there is no intention for them to enforce or target housing development within Winthorpe with Langford Parish. This however does not mean that new housing will not happen, as a developer may of course come forward at any time, to seek planning permission for development. Your Parish Council is keen to identify what, if any, housing you would like to see through the duration of the plan (up to 2033). With this in mind, what is your view of the number of properties which could be viable and / or valuable to the future wellbeing of the Parish?

Answered: 83 Skipped: 3





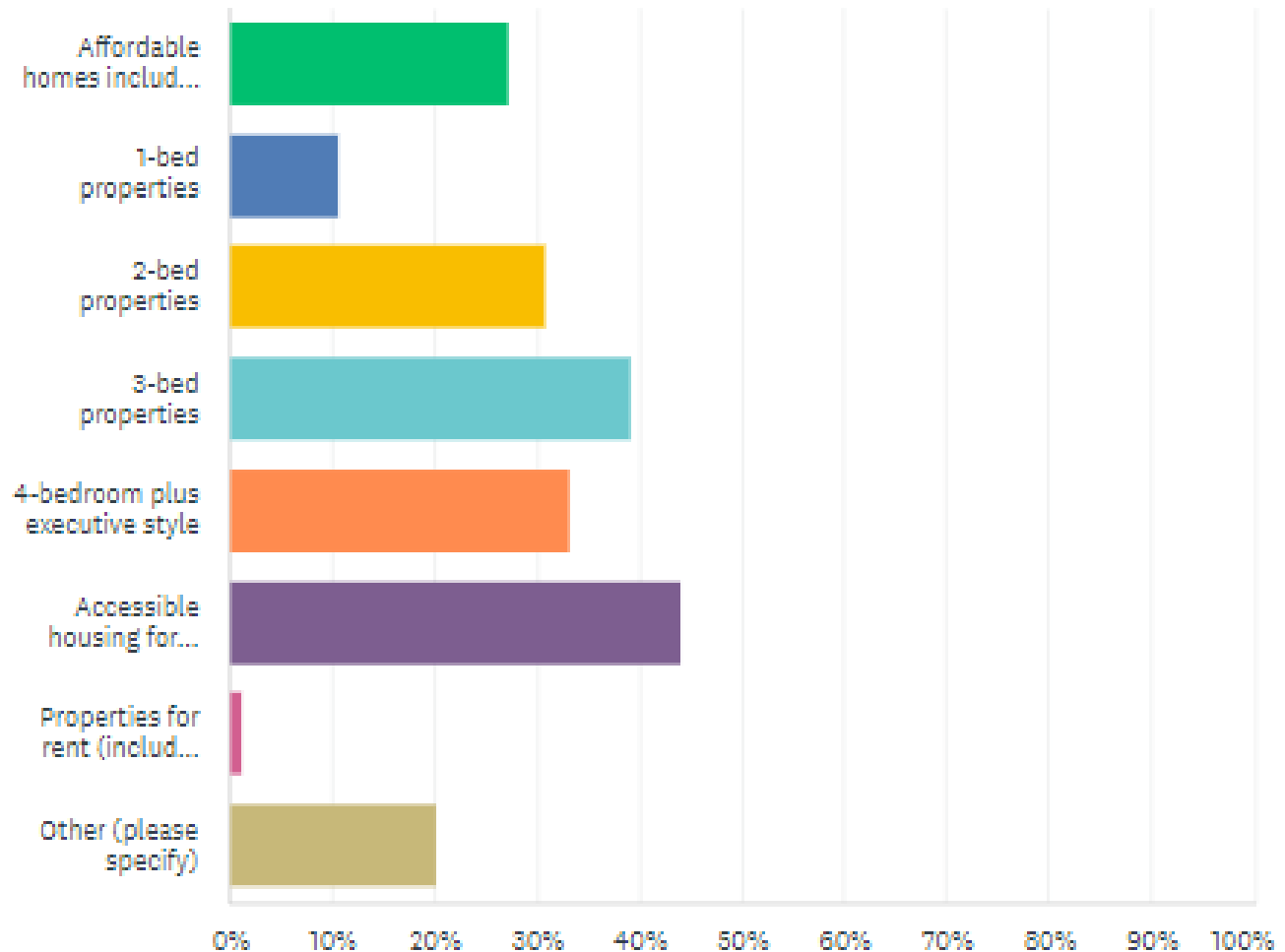
Housing Comments

- Any new development not viable because of access to the village
- Some growth to attract younger people into the area
- Possible infilling between larger properties
- More affordable starter homes
- So long as it doesn't detract from the village character
- 50% affordable – 50% detached development
- Yes if of excellent architectural merit – the village should not be preserved in aspic



If housing was to be developed in the Parish, What type of housing would you feel would be suitable? (Tick all that apply)

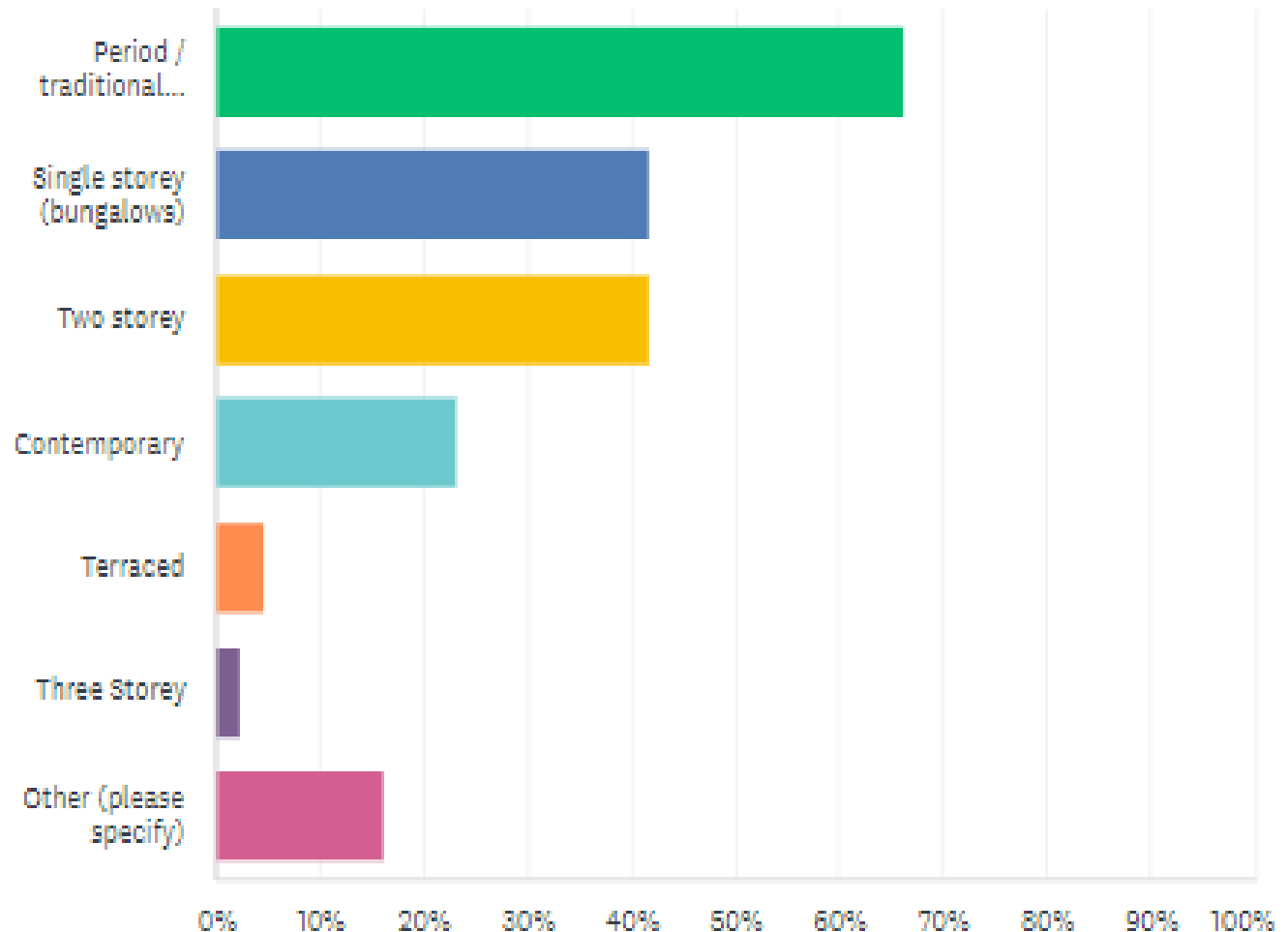
Answered: 84 Skipped: 2





What style of housing would you like to see in any new housing within the parish? (Tick all that apply)

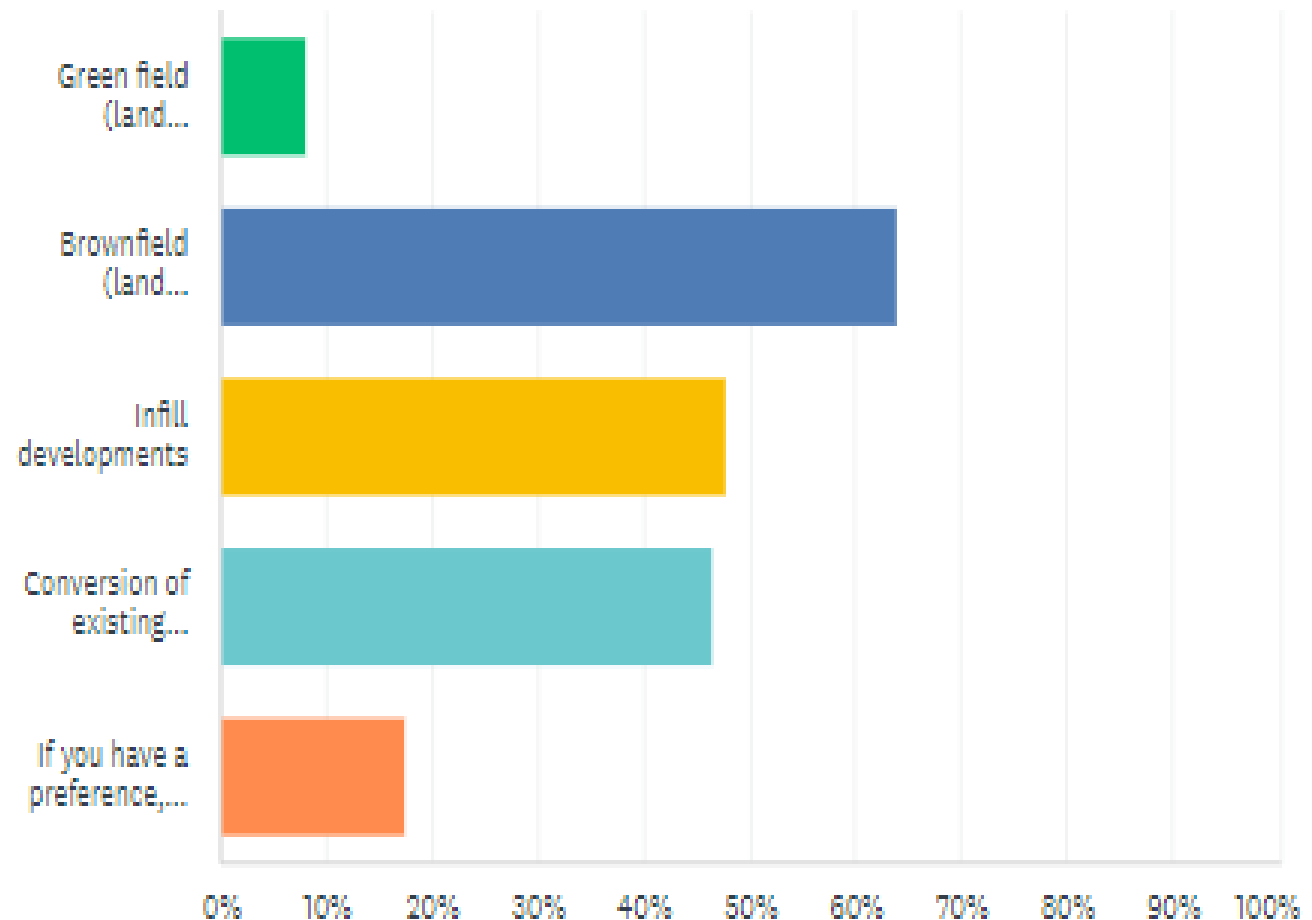
Answered: 86 Skipped: 0





Where would you prefer to see future development within the parish if it occurred? (Tick all that apply)

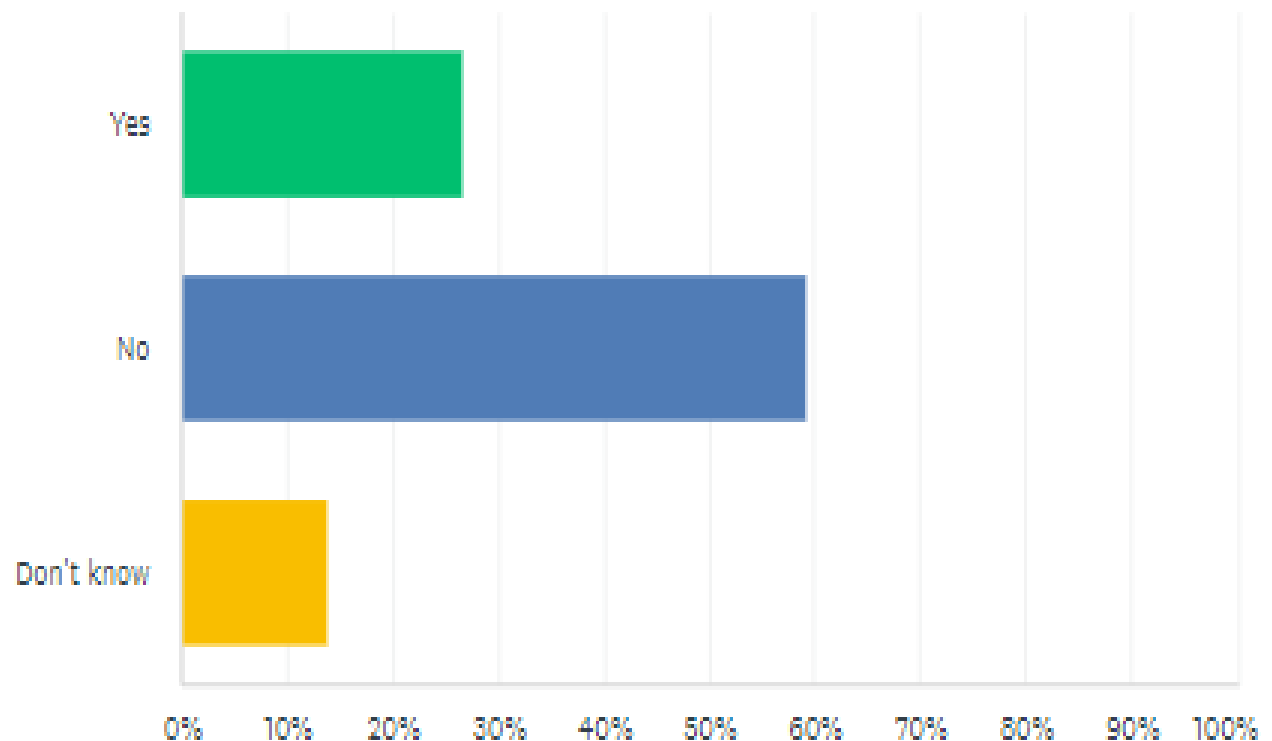
Answered: 86 Skipped: 0





Thinking of the future, if you are looking to stay in the parish, do you consider that you or a member of your family would have different housing needs in the parish in the next 10 years?

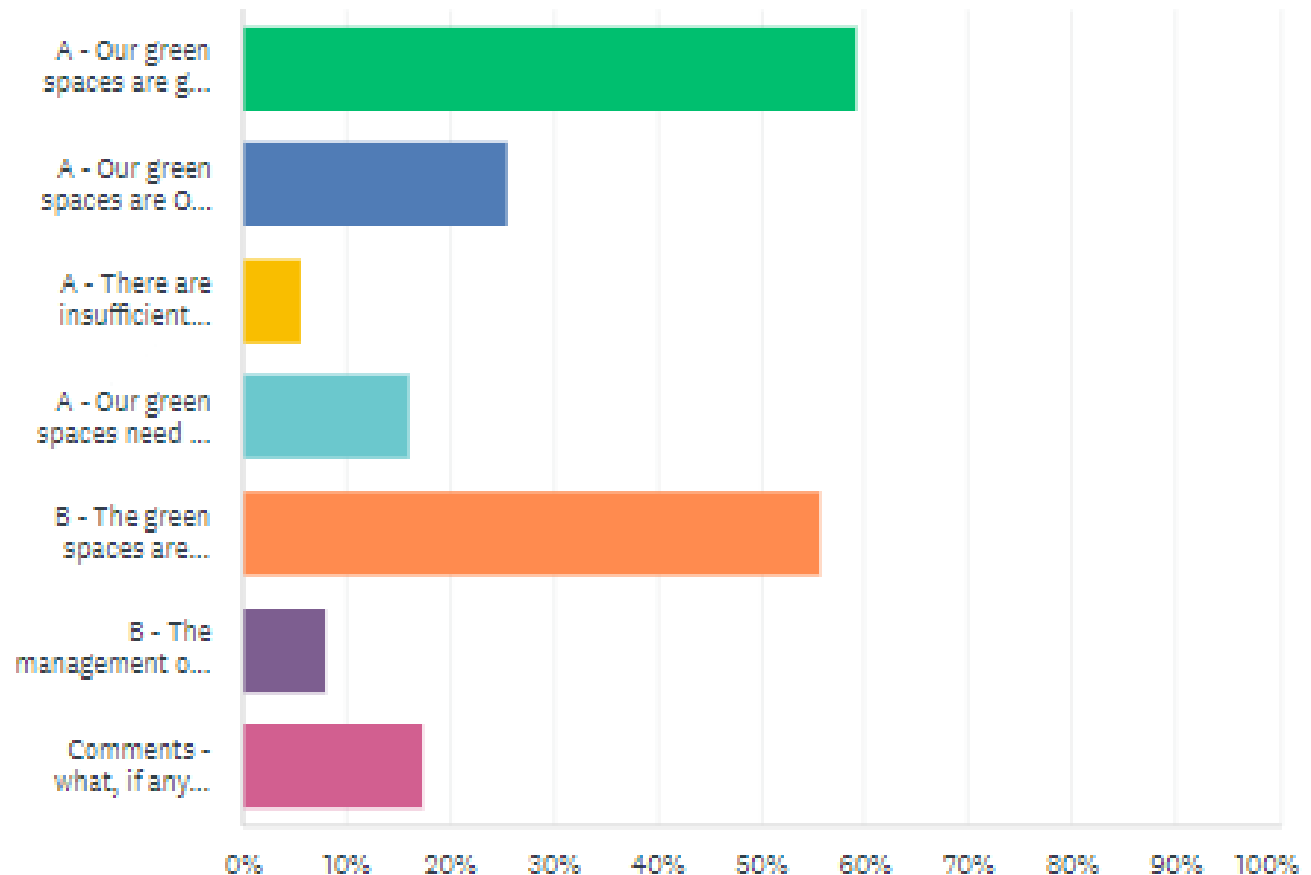
Answered: 86 Skipped: 0





Specifically thinking about the green spaces in the parish, what are your views? (Please select one from A and one from B)

Answered: 86 Skipped: 0





Additional or improved facilities in the Parish

- Facilities provided are very good and should be maintained
- Parking is a problem, people don't use their drives
- Compulsory off road parking?
- No School parking facilities available
- Existing facilities need to be used more by residents
- Fine people who allow dog fouling
- There are ample dog waste bins
- Improved footpaths
- Encourage interaction not isolation



Maintaining or improving the parish over the next 10 years

- More involvement from parish residents
- Maintaining what is already a superb place to live
- Keeping things clean and tidy
- Any building should be in keeping with the village
- Plant more trees to replace those removed
- Restrict development on the village boundary
- Maintain the historic character of the village
- Improve the tunnel under the A1
- Reduce noise from the A1
- Improved pavements and hedge cutting



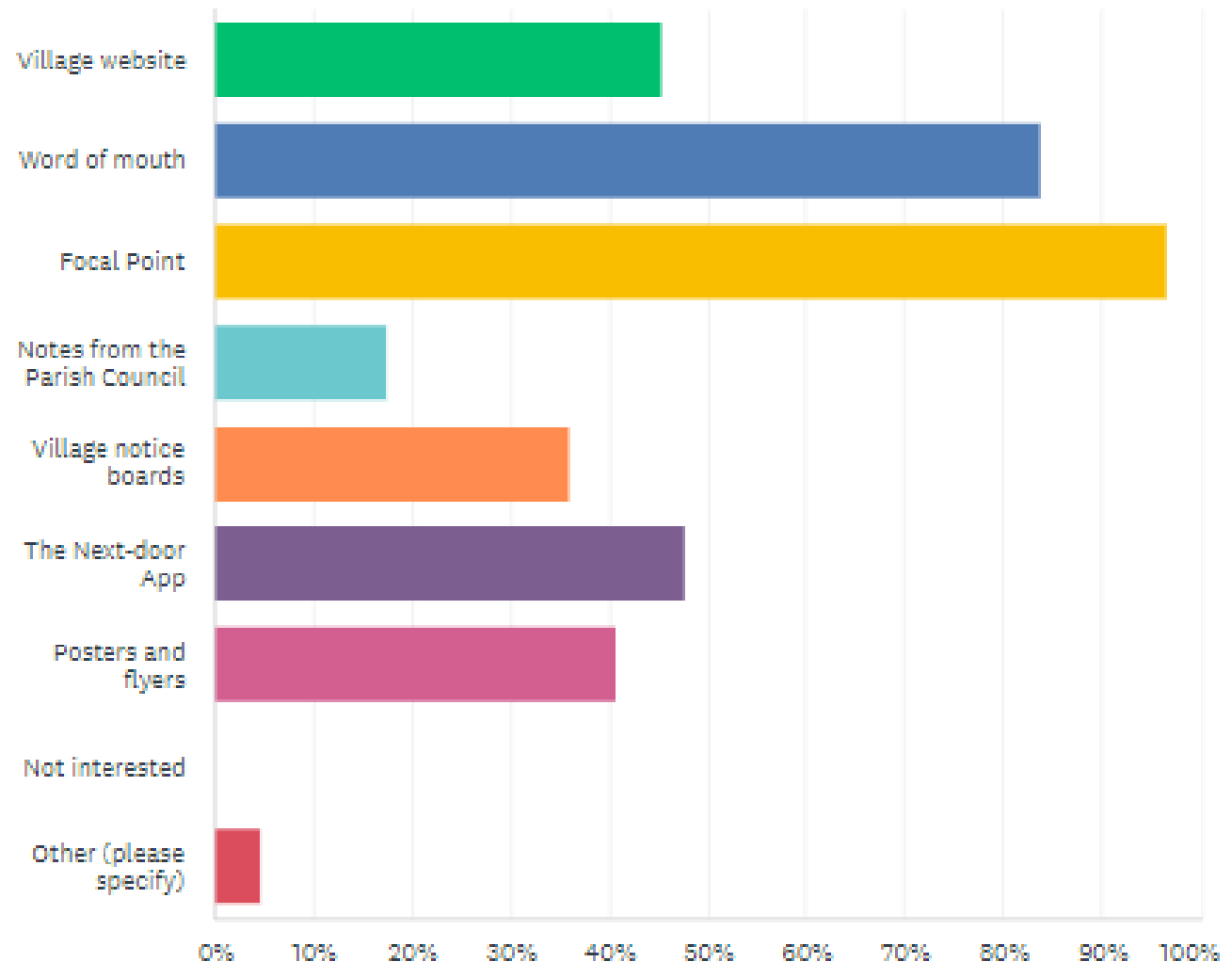
Continued

- Good maintenance, lighting and keeping up with the times
- Keep doing what you're doing
- Best kept village contest?
- Keep residents more aware of planning applications – include in Focal Point?
- Safe access to the school
- Work with the showground to prevent traffic issues
- More vigorous monitoring of fly tipping
- Maintain/support the Lord Nelson, The Village Hall, The Community Centre and the school



How do you currently find out about what's happening in your parish? (Tick all that apply)

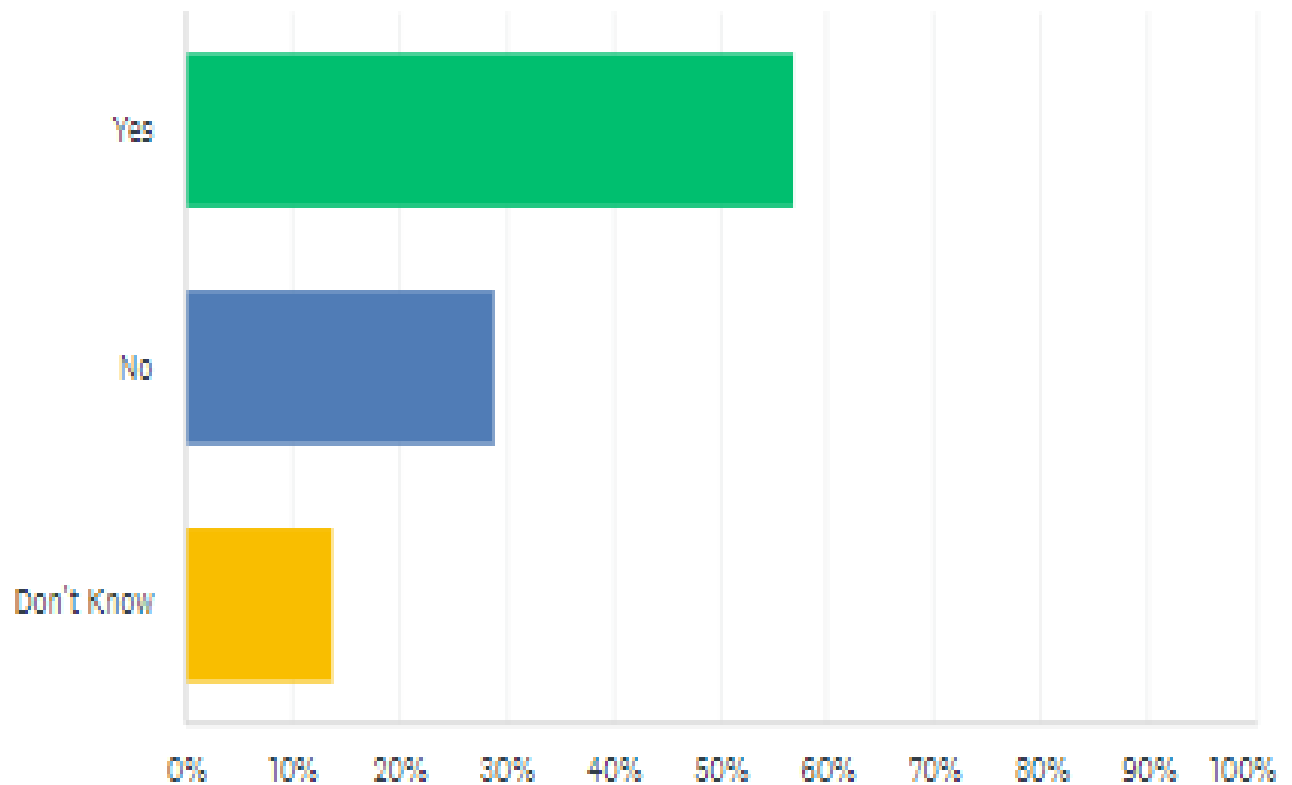
Answered: 86 Skipped: 0





Do you feel there is a need for improved communication around the parish?

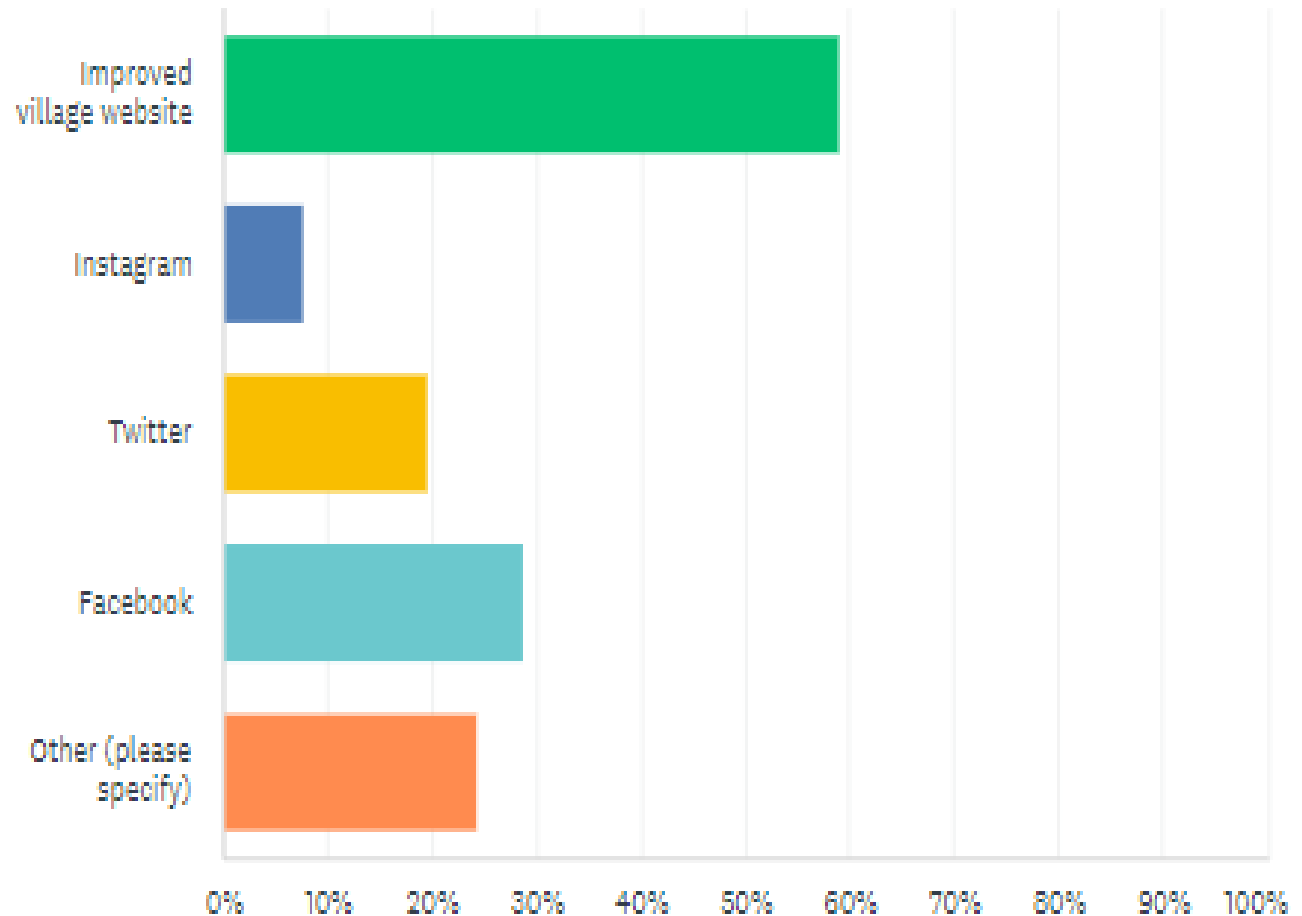
Answered: 86 Skipped: 0





If 'Yes', which of these options would you use / access?

Answered: 66 Skipped: 20





Focus Groups



Focus Group Leads

- Mark Brown Business and other interest groups
- Andy Leary Parish History and Heritage Assets
- Paul Smith Winthorpe Conservation Area
- Mark Kneen Future Housing needs/Development
- Martin Shapley Active Transport
- Phil Farmer Green Spaces and Recreational Areas
- Andrew Parkin Environment, Ecology and the Rural Spaces

Mark Brown

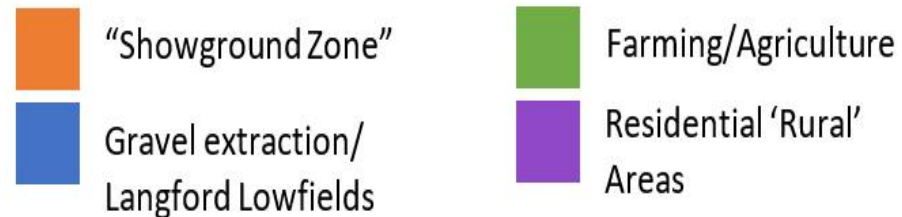
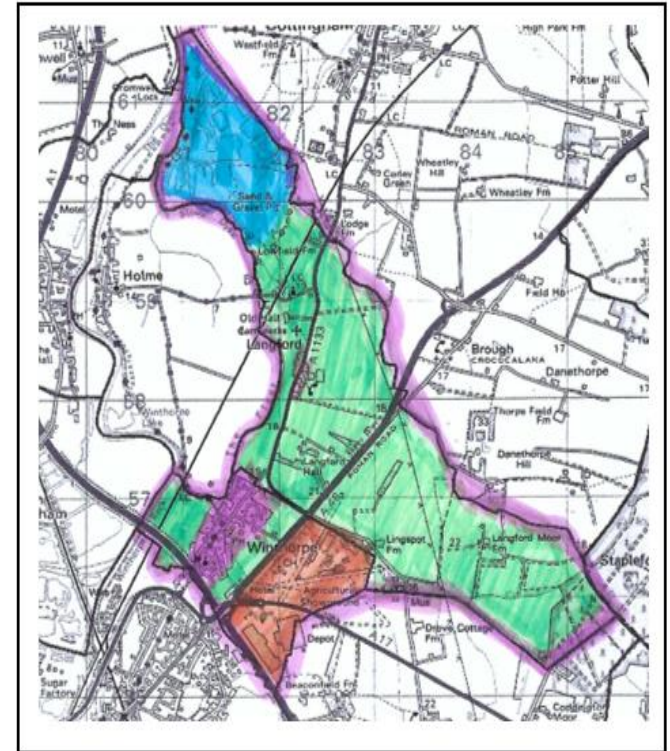
Business and interest
groups

Update





- Survey 1 – December – not orientated towards business
- Two new surveys launched March/April 2022
 - 1, explore residents views towards business development in the parish
 - 2, understand businesses needs today and into the future
- Survey announced via Focal Point, website and social media.
- Online/hard copy completion – Friday 22nd April 2022





Current Progress

- Sub group established and met twice
- 2 members from Winthorpe and 1 from Langford
- Reviewed the results of the Parish survey as impact on the sub group remit
- Attended Non designated heritage assets presentation by NSDC Conservation Officer with view to apply in the parish
- Heritage trail for Winthorpe being developed.

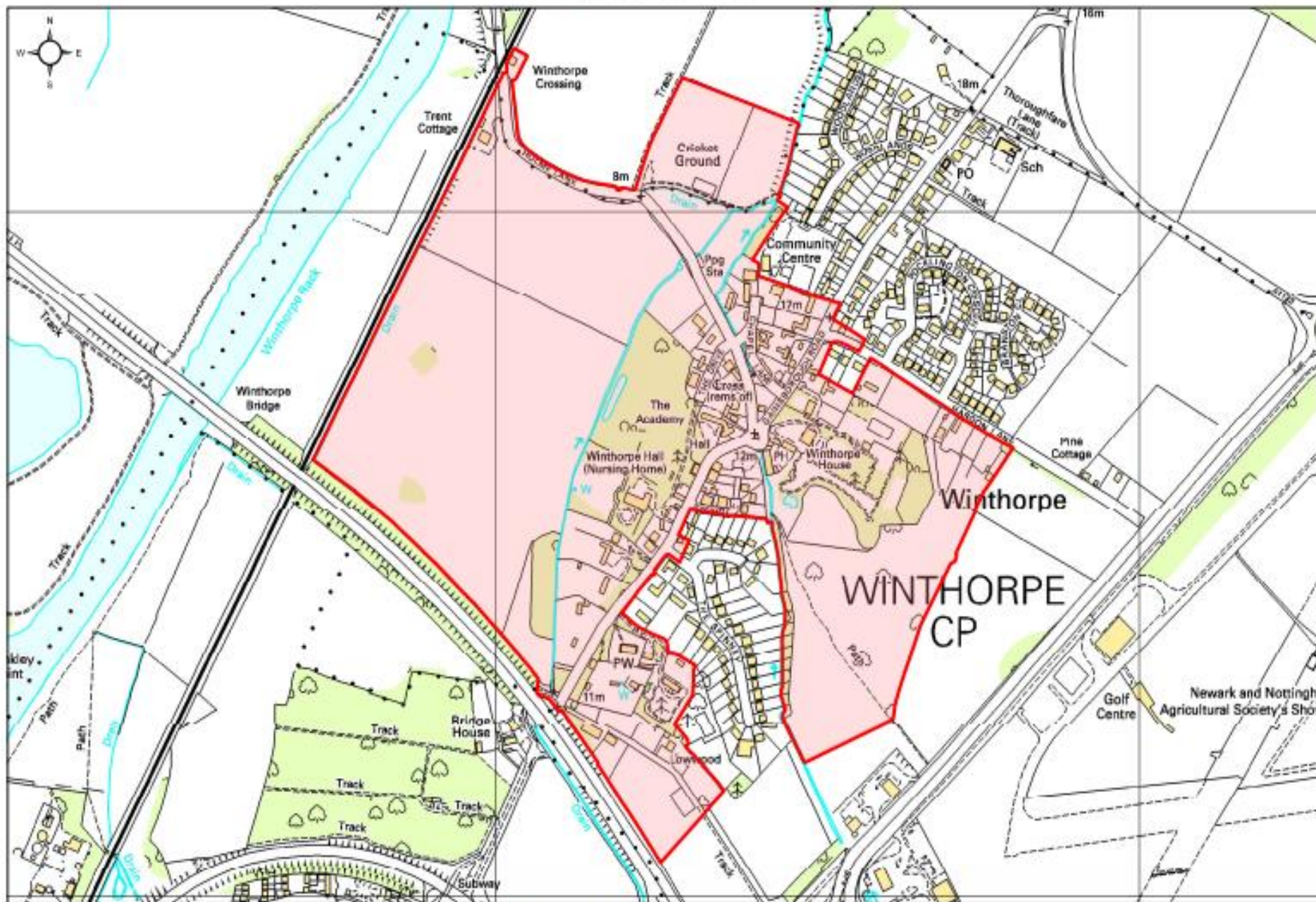
Paul Smith

Winthorpe Conservation Area

Update



Winthorpe Conservation Area





Current Progress

- Review of existing (2007) Conservation Area
- Discussions held with Oliver Scott N&SDC Conservation Officer including a Village 'walkabout'
- Improvements to existing CA document agreed with N&SDC Planning team
- Considering comments from the survey
- Need volunteers to be part of a focus group to discuss the future of the CA



Mark Kneen

Future Housing Needs/Development

Update



Initial participants:

- Liz Moran (Spinney)
- Paul Starbuck (Gainsborough Rd)
- David Barthorpe (Pocklington)
- Jordan Dennis (Woodlands)
- Mark Kneen (Woodlands)



Background

Main Neighbourhood Plan Group has initiated:

- ✓ Housing Needs Assessment (HNA) commissioned (via AECOM)
 - What we have and how this compares to the rest of Newark & Sherwood
 - What development MIGHT be needed to align our Parish with elsewhere
 - Using secondary data & in-house calculations
 - Initial recommendations (caveated)
- ✓ Neighbourhood Plan Questionnaire:
 - What do residents want?
 - Specific questions on housing needs
 - What are the perceived limitations / issues



Current Status

- **Newark & Sherwood DC:**
 - No additional development mandated
- **HNA Snapshot, Trends & Conclusions:**
 - 815 residents & 357 households
 - 135 aged 75 or over (237 by 2033)
 - 38% have 4 bedrooms or more
 - Higher proportion of detached homes
 - Property less affordable than elsewhere
 - Older residents (& aging demographic)
 - 85% “underoccupancy”
 - Estimate 12 accessible/adaptable homes required
 - +28 affordable homes
 - No assessment of WHERE



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- +28 affordable homes
- No assessment of WHERE

- **Neighbourhood Plan Questionnaire:**

- 86 responses (24% of Households)

- 41% prefer zero new development
- 13% go for 1-4 properties
- 33% go for 5–12 properties

- Prefer 2,3 & 4 bed, accessible, period/traditional, on brownfield/infill sites
- 27% support Affordable housing
- 60% say their housing needs will not change over next 10 years
- 47/86 say current needs will change.
 - Current accommodation will be:
 - unsuitable for physical needs 38%
 - too large 30%
 - Other (not specified) 38%



Discussion:

- What's your reaction to views shared?
- How does this match your own experience of housing situation in Winthorpe?
- What steps or provision would make living/housing better for yourself and other residents over the next 10 years?
- What is the impact of doing nothing?
- Share ideas.....
- Who else should we talk to?
- Next steps?



Martin Shapley

Active transport

Update

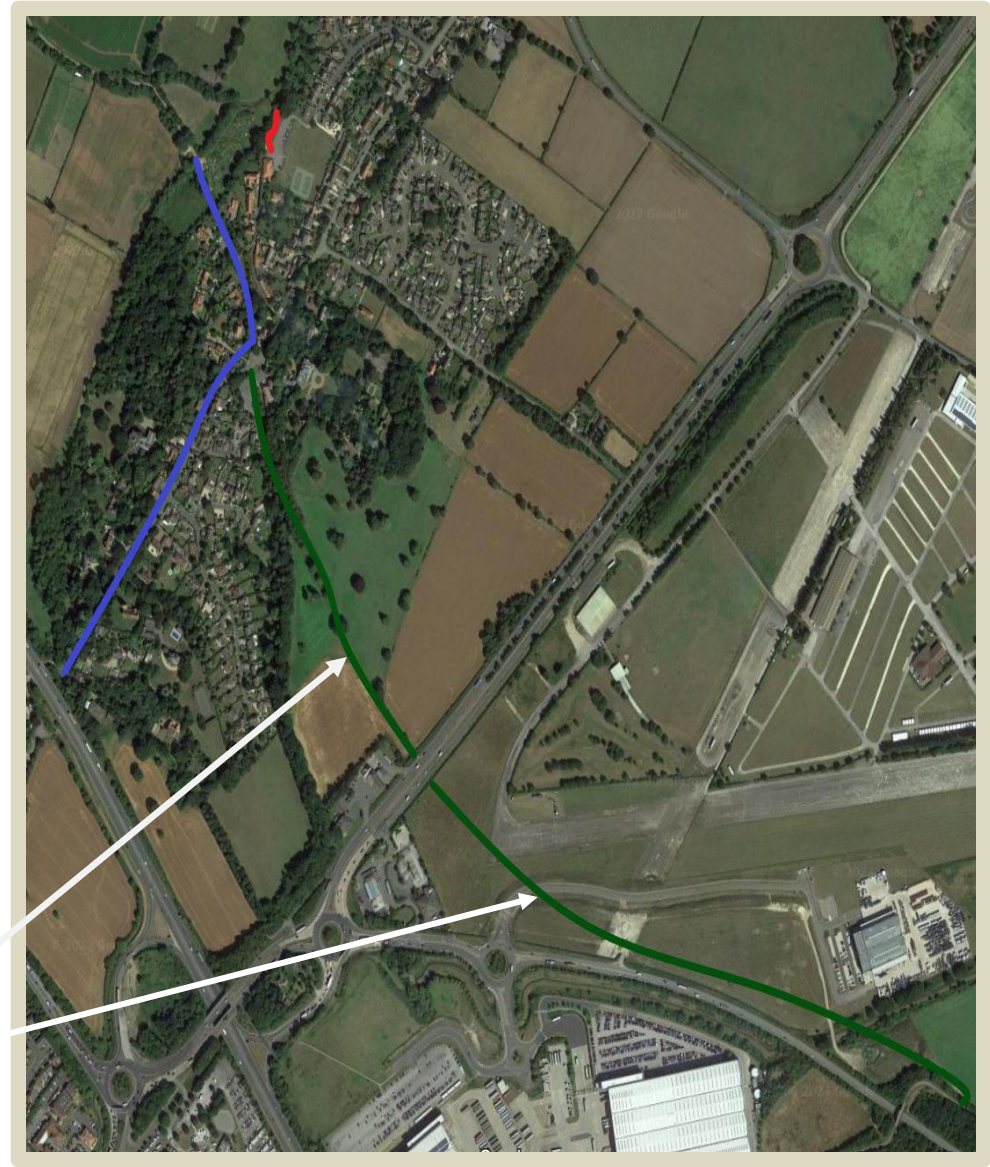
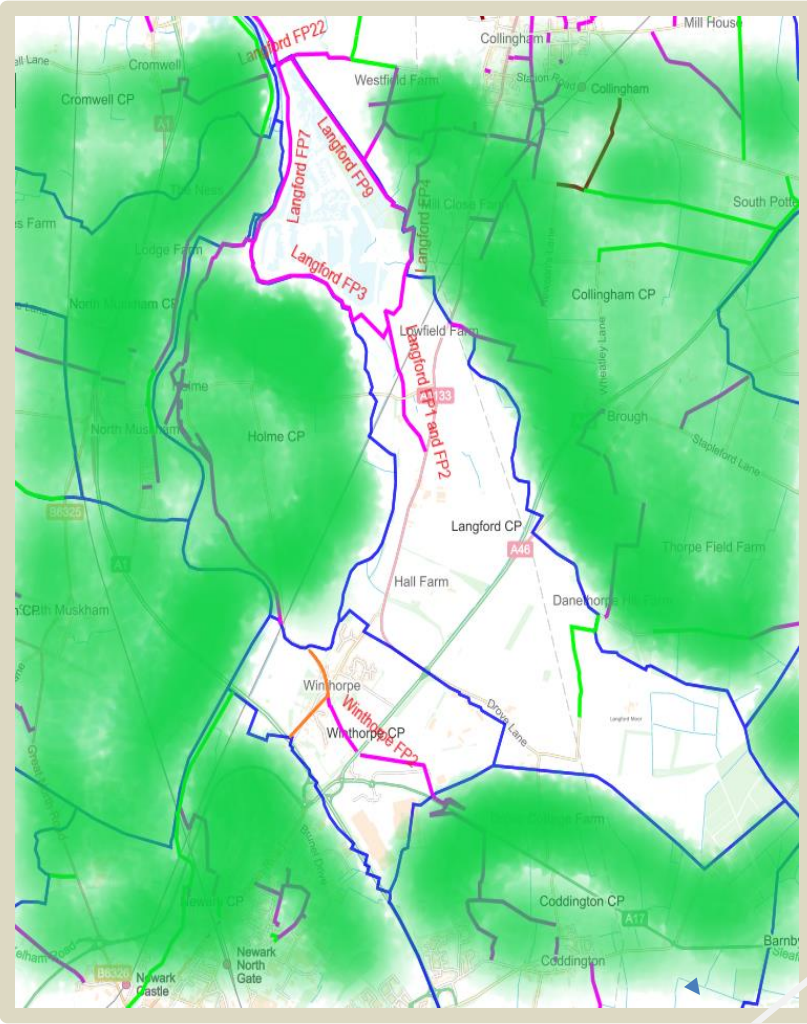


Leisure and Health

Out and about

Active Travel

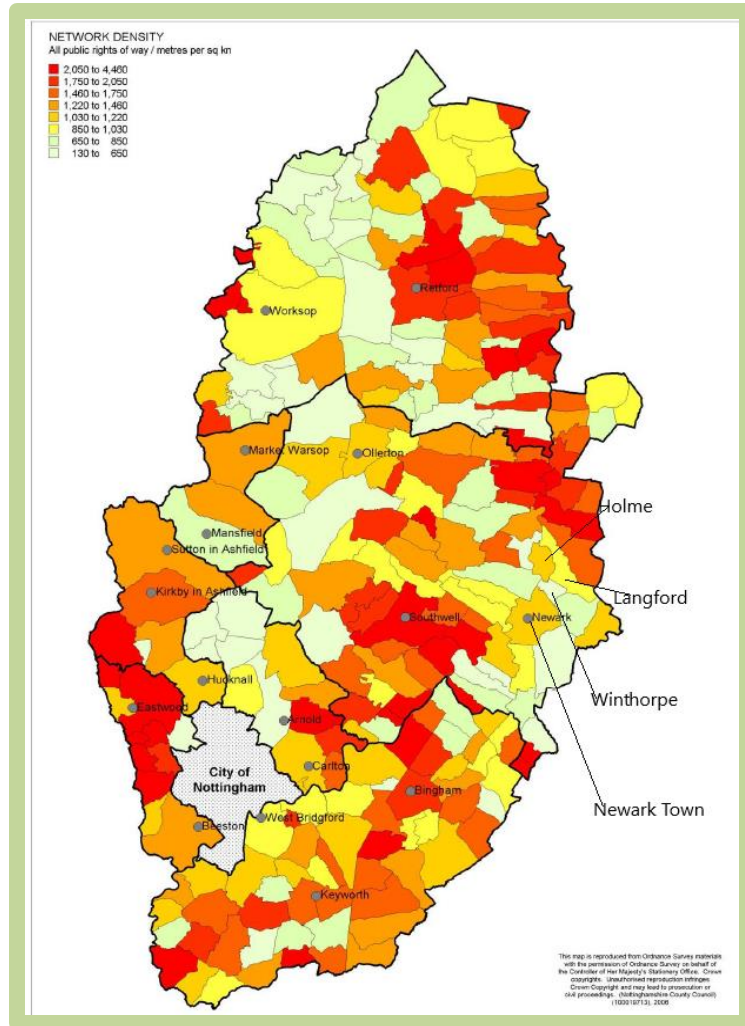




Winthorpe Footpaths	1380m
Langford Footpaths	7880m
Trent Valley Way (on road)	900m
Sustrans Cycle 64 on and off road	1550m



How well or badly are we served for leisure facilities?



This map, from the County Council shows Winthorpe and Langford as being second and third from the bottom in the County league

Do we want to improve our facilities, or are we happy with what we've got?

Plan for the future or not?



Andrew Parkin

Environment, Ecology
and the Rural Spaces

Update

APPENDIX 2: Responses to Main Community Pre-Submission Consultation

Winthorpe with Langford Draft Neighbourhood Plan Consultation

16 responses

Before going any further, please click whichever of the statements applies most closely to you...

16 out of 16 answered

I would like to be guided through the main parts of the Draft Neighbourhood Plan so that, if I wish to, I can make comments and suggestions. 8 resp. 50%



I have already looked through the Draft Neighbourhood Plan and have only general comments to make. 6 resp. 37.5%



I have already looked through the Draft Neighbourhood Plan and do not have any comments to make. 2 resp. 12.5%



First, do you agree with the proposed Vision summary, in principle?

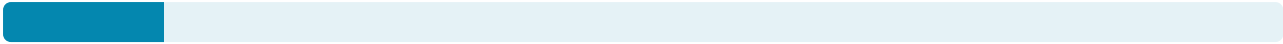
8 out of 16 answered

Yes 7 resp. 87.5%



No

1 resp. 12.5%



You have told us that you do not agree with the Vision summary. Could you please explain why?

1 out of 16 answered

Winthorpe continues to hinder growth through Conservation which makes it difficult for residents to achieve personal goals including sustainability initiatives, cost of living reductions and increasing family sized affordable housing stock.

Having read the Note From The Future, would you be happy for Winthorpe with Langford to be like that 10 or 20 years from now?

8 out of 16 answered

Yes

8 resp. 100%



No

0 resp. 0%



You have told us that you do **not** agree with the Note from the future. Could you please explain why?

0 out of 16 answered

Nobody answered this question yet

If you have any comments or suggestions about the Vision Summary or Note From The Future and the sort of place it describes, please share them here...

5 out of 16 answered

100% support the neighbourhood plan and addition would like the following to be considered: 1. I believe there should be a policy developed for the youth of the Parish which includes financial provision ring-fenced to ensure it can be delivered. Whilst there is a small amount of under 18's it doesn't mean they should be ignored. 2. As someone who works in the Events industry and is familiar with traffic management plans, I'm sorry to say that I find the Showgrounds management plans poor. It is not acceptable for the Showground to say that this is outsourced to the Event Company, it is acceptable for them to take responsibility and work with the community to ensure local access to villagers is maintained.

If possible more safety measures along Langford area ie...path ways as articulated lorries are not able to slow down in time by the time they see the 40mph signs....

We wish the Parish to continue to be a quiet , peaceful place to live with an active community life

The future vision could be blighted by the proposed A46 bypass,particularly by noise impact.

The note from the future is based on a present reality that is not the current reality of the village due to its stifling planning laws and demonstrable negative support for village initiatives such as safe passage

across the A46 for those inclined to cycle or increased tree planting reducing open spaces for sports and recreational activities.

Do you agree with the proposed Objectives?

8 out of 16 answered

I agree with all of the Objectives 4 resp. 50%



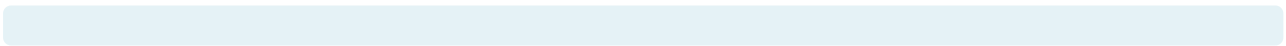
I agree with the Objectives overall, but I would like to suggest some changes and/or additions? 3 resp. 37.5%



I disagree with some of the Objectives and I would like to explain why. 1 resp. 12.5%



I disagree with all the Objectives 0 resp. 0%



You have told us that you agree with the Objectives overall, but you have some comments or would like to suggest some changes.

Please explain here...

3 out of 16 answered

Whilst residents should be able to influence the locality, I have some reservations about large businesses being able to influence this to their own benefit. More clarity relating to further residential development especially in what are deemed to be infill sites, I am concerned that we should protect green landscape as a priority to avoid becoming a suburb of Newark

I would like to make the village appealing to younger generations and families. Different ages is mentioned in the greener spaces section, but I think that it could be an objective of the village to support the vision

I think there is an issue with on street parking in the village along Gainsborough Road. Cars which are parking opposite the village hall on the bend can be particularly dangerous making a large blind spot when trying to navigate past them. Also the amount of cars parking all along the Gainsborough road is now getting a little too much making it awkward to drive freely. Also, when driving and turning right from Holme Lane (opposite the Lord Nelson) towards the church you can't really see Gainsborough road to the left which can be dangerous. Perhaps a well placed mirror here would be a safe idea to use.

You have told us that you disagree with one or more of the proposed Objectives and that you would like to suggest changes.

Please explain here...

1 out of 16 answered

Again the Parish Council disregard these objectives in favour of populist actions driven by out of touch members. They continue to negatively approach the A46 development with regards the means to open up access to the Showground which would improve business opportunities for the Lord Nelson. They have rejected planning applications for new small dwellings including 2 Gainsborough Road. They object to householder improvements to increase the utility of homes making them more sustainable especially to growing families at a time of work from home. The actions of the PC to not much it's ambitions laid out in the objectives

You have told us that you disagree with all of the proposed Objectives.

Please explain why here...

0 out of 16 answered

Nobody answered this question yet

Policy 1 is about Sustainable Development.

It aims to support development that leads to the elimination of carbon emissions, minimal use of non-renewable resources, waste reduction, biodiversity increase, and a healthy, safe, and attractive environment that benefits the local community.

The policy supports:

housing that meets local needs and is located within the defined village envelopes of Winthorpe and Langford;

business development that is consistent with the area it is located in;

recreation, services and facilities that meet the community's needs; and

infrastructure that provides access to necessary resources.

8 out of 16 answered

Yes 4 resp. 50%



No 4 resp. 50%



After having read Policy 1, do you agree with the proposed policy?

8 out of 16 answered

Yes 5 resp. 62.5%



Yes but with changes 3 resp. 37.5%



No

0 resp. 0%

You have told us that you do not agree with Policy 1 or would like to see changes to the policy. Please outline below why you do not agree or what changes you would like to see.

3 out of 16 answered

Net elimination from Carbon emissions from local uses etc - our concern is that increase in traffic will bring large transportation closer to the village thus increasing carbon emissions to the area ,plus standing traffic at the proposed new roundabout

There is no mention of the promotion of tree and hedgerow planting to help cut down traffic noise.Additionally there should be a policy of more tree and hedgerow protection.

The policy is correct in principle but the PC continue to undertakes schemes such as additional tree planting to ruin open spaces for recreational activities.

Policy 2 is about Delivering Good Design.

It requires development in the Winthorpe with Langford Neighbourhood Plan Area to be attractive, functional, and responsive to local character and design aspirations.

The Winthorpe with Langford Design Guide should be fully considered in the design of all developments, and any development proposal requiring a Design and Access Statement should explain how the Design Guide principles have influenced the design. The policy supports development proposals that are consistent with the Design Guide and will not support those that are not unless they can demonstrate achieving the desired development outcomes and quality in alternative ways.

8 out of 16 answered

Yes 4 resp. 50%



No 4 resp. 50%



After having read Policy 2, do you agree with the proposed policy?

8 out of 16 answered

Yes 7 resp. 87.5%



Yes but with changes 1 resp. 12.5%



No 0 resp. 0%



You have told us that you do not agree with Policy 2 or would like to see changes to the policy. Please outline below why you do not agree or what changes you would like to see.

1 out of 16 answered

Will the PC have a major influence on “Good design”

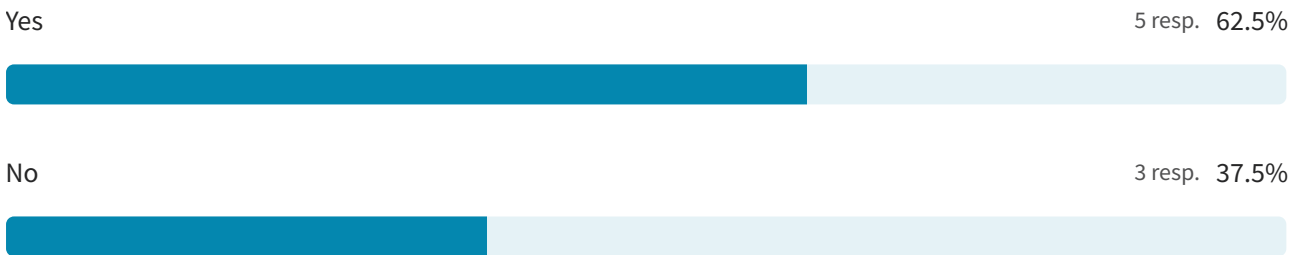
Policy 3 is about Renewable Energy.

It supports the integration of technology for generating energy from renewable sources within new buildings as long as it is unobtrusive and does not detract from the landscape or townscape quality.

The installation of solar energy generating plant on large warehouse and commercial building roofs within the Newark Showground Policy Area is encouraged.

However, the development of renewable energy plant will not be supported if it involves the loss of productive agricultural land or natural habitats, significant intrusion into the rural landscape, or a reduction in the visual and residential amenities of nearby dwellings.

8 out of 16 answered



After having read Policy 3, do you agree with the proposed policy?

8 out of 16 answered



Yes but with changes

1 resp. 12.5%



You have told us that you do not agree with Policy 3 or would like to see changes to the policy. Please outline below why you do not agree or what changes you would like to see.

2 out of 16 answered

I am not sure if this is for or against solar panels on roofs, air source heat pumps and electric car charging facilities, as they would impact the appearance of the village but surely these are essential to meet the renewable outcome

This policy outlines what step I may not take to achieve sustainable goals. Such as I may not place solar panels on a roof of a house in an area of the village that is conserved rather than actively take measures to support all sustainable energy sources regardless of views from people's windows. People won't have a view when the planet is burnt out.

Policy 4 is about Accessibility, Communications and Transport.

It aims to reduce harmful environmental impacts from transport and improve the local environment for people living and working in Winthorpe and Langford .

The policy supports development proposals that make active travel (walking, cycling etc.) safe and convenient, improve public transport infrastructure, and provide adequate provisions for cars and commercial vehicles that do not dominate the local environment and support the transition to zero-carbon energy sources.

It also aims to mitigate the impacts of traffic associated with events held at Newark Showground, noise and pollution emanating from the A46, and maximize the potential of digital communication.

The policy requires housing, business, and other developments that can be expected to generate or attract travel to include adequate provision for off-street parking space for cars and commercial/goods vehicles, secure parking space for bicycles, and facilities for charging electric vehicles.

Development will not be supported if it adversely affects any footpath, cycle path, or other active travel facility, jeopardizes the provision of environmentally sustainable travel facilities such as public transport, or adversely

impacts any future expansion of the footpath and cycle path network or other active travel facility outlined in the Neighbourhood Plan's Active Travel aspirations.

8 out of 16 answered

Yes 4 resp. 50%



No 4 resp. 50%



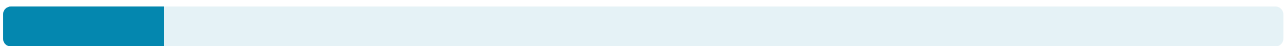
After having read Policy 4, do you agree with the proposed policy?

8 out of 16 answered

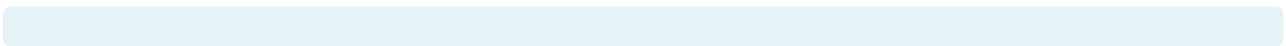
Yes 7 resp. 87.5%



Yes but with changes 1 resp. 12.5%



No 0 resp. 0%



You have told us that you do not agree with Policy 4 or would like to see changes to the policy. Please outline below why you do not agree or what changes you would like to see.

1 out of 16 answered

These a material considerations anyway so is a useless policy.

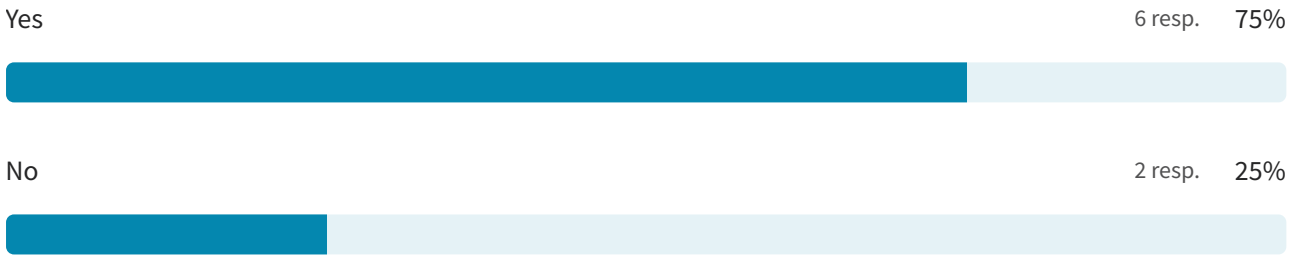
Policy 5 is about protecting the Built Heritage.

This includes buildings, monuments, and other important places. Any new development should not harm these features and should try to improve them if possible. People who want to build in or adjacent to Winthorpe’s Conservation Area must show that they have considered the area's historical importance.

The policy also prohibits changes that would damage or remove important non-designated heritage assets.

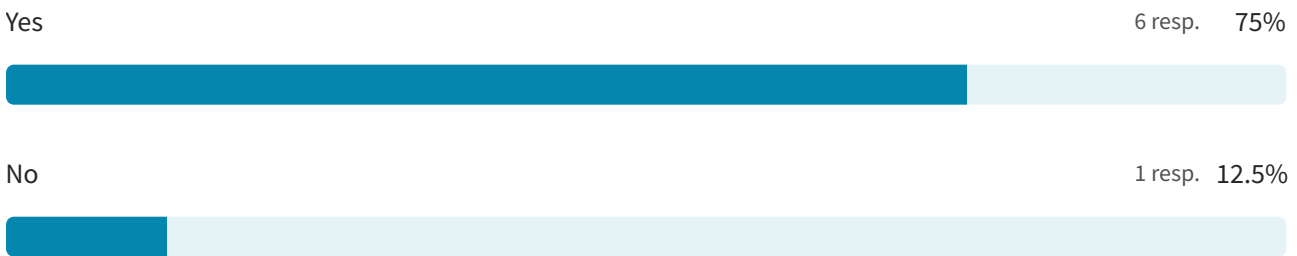
Developments that help people access and appreciate the area's history are encouraged.

8 out of 16 answered



After having read Policy 5, do you agree with the proposed policy?

8 out of 16 answered



Yes but with changes

1 resp. 12.5%



You have told us that you do not agree with Policy 5 or would like to see changes to the policy. Please outline below why you do not agree or what changes you would like to see.

2 out of 16 answered

I think that conserving historical heritage is important on the whole, but I am concerned how affordable this makes any new developments, in particular the cost for families considering moving to a village if they are unable to make changes to suit the ever changing need for family accommodation

Conservation areas are already designated and does not need reiteration. Nor does expanding the conservation area to cover other village areas. The use of “locally significant non-designated heritage assets is a misnomer as they are non-designated because they either have no historical importance. Therefore the creation of a list of buildings considered important for no relevant reason and placing restrictions on said buildings is ludicrous and likely to result in said building becoming less cared for as they will become more challenging to maintain due to planning regulations. This is just a blatant misuse of authority by a parish council with no links to any of these assets. This section should be scrapped immediately.

Policy 6 is about allowing houses that meet the needs of the local community.

The priorities for housing are 3-bedroom houses for families, small and medium-sized homes for older people and other small households, and assisted living accommodation.

Housing development should be in the Village Envelope in Winthorpe, with preference given to infill sites, redevelopment of sites with existing substantial buildings, and use/conversion of existing suitable buildings.

In Langford, individual sites can also be developed.

All new housing must meet certain requirements and have safe pedestrian and vehicle access to the village.

Developments in Winthorpe should have no more than 5 dwellings, and in Langford, only single dwellings are allowed. Any proposals that do not meet these requirements will not be supported.

8 out of 16 answered

Yes 4 resp. 50%



No 4 resp. 50%



After having read Policy 6, do you agree with the proposed policy?

8 out of 16 answered

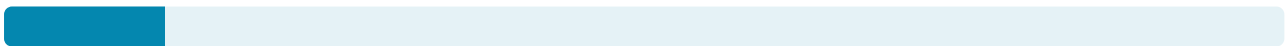
Yes 6 resp. 75%



No 1 resp. 12.5%



Yes but with changes 1 resp. 12.5%



You have told us that you do not agree with Policy 6 or would like to see changes to the policy. Please outline below why you do not agree or what changes you would like to see.

2 out of 16 answered

With 0 requirement from the local council for new housing. I therefore feel no new housing should be considered, especially within the villages.

Again the parish council have demonstrably rejected planning for assisted living, infill sites in the past few years and this is not consistent with the policy therefore it makes a shambles of the whole document where they pretend to support one form of growth but refuse applicants requesting to build such buildings. I hope this wasn't paid for out of tax payers money.

Policy 7 outlines guidelines for business development in different areas.

It supports development in the Newark Showground Policy Area.

Small-scale, low-impact business development is also supported In Winthorpe Village, but only if it complies with certain requirements. The policy also supports accommodation and infrastructure for home working.

Outside of these areas, development is supported for agriculture, horticulture, rural diversification, rural tourism and ecological resources, but it must also comply with certain requirements.

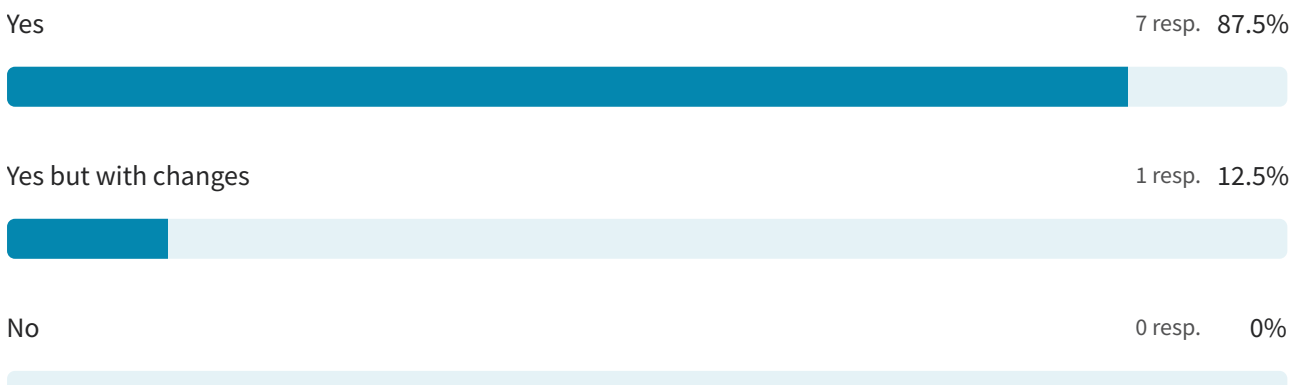
Development that may detract from nearby residents' amenities will not be supported.

8 out of 16 answered



After having read Policy 7, do you agree with the proposed policy?

8 out of 16 answered



You have told us that you do not agree with Policy 7 or would like to see changes to the policy. Please outline below why you do not agree or what changes you would like to see.

1 out of 16 answered

The council refused to support planning for chalet homes to 2 Gainsborough Road which will bring tourism and business for our village pub. This shows a disparity again between policy and action on behalf of the parish council.

Policy 8 aims to protect community facilities.

It lists those that are considered most important to the community, and any proposal to change or redevelop them must meet specific conditions. These conditions include demonstrating that the facility is no longer fit for purpose or providing a new community facility in a suitable location. The policy also prohibits any development that would result in the loss of these community facilities unless it is demonstrated that the property has been marketed for its current or similar use and no reasonable offers have been received, and the property has been offered to the local community at its market value, but the offer has been declined.

8 out of 16 answered

Yes

6 resp. 75%



No

2 resp. 25%



After having read Policy 8, do you agree with the proposed policy?

8 out of 16 answered

Yes

7 resp. 87.5%



Yes but with changes

1 resp. 12.5%



No

0 resp. 0%



You have told us that you do not agree with Policy 8 or would like to see changes to the policy. Please outline below why you do not agree or what changes you would like to see.

1 out of 16 answered

As the administrator of the East Trent Group of Churches, including Winthorpe and Langford, it's great to see that they're considered to be of value to the Community. However, is it strictly true that the Neighbourhood Plan can have any influence on their change of use? Closure of country churches is a constant threat since the money to keep them going relies entirely on donations. If the money dries up, I believe there is no option but to close and sell them, and I'd be surprised (pleasantly though) if it's in

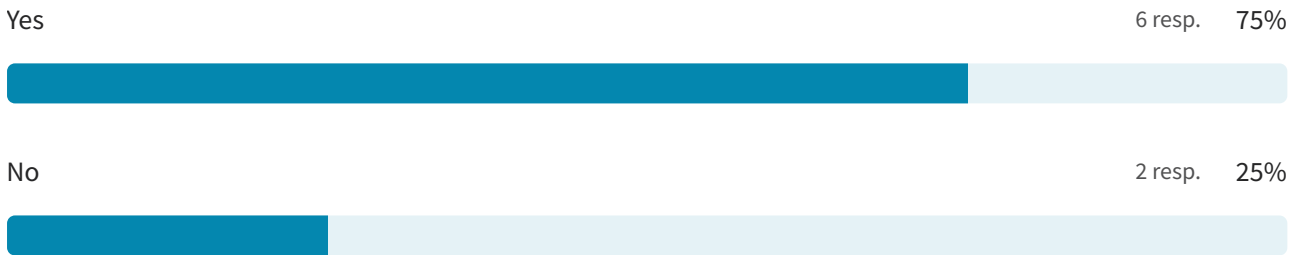
the power of the Parish or District Councils to stop that. It would be nice if it was, and hopefully it will never happen, but this Policy section might need a bit of looking into to make sure it's correct.

Policy 9 aims to protect and enhance the natural areas, habitats and the things that connect them – “Green and Blue Infrastructure”.

Development that would harm this infrastructure will be resisted, and any development that protects or enhances it will be encouraged.

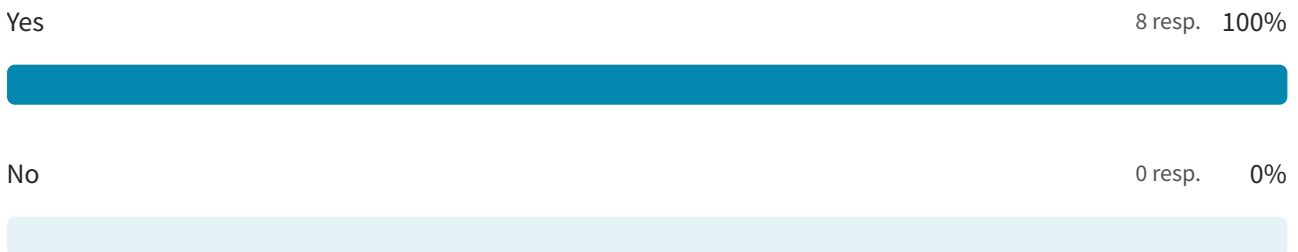
The policy also prohibits the loss or reduction in value of any Local Green Space and any development that would lead to a reduction in biodiversity within the parishes will not be supported. Instead, all development should contribute to a net gain in biodiversity locally, with a target of at least 10%.

8 out of 16 answered



After having read Policy 9, do you agree with the proposed policy?

8 out of 16 answered



Yes but with changes

0 resp. 0%



You have told us that you do not agree with Policy 9 or would like to see changes to the policy. Please outline below why you do not agree or what changes you would like to see.

0 out of 16 answered

Nobody answered this question yet

Policy 10 aims to maintain the individual identities of Winthorpe and Langford by preventing built development in the countryside that separates them.

8 out of 16 answered

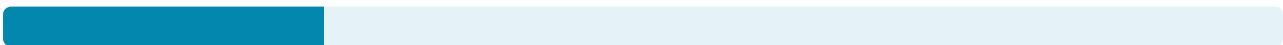
Yes

6 resp. 75%



No

2 resp. 25%



After having read Policy 10, do you agree with the proposed policy?

8 out of 16 answered

Yes

7 resp. 87.5%



Yes but with changes 1 resp. 12.5%



No 0 resp. 0%

You have told us that you do not agree with Policy 10 or would like to see changes to the policy. Please outline below why you do not agree or what changes you would like to see.

1 out of 16 answered

I do agree that Winthorpe and Holme/Langford should be kept separate villages with their own identity, and would not like a housing development or a big business to be put in the middle of them, however I think by saying no development is possibly unreasonable. A few houses between the villages, small businesses such as campsites, fishing huts, horse stable yards with affordable lessons for the younger generation, etc. should not be blanketed with a no and surely they could be looked at on a case by case basis. I would rather this policy says that we do not want large developments but small scale ones will be considered inline with the rest of the neighbourhood plan

Policy 11 aims to minimize and manage flood risk associated with new developments.

Developers must demonstrate that the risk of flooding from all sources has been considered and that the risk is either acceptable or satisfactorily mitigated.

The proposals should not increase the rates of surface water run-off or flood risk in the area.

The policy supports development proposals that use sustainable drainage systems to manage surface water, minimize surface water discharge from new dwellings, and provide permeable surface parking spaces and driveways.

The policy also encourages incorporating ecological benefits into drainage strategies for managing surface water run-off from new developments.

8 out of 16 answered

Yes 4 resp. 50%



No 4 resp. 50%



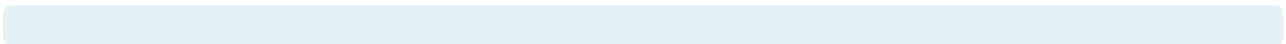
After having read Policy 11, do you agree with the proposed policy?

8 out of 16 answered

Yes 8 resp. 100%



No 0 resp. 0%



Yes but with changes 0 resp. 0%



You have told us that you do not agree with Policy 11 or would like to see changes to the policy. Please outline below why you do not agree or what changes you would like to see.

0 out of 16 answered

Nobody answered this question yet

Community Aspiration 1

A program of tree planting particularly around any new developments (Highways and residential). To be included in this the planting of a small copse and picnic area, possibly on the ground between cricket field and the Fleet, known as the Jubilee Field.

8 out of 16 answered

Yes 7 resp. 87.5%



No 1 resp. 12.5%



You have told us that you don't agree with community aspiration 1. Could you please outline why you don't agree

1 out of 16 answered

This erodes the availability of open space for recreational use.

Community Aspiration 2

Energy-efficient housing. This to include any new-build developments and a more environmentally focused approach by planning officers to improvements and extensions to older buildings.

8 out of 16 answered



You have told us that you don't agree with community aspiration 2. Could you please outline why you don't agree

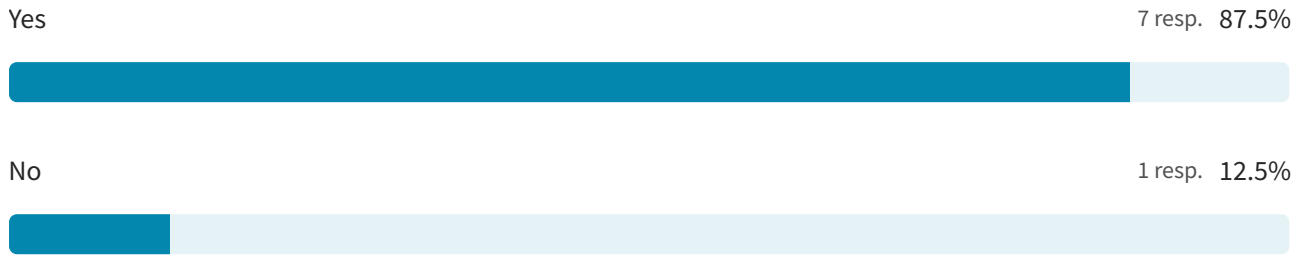
1 out of 16 answered

I am unsure if this aspiration makes housing more or less affordable. The house prices in Winthorpe are high, I would not want to lower the prices of property because I think the area does deserve to have premium prices, but I don't know if the aspiration would make the prices impossible for second/third time buyers

Community Aspiration 3

Expansion of both availability and scope of recycling facilities within the Parish. Discrete placement of such facilities to maintain aesthetic acceptability. These to include soft plastics, batteries etc.

8 out of 16 answered



You have told us that you don't agree with community aspiration 3. Could you please outline why you don't agree

0 out of 16 answered

Nobody answered this question yet

Community Aspiration 4

A programme of wildflower planting in common areas to complement the existing areas already planted.

8 out of 16 answered



No

1 resp. 12.5%



You have told us that you don't agree with community aspiration 4. Could you please outline why you don't agree

1 out of 16 answered

I agree planting areas not used for recreational use.



Community Aspiration 5

Improvement of road safety particularly in Winthorpe village and around the village school.

The following should be considered:

Zebra crossing near school

Flashing speed limit signs

Speed calming bumps

Limiting parking near school with consideration of identifying a site for a dedicated school car park/drop-off zone.

Lollipop kerb-side models

Encouraging car sharing and a walking train to and from school.

8 out of 16 answered

Yes

7 resp. 87.5%



No

1 resp. 12.5%



You have told us that you don't agree with community aspiration 5. Could you please outline why you don't agree

1 out of 16 answered

I agree with most of it, but please, no speed bumps. They are a source of increased noise for those who live near them (due to vehicles accelerating away from them) and the cause of damage to suspension in cars, even when driving slowly. Depending on where you live in Winthorpe, but particularly towards the A1 end, they would be a nightmare.

Community Aspiration 6

Establish monitoring of groundwater and watercourses to identify and then, if necessary, eliminate any pollution arising from effluent disposal or other sources. (seeking support from Severn Trent, NSDC, EA etc.) .

8 out of 16 answered

Yes

8 resp. 100%



No

0 resp. 0%



You have told us that you don't agree with community aspiration 6. Could you please outline why you don't agree

0 out of 16 answered

Nobody answered this question yet

Community Aspiration 7

Maintenance of the peaceful, quiet nature of the village. This to include traffic flow and speed, consideration of new developments. These should not impact on the overall character of the village.

8 out of 16 answered

Yes

8 resp. 100%



No

0 resp. 0%



You have told us that you don't agree with community aspiration 7. Could you please outline why you don't agree

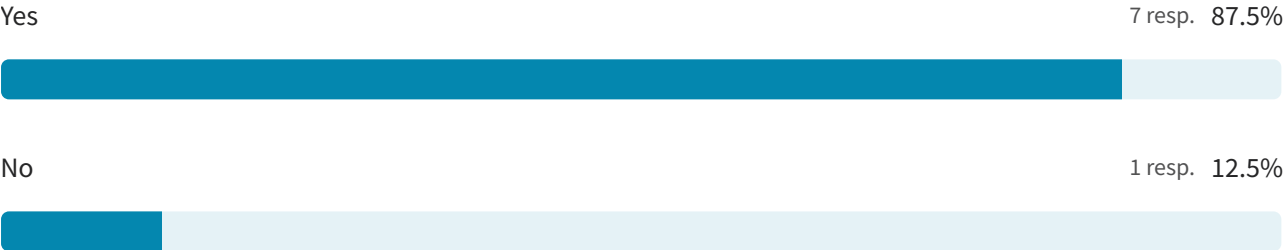
0 out of 16 answered

Nobody answered this question yet

Community Aspiration 8

Conservation of existing ancient parkland and trees.

8 out of 16 answered



You have told us that you don't agree with community aspiration 8. Could you please outline why you don't agree
1 out of 16 answered

This is too vague, what does conservation consist of?

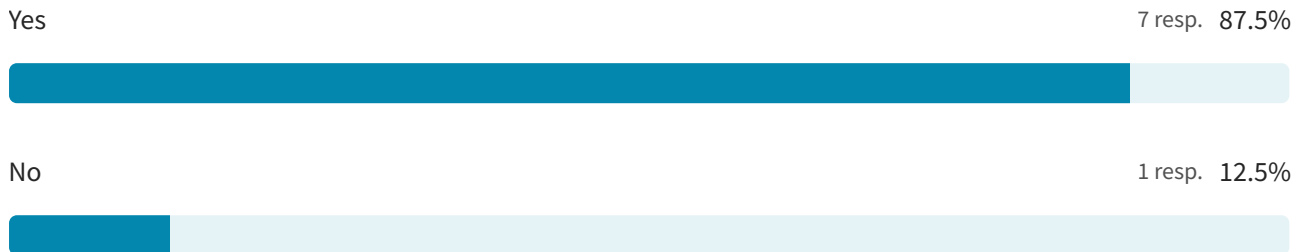
Community Aspiration 9

Increase opportunities for expansion of wildlife within the village. The following should be considered:
Bird feeding and viewing stations at various accessible points of the village. (RSPB could be involved/consulted)
Construction of bug houses and hotels within the Parish. (Notts Wildlife Trust could be involved/consulted)

Creation of hedgehog corridors in residential areas

Encourage residents to increase availability of water in gardens (ponds, bird baths etc.)

8 out of 16 answered



You have told us that you don't agree with community aspiration 9. Could you please outline why you don't agree

1 out of 16 answered

Who is paying for this aspiration? I hope you won't be using my council tax for this.

Future Community Aspirations

- Provision of car charging points for public use.
- An annual village walk starting and finishing at the Lord Nelson pub.
- Construction of a flat all-weather track and provision of more public benches / picnic tables.
- Construction of a Multiuse Games Area (MUGA)
- Increase facilities for cyclists e.g more bike racks in public areas
- Monitoring the Fleet and Slough Dyke for pollution.
- Monitoring of fly-tipping
- Improved litter bin design with tight fitting lids.

8 out of 16 answered

Yes 7 resp. 87.5%



No 1 resp. 12.5%



You have told us that you don't agree with the future community aspirations. Could you please outline why you don't agree

1 out of 16 answered

Car charging points are not an attractive feature and our concern would be where they would be located and who would manage them

From what I have read...

8 out of 16 answered

I am generally happy with the Draft Neighbourhood Plan but would like to make just a few general comments and/or suggestions. 4 resp. 50%



I am happy with the Draft Neighbourhood Plan and do not wish to make any further comments or suggestions. 3 resp. 37.5%



I cannot support the Draft Neighbourhood Plan

1 resp. 12.5%

You have told us that you are happy with the draft Neighbourhood Plan but would like to make some general comments about the plan. Please outline the comments you would like to make below.

3 out of 16 answered

Through Langford to put more general signs up to reduce the traffic speed as the lorries cannot slow down when coming into Langford from either side ...Most of the traffic do not adhere to the 40mph... And stones from the road get thrown onto the pavements...The Elderly find it very difficult to try and cross the road because of this high traffic flow.....Trying to make this Road a safer place...Langford NG237RP

Very well done to all concerned with what looks like an excellent Plan. I'm particularly interested in the heritage and rights of way aspirations and also pleased to see the biodiversity aspirations too. One suggestion perhaps - would it be a good idea to consider CCTV in some of the remote development areas, such as the all-weather track, etc.?

I would like a community aspiration of having facilities for younger people. I like the one about village walks, and about the village retaining the quiet and peaceful nature, but I would like something about inclusion of brownie groups/scouts groups, sports clubs e.g. football club/junior tennis lessons, youth club, younger community activity to help shape the village and meet the aims e.g. bird boxes and litter picking I would also like a community aspiration of supporting the older residents and the wider community. I know we currently have the warm room, food bank collections, WI group, gardening club. For this to be a community aspiration and for the community to help shape this over the next 10/20

years, I think it would make Winthorpe much more appealing and make sure everyone stays focused with the aim

You have told us that you can not support the draft Neighbourhood plan. Please outline any reasons as to why not below.

1 out of 16 answered

I have written to say that there is too much disparity between the current actions of the Parish Council and the neighbourhood plan for it to be a workable document. Furthermore the increase in conservation and aspiration to increase the regulation around planning is not aligned to the growth required to sustain a pub and school. There is no support for assisted living quarters from the parish council with at least three examples of rejection in the last few years. This a way to ratchet up regulation under the guise of a do-good propaganda leaflet.

Please share your comments on the Draft Neighbourhood Plan below:

6 out of 16 answered

(a) The plan does not indicate clearly it's view of encouraging new housing in the village or not (b) Does the Parish Council really believe it has a say - if you take the developments at the start of the village as an example (C) Is the plan indicating planning decisions will move from the Council to the Parish council? (d) The plan indicates other area's but what can the Parish council do to increase lets say footpaths? (e) Who decides on the villages Designated and Non-Designated Heritage Assets? (f) It's not clear what's the out come of the plan? (g) Are the village voting on the plan? (h) If "Yes" should the village been asked for the plan's scope before starting it

There seems little justification for extending the Conservation Area boundary to cover the land between Winthorpe and the A46, this should be considered as an infill area that can contribute to

sustainable growth and housing supply.

Please refer to the supporting letter that I have emailed to the Parish Clerk

This is a very comprehensive and positive plan for the future of the village. The Working group have worked extremely hard and we would like to thank them for the effort involved in completing the Village Plan.

A very comprehensive and detailed plan for the future of Langford and Winthorpe villages which takes the community forwards whilst still maintaining the identity and character of each community. Traffic appears to be one of the main drawbacks for both villages which passing through traffic for Langford and sometimes the noise of traffic from the A1 and A46 in Winthorpe. I was pleased to see that tree planting was one of the essential aims for Winthorpe and reducing the speed limit for Langford should be made a priority. Thank you to all those who have put so much time and effort into producing this excellent plan - your work is very much appreciated.

A great deal of time and effort has obviously been put into the draft plan and it appears to be a thorough, well thought out plan.

Please tell us the post code for your home...

14 out of 16 answered

NG22

NE46 1AQ

N/A

NG24 2NR

NG24 2NN

NG237RP

NG24 2NS

NG24 2NP

NG24 2NT

ng242nl

NG24 2NN

NG24 2NT

NG24 2NT

NG24 2PG

Would you describe yourself as...

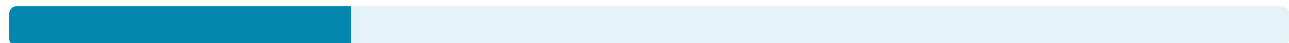
15 out of 16 answered

Female

8 resp. 53.3%



Male 4 resp. 26.7%



Prefer Not to Say 3 resp. 20%



Other Gender 0 resp. 0%



Please tell us which age group you are in...

15 out of 16 answered

51-65 7 resp. 46.7%



66-75 4 resp. 26.7%



36-50 2 resp. 13.3%



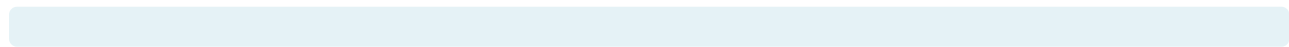
26-35 1 resp. 6.7%



76 or Over 1 resp. 6.7%



18-25 0 resp. 0%



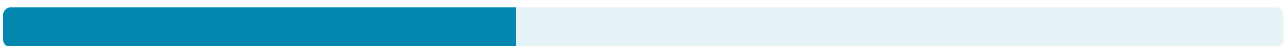
Under 18 0 resp. 0%



Are you...

15 out of 16 answered

Retired 6 resp. 40%



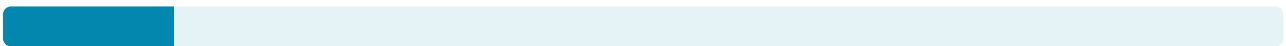
Employed 4 resp. 26.7%



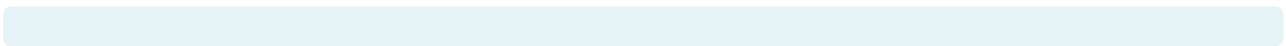
Self-Employed 3 resp. 20%



Other 2 resp. 13.3%



A Carer 0 resp. 0%



A Student 0 resp. 0%



Unemployed 0 resp. 0%



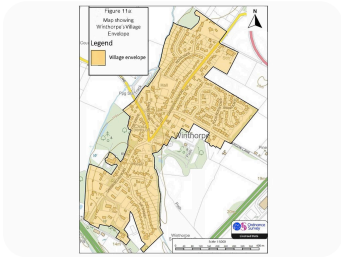
Finally, if you would like to be kept informed about progress with the creation of Winthorpe and Langford's Neighbourhood Plan, please feel free to provide your email address.

9 out of 16 answered

APPENDIX 3: Responses to Pre-Submission Consultation on Village Envelope

Winthorpe with Langford Draft Neighbourhood Plan - Village Envelope Consultation

8 responses



Having read the policy summaries and looked at the Village Envelope map, do you agree with the extent of the Village Envelope as proposed?

8 out of 8 answered

Yes

5 resp. 62.5%



No

3 resp. 37.5%



You have told us that you don't agree with the Village Envelope as proposed on the map. Could you please outline why you don't agree and explain what change(s) you would like to see?

3 out of 8 answered

For the envelope to be extended towards the A46 and behind the school but maintaining the school maintains grounds. This could incorporate safer drop off and collection for children to school. Winthorpe needs more development and younger families.

Curious as the reason the land adjacent to the A1 has been omitted, the land which is around low wood lane

We would like to see the area on Hargon Lane next to the Barn included in the village envelope

Please tell us the post code for your home...

7 out of 8 answered

NG24 2NN

NG242RD

Ng242nn

Ng242nr

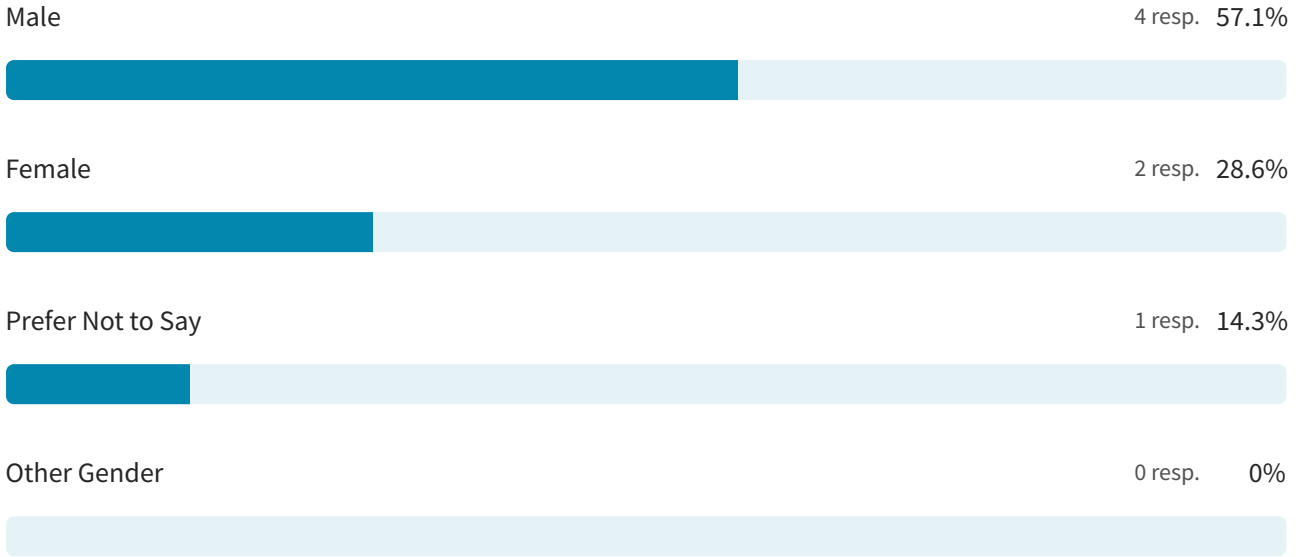
NG24 2NR

NG24 2NP

ng242nl

Would you describe yourself as...

7 out of 8 answered



Please tell us which age group you are in...

6 out of 8 answered

