Duston Neighbourhood Plan

Statement of Community Involvement

Submission version (as required by Regulation 15.1.b of the Neighbourhood Planning (General) Regulations 2012)

February 2015
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Related Documents

1 Duston Neighbourhood Plan Policy Document
2 Basic Conditions Statement
3 Evidence base papers and reports.
1 Introduction

1.1 The Neighbourhood Plan Steering Group (SG) identified consultation as the key to successfully developing a Neighbourhood Plan (NP) for Duston. In doing so, it has recognised the need for consultation with local residents and businesses and statutory consultation with prescribed bodies.

1.2 This Statement describes the approach to consultation, the stages undertaken and explains how the Plan has been amended in relation to comments received. It is set out according to the requirements in Regulation 15.1.b of the Neighbourhood Planning (General) Regulations 2012)

a) It contains details of the persons and bodies who were consulted about the proposed neighbourhood development plan;

(b) It explains how they were consulted;

(c) It summarises the main issues and concerns raised by the persons consulted; and

(d) It describes how these issues and concerns have been considered and, where relevant, addressed in the proposed neighbourhood development plan.

1.3 Frances Jones is the Chair of the Parish Council and of the Neighbourhood Plan Steering Group, which has a mix of parish councillors and non-councillors. The Group set up its own online group on ourneighbourhoodplanning.org.uk which anyone from Duston could join as a space for sharing ideas, documents and links. In addition, developing good links and a strong working relationship with Northampton Borough Council (NBC) officers was important. The Group noted the importance of creating a vision for the Neighbourhood Plan and focused initially on workshops followed by online forum discussions, drafting and seeking community views. Issues and options were then developed linked and were the subject of a second stage of consultation in the summer of 2014.

1.4 The SG recognised the importance of community engagement as something that needed to be done as part of the “getting started” process, rather than added on once the plan has been partly written. As Frances Jones said “We did not want to be in the position, come referendum, of someone saying they’ve never heard about it. It’s important to remember that people will be voting on the plan at the end, so getting them involved early should help to ensure they’re fully informed”.

1.5 There have been four stages of consultation:

1 - Advertising the request for the designation of a Neighbourhood Plan area (organised by Northampton Borough Council in May 2013).

2 – Initial public engagement and awareness raising.

3 - Issues and options consultation (including the draft Strategic Environmental Assessment – SEA - screening)

4 - Public and Statutory consultation on the Draft Neighbourhood Plan (including the final Strategic Environmental Assessment – SEA - screening)

1.6 This will be followed in mid 2015 with the promotion of the final plan and awareness raising for the local referendum.
2 Designation of neighbourhood area

2.1 The request was made for Duston to be designated as a Neighbourhood area by the Parish Council in 21\textsuperscript{st} May 2013. This was subject to a 6 week advertisement period and the decision to approve the request was made on 11\textsuperscript{th} September 2013. The Application was publicised for six weeks between Wednesday 29th June and Friday 12th July 2013. Attention was drawn to the application via emails and letters, a dedicated section on the website (under the planning policy consultation area). "Deposit" copies for inspection were made available at local libraries, the Guildhall one-stop-shop and the Parish Council offices. A total of 3 responses were received in connection with the consultation by the Borough Council.

3 Early Engagement and awareness raising

3.1 The first phase of engagement and awareness raising by the Steering Group, from June 2013 to March 2014, included the following activity;

- Visiting all the community groups who use the Parish Council community centres (on 7/1, 8/1, 14/1, 16/1, 20/1, 27/1, 4/2 and 11/2)
- A session at Let’s Celebrate Duston” on June 13\textsuperscript{th} 2013. People could sign up to find out about the Neighbourhood Plan. It included awareness raising of the application for designation and an interactive “Hearts, Pants & Leaves” Post-it exercise.
- Using the Parish newsletter, which goes to all households (about 7,000)
- October – a “Tell me a story” exercise by SG members to help identify issues.
- Online forum and groups set up on 10th February, Facebook, Twitter and Flickr.
- Added a note on the NP in the “no cold callers” stickers mailing (to all households)
- Writing articles in “In and around Duston” magazine
- “Tell your friends and neighbours” – encouraging word of mouth.
- Organising an exhibition in Feb. 2014 (on two days, one at each community centre).
- 11th March met with Duston School.

3.2 The Steering Group met on 25/7, 5/8, 2/9, 14/10, 4/11 & 16/12 (in 2013) and 6/1, 18/3, 2/4 & 30/4 (in 2014).

4 Consultation on Issues and options

4.1 Following early engagement and evidence collection, Issues were identified, a draft Vision and associated objectives agreed and options were drawn up to address them. A six week public consultation, including a Parish wide newsletter and questionnaire was held and a parallel opportunity was given to statutory and other consultees to comment.

4.2 Public consultation. This was introduced at the annual parish meeting on 16\textsuperscript{th} May and took place during late May & June 2014. A newsletter/questionnaire (Appendix 1) was sent to all households in late May, with a response date of 12\textsuperscript{th} June (but late responses were accepted). The consultation also included a display at Celebrate Duston Day on 21\textsuperscript{st} June.

4.3 In total 194 completed questionnaires were received. Not all respondents answered all questions but others provided additional comments, directly in response to questions or at the end of the form. Details are given in Appendix 2 and a summary table follows.
4.4 **Statutory and other consultees.** This also took place during May & June. An email (Appendix 3) was sent to an extensive list of organisations and individuals (Appendix 4).

4.5 The Steering Group met on 2/4, 30/4, 18/6 and 16/7 (in 2014) to plan the Issues and Options consultation and to consider the responses and possible amendments.
Consideration of responses and agreed amendments.

Public Consultation (comments are summarised and responses provided in italics)

4.6 The Vision; 130 responses on “Vision” 87.7% agreed, 1 (0.8%) disagree (11.5%) “neutral”. 20 other comments – many are covered by objectives. It was agreed that there is scope to address these but that the Vision should not become complicated. The following amended version was agreed.

“By 2029, we will have made Duston to be an even better place to live, with a stronger sense of village identity and community spirit. Duston will have adapted to the extensive development to the west of Northampton and will have helped to shape and influence the provision of better transport facilities (for motorists, pedestrians and cyclists), to allow safe and sustainable journeys to work, school, shopping and leisure. The character of built up areas will be respected and enhanced. Open spaces will have been protected and enhanced with a focus on play, landscape value and nature conservation”.

4.7 Housing; Respondents agreed with all options (62% - 93.5% & more “neutral” than “disagree.” Disagreement levels were low (4.3% - 14%) and focused upon;

- ‘To set out strict design criteria for house extensions and related development’ - 14%
- ‘To set out policies to give freedom to people to extend their houses’- 13.8%

It was concluded that the townscape analysis will enable character areas to be identified where stricter policies could apply, acknowledging that they will be limited in extent (PD rights confer a lot of freedom).

On new housing, it was agreed that policies cannot be too negative but there is no need to allocate sites. Reliance is to be placed on a criteria pointing to “soft” land uses and general locations (e.g. some employment sites/buildings, including Timken & former garages sites).

4.8 Transport; Agreement (66.5% - 93.5%); low/moderate disagreement (0.5% - 17.3%) or neutral (5.9% – 19.7%). The responses confirm transport as a major issue.

Policy action was agreed where there are figures/evidence (supported by the highway authority) and the area can be seen to be affected by nearby development, policies (with a list of issues/objectives to be addressed). It was agreed that there is a justification for policies on walking & cycling (village, schools, employment & major POS) with criteria for larger new development and specific links).

4.9 Business and the village centre; Options agreed (58.6% - 80.4%), (but only 51% to allow new shops outside the centre) & disagreement on traffic mgt. Many said Limehurst Square. needs improving. However the option to allow larger shops and services outside the village centre was etc. split opinion, 48.4% agree, 28% disagree & 23.7% neutral.

It was decided to focus on development in and adjoining the village and local centres and to identify local shopping centres and set out a policy that retail will be permitted within or adjoining the village centre & these (e.g. Limehurst Square). The criteria would, in effect seek to restrict development on other sites – the justification being; need for housing, adequate retail provision in and around Duston, sustainability & access and limited opportunities for new housing sites in the future. It was also agreed to set out aspirations for improvement to shopping centres.
4.10 Public Open Space & Recreation; Strong support for all options, (81.6% - 89.2%) 7.1% - 16.7% disagreement low (1.1% to 4.9%)

*It was agreed that footpath links from town to countryside, should be retained/enhanced and that there is a need to improve play and recreation facilities and improvements to open spaces should also benefit wildlife. It was also noted that the need for new housing and may affect open spaces. Reports are to be examined to see if they show a shortfall which justifies protection.*

4.11 Community facilities and education; Strong agreement (68.5% - 80.5%). 15.1% - 26.0% “neutral”. Disagreement was low (2.7% - 7.1%).

*The broad support for the proposed options was appreciated, but it was seen as difficult to draw firm conclusions from the comments, which mainly focussed on the schools in relation to parking, transport and access to the pool. Other facilities (halls, pubs, places of worship etc.) were not discussed in detail by respondents.*

Responses from Consultees

4.12 The Borough Council produced a thorough 12 page report with 4 (extensive) appendices which have been used (in an updated form) as part of the Basic Conditions Statement. The conclusions reached by the Council were; “The emerging West Northamptonshire Joint Core Strategy provides the strategic planning policy framework for the area. The Duston NP should be prepared in general conformity with those strategic matters, as per the requirements of the basic conditions. The Duston NP should consider the limited status the Northampton Local Plan (1997) saved policies currently hold and the anticipated replacement of those policies”.

4.13 The Police (Crime Prevention Design Adviser) commented that although the plan is comprehensive there was no mention of the crime context. An understanding of the level of crime, crime types and issues of anti-social behaviour may well be useful in informing proposals for the future development of green space and residential development to ensure that current problems are not replicated in the future and the provided a crime profile for Duston. It was also suggested that where references are made to ‘good design’ this is expanded to include references to certain standards such as Building for Life, Secured by Design and an indication is given that future development will accord with the SPG on Planning out Crime. Requiring applicants to consult with Northamptonshire Police at pre application stage on future housing development and requiring applicants to incorporate the advice into proposals will enable the Parish Council to discharge its responsibilities under section 17 of the Crime and Disorder Act 1998 and the Police and Justice Act 2006. These suggestions have been incorporated in to the overall sustainability policy (OP1).

4.14 The Environment Agency provided an extensive reply, covering; (1) Flood risk management; (2) Water quality and water resources; (3) Waste management; (4) Land contamination and soil and (5) Environmental permitting and other regulation. This was incorporated into the Draft Plan

4.15 Few other comments were received, other than a number of organisations requesting to be kept in touch with the process and to be invited to comment on the Draft Plan.

4.16 The Steering Group meeting on 16th July considered the consultation responses and they agreed the approaches set out above. The meetings on 17/9 and 15/10 agreed the
content of the Draft Plan and agreed arrangements for the (Regulation 14) Pre Submission Consultation. (A meeting on 19/8 focused on a townscape survey, but include some consideration of design policy issues).

4.17 Consultation with the Environment Agency, Natural England and English Heritage on the draft Strategic Environmental Assessment (SEA) screening by the Borough Council, showed agreement with the conclusion at an SEA is not required. It was agreed to do an update on the screening and a further consultation at draft plan stage.

Other consultation

4.18 One of the intentions of the Plan is to introduce flexibility on the redevelopment of the remainder of the former British Timken site but it was recognised that in order to do this, it would be necessary to engage the landowners and developer in the preparation of the Plan. Accordingly, meetings were held with representatives of Clowes Development Ltd. on 28\textsuperscript{th} July and 1\textsuperscript{st} October. This also involved contact with development management and policy officers from NBC.

5 Consultation on the (Pre-Submission) Draft Neighbourhood Plan

5.1 Although the programme of consultation on this stage of the NP is determined by the requirement of Regulation 14 (The Neighbourhood Planning (General) Regulations 2012) – the Steering Group wished to continue with a focus on personal contact and engagement. Area wide information on the Draft Plan and how people could comment on it, was achieved through Newsletter No. 2 (See Appendix 5) which was distributed to every household in the Parish during the week commencing Monday 17\textsuperscript{th} November. Businesses in and around the village centre were also targeted. Taking account of Christmas, the consultation period was extended from the required minimum of 6 weeks to a total of 9 weeks, ending on Friday 9\textsuperscript{th} January 2015.

5.2 A separate comprehensive questionnaire (See Appendix 6) was produced and made available (hard copy & electronic form) to enable comment on the Draft Plan.

5.3 A series of events and specific contacts with groups was arranged and carried out by members of the SG. Details are given in Appendix 7 and a summary is presented below;

- 2 drop in sessions.
- 20 groups/organisations visited (schools, churches, clubs and societies).
- A presence at 3 pre-Christmas events (parties, pantomime etc.).
- Visits to businesses in and around the village centre.

5.4 Hard copies of the Draft Plan, background documents, the newsletter and the questionnaire were made available at various accessible locations in the Parish and at the NBC offices in the centre of Northampton. In addition, the Parish and Borough Council websites included all draft plan documents, with electronic access to the newsletter and questionnaire. Social media, including Twitter and the NP Facebook page, was also deployed to raise awareness and encourage participation. Press releases were issued to the Northampton Chronicle & Echo and BBC Radio Northampton.

5.5 Fifty-Two emails, with attached copies of the newsletter and links to the full suite of draft Neighbourhood Plan documents were sent out to the prescribed “Statutory
consultees” and an extended range of other interested organisations and individuals. Details are given in Appendices 8 & 9.

5.6 A parallel, complementary, consultation has been carried out by NBC on the Strategic Environmental Assessment screening report. This was distributed by email (See Appendix 10) to the Environment Agency, Natural England and English Heritage, with links to all draft NP documents, on 25th November (with a six week deadline for comments (9/1/15). As with the screening at the Issues and options document, it was concluded that an SEA (or Sustainability Appraisal) is not needed.

Responses

5.7 A total of 218 questionnaires were returned by the public and local businesses and 9 responses were received from consultees. Survey Monkey was used to receive and collate the responses from the public and business. Details are given in Appendices 11 & 12 and the results are summarised below. Individual responses are available on request in a separate background paper, within the wider set of evidence base documents.

**OP1 Sustainable Development:** well-located, sympathetic to the area & environmentally friendly. Agree 78.7% (166) Disagree 15.6% (33) Neutral 5.7% (12) - 13 no response

**H1 Housing:** Allowing new housing on previously used land if it is no longer suitable for business. Agree 66.7% (138) Disagree 16.4 % (34) Neutral 16.9% (35) – 11 no response

**H2 Housing:** Allowing new housing rather than industry on the remainder of the Timken Site. Agree 45.9% (94) Disagree 29.8% (62) Neutral 24.4% (50) – 13 no response

**H3 Housing:** Getting new housing to meet the needs of all the population, especially older people. Agree 85.9% (177) Disagree 4.9% (10) Neutral 9.2% (10) - 12 no response

**H4 Housing:** Smaller infill sites – general criteria to allow development and protect neighbours. Agree 73.1% (152) Disagree 7.7% (16) Neutral 19.2% (40) - 10 no response

**H5 Housing:** Criteria for the good design of house conversions & extensions. Agree 82.5% (170) Disagree 3.9% (8) Neutral 13.6% (29) – 12 no response

**BE1 Built Environment:** Protect identified character areas. Agree 75.6% (155) Disagree 2% (4) Neutral 22.4% (46) - 13 no response

**BE2 Built Environment:** Protecting and enhancing Duston Conservation Area (and its setting). Agree 93.7% (192) Disagree 0.5% (1) Neutral 5.9% (12) - 13 no response

**Proposal BE1:** Making new infrastructure (lights, pavements etc.) fit in well in character areas. Agree 93.7% (192) Disagree 0.5% (1) Neutral 3.4% (7) - 15 no response

**T1 Transport:** Addressing current traffic issues within Duston Parish. Agree 95.2% (198) Disagree 0% Neutral 4.8% (10) - 10 no response

**T2 Transport:** Work with others to manage the impact of nearby major developments on Duston. Agree 90.3% (187) Disagree 0.5 % (1) Neutral 9.2% (19) - 11 no response

**B1 Business:** Maintaining viable existing employment sites and businesses. Agree 87% (180) Disagree 0.5%( 1) Neutral 12.6% (26) - 11 no response
B2 Business: Helping people in self-employment and working from home. Agree 72.9% (148) Disagree 1.5% (3) Neutral 25.6% (52) - 15 no response

B3 Business: Recognising the role of the Village Centre – protect & enhance shopping and services. Agree 94.2% (194) Disagree 0.5% (1) Neutral 5.3% (11) - 12 no response

B4 Business: Recognising the role of local neighbourhood shopping centres – protect & enhance. Agree 92.3% (191) Disagree 1% (2) Neutral 6.8% (14) - 11 no response

OS1 Open Space & Recreation: Protecting & improving existing open spaces in Duston. Agree 95.6% (195) Disagree 0% Neutral 4.4% (9) - 14 no response

OS 2 Open Space & Recreation: Requiring new open spaces with larger new developments. Agree 77.2% (156) Disagree 5% (10) Neutral 17.8% (36) – 16 no response.

Proposal OS1 Open Space & Recreation: Better connections to open spaces in adjoining areas. Agree 81.7% (165) Disagree 2.5% (5) Neutral 15.8% (32) - 16 no response

Proposal OS2 Open Space & Recreation: Nature conservation improvements on open spaces. Agree 90.1% (183) Disagree 1.5% (3) Neutral 8.4% (17) – 15 no response

Proposal OS3 Open Space & Recreation: Creating a green network of open spaces across Duston Agree 88.2% (180) Disagree 0.5% (1) Neutral 11.3% (23) - 14 no response

CFE 1 Community Facilities & Education: Protecting existing community facilities & buildings. Agree 94% (189) Disagree 0.5% (1) Neutral 5.5% (11) - 17 no response

Proposal CFE1 Community Facilities & Education: Work with local schools on development & access. Agree 87.3% (178) Disagree 1% (2) Neutral 11.8% (24) – no response

5.8 All policies were supported by a high percentage (over 70%) of respondents, with the exception of Policies H1 (Housing on previously used land - which was agree 66.7% and disagree 16.4%) and Policy H2 (Proposed Housing rather than industrial development on the former British Timken site - which was agree 45.9% and disagree 29.8%).

5.9 The SG, at a meeting on held on 28th January 2015, to consider representations, came to the conclusion that it is understandable that there are concerns about more new housing in Duston in general and on the remainder of the former Timken site in particular. However, the view was taken that the Neighbourhood Plan needs to reflect the presumption in favour of sustainable development set out in the NPPF and that a combination of planning guidance and market forces increases the likelihood of new housing being proposed on current and former industrial sites. In addition, it is recognised that there is a good supply of employment land and premises at Lodge Farm which adjoins Duston and in nearby locations. Based on an informal note prepared by NBC Planning Officers, it was also considered to be relevant that there are large scale employment opportunities in retail and leisure uses at Sixfields and other parts of Northampton. Policy H1 requires it to be demonstrated that land/premises are no longer fit for purpose (viable) before residential use will be considered. The detailed requirements of Policy H2 will ensure that, if residential development is approved, current access problems can be resolved, better pedestrian and cycle links provided and access to local open spaces improved. In addition, because there are no new site allocations for housing in the plan, these polices provide the opportunity for
housing to be provided which could help to meet local needs, especially in terms of accommodation for older people, which has been supported at all stages of plan preparation. For these reasons, the SG decided to retain these policies, subject to the detailed changes suggested by other consultees.

5.10 The other comments made on the questionnaires related to the following issues

- Concerns over the extent of planned development around Duston and the impact of development in the Parish. This is noted but it was considered by the SG that the Policies and Proposals of the plan realistically accept that new development will occur but require good design, an emphasis on sustainable transport (including walking and cycling), protection of the village centre and local shops and necessary investment in community infrastructure.

- Concerns over new housing on the former Timken site (Policy H2) – see above.

- A suggestion that additional Character Areas be identified at New Duston and around Weggs Farm. The former, which was also suggested by English Heritage has been incorporated but it is considered that concerns in the latter area relate primarily to residential extensions and that amendment to Policy H5 would be more appropriate.

- A factual error in the description of public transport services – an amendment has been made to paragraph 3.41 of the policy document.

Consultee Comments

5.11 The nine returns received from “Statutory Consultation” resulted in the following amendments.

Sport England (SE) Reference to sections of NPPF and SE policy documents and SE to be included as a partner on the Implementation section.

Environment Agency (EA) References to flooding and water in Parish Profile, SUDs & other matters in Policy H2, water related biodiversity aims in open space policies and EA to be included as a partner in the Implementation section.

English Heritage (EH) Reference to Conservation Area Management Plan, views into/out of Duston CA, nearby Conservation Areas and an additional Character Area in New Duston all to be included.

Northamptonshire County Council (NCC) Highways – The support was welcomed and reference to local transport plan in Policy T2 and implementation section are to be amended to reflect resource constraints.

Northampton Borough Council (NBC) The council made extensive supportive comments which resulted in; updating to reflect the recent adoption of the Core Strategy and recent NBC Supplementary Planning Documents, refinement to information on open spaces, implementation and detailed changes to Policies OP1, H1, H2, H4, BE2, B1, B4, OS1, OS2, OS3 and CFE1.

Support or no comment was expressed by the Marine Management Authority, Crime Prevention Design officer and the Coal Authority.
We have a new opportunity to help to shape the future of our community
Introduction  The Duston Neighbourhood Plan (2014 - 2029) will allow the Parish Council, to have more influence in the planning decisions of the Borough Council. It will help to manage development pressure and seek changes so that the environmental, economic and social needs of local people are taken into account, making sure that Duston remains – “A great place to Live, Work and Play”. The plan covers the whole Parish, including the older parts of the village and newer residential areas (see map on back page).

The Duston Neighbourhood Plan will seek to;

- Influence the location, scale and type of development in Duston, especially housing.
- Improve access to and the quality of open spaces;
- Deliver services and infrastructure to meet the day-to-day needs of residents;
- Protect and enhance the Conservation Area and distinctive parts of the Parish;
- Create strong cycle and footpath links within the Parish and to neighbouring areas.
- Protect local interests and influence new infrastructure linked to nearby development.

The Neighbourhood Plan Steering Group wants to ensure that local residents and businesses have opportunities to get involved in the plan throughout the process. This questionnaire is about key issues and different options to address them, beginning with a suggested “Vision”

The Draft Vision  – By 2029, we would like Duston to be an even better place to live, with a strong sense of identity and community spirit. We hope that it will have adapted to the extensive development to the west of Northampton and will have benefited from improved transport facilities for motorists, pedestrians and cyclists, to allow safe and sustainable journeys to work, school, shopping and leisure. The character built up areas and open spaces for play and nature conservation, will have been protected and enhanced.

<table>
<thead>
<tr>
<th>Please let us know what you think of this Vision</th>
<th>Agree</th>
<th>Disagree</th>
<th>Neutral</th>
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Any other comments…………………………………………………………………………………………………………

If you want more detail, a full Issues & Options report is available from Duston Parish Council.

The next steps - The anticipated work programme for the Neighbourhood Plan is as follows;

- **May & early June 2014** - Issues and options consultation (this leaflet/questionnaire).
- **June, July & August 2014** - Preparation of a complete draft plan.
- **September & October 2014** - Six week consultation with local residents and businesses.
- **November & December 2014** - Prepare submission documents.
- **January 2015** - Submit plan to NBC who will check that it meets the Basic Conditions,
- **February/March 2015** - An independent Examiner will report on the plan.
- **June 2015** - If recommended by the Examiner, a referendum will be held and a majority of over 50%, will make the Plan part of the legal planning framework for Duston.

Please read the rest of the leaflet and complete the questions – we really do want to know what you think of our ideas. Please note - you can complete the form online if you wish, simply go to; - www.dustonparish.org.uk
Housing and built environment

The objectives are;

1 To influence the location, scale, design and type of new housing to ensure that it fits with the character of local areas and meets identified local housing needs.

2 To ensure that small scale development, including conversions and residential extensions, reflect the character of the local area where it takes place.

3 To protect and enhance the Conservation Area and identify other distinctive areas of Duston where additional local polices will help to protect their character

The issues which we have identified, with your help, are;

1 The need to retain character in areas, e.g. detached houses in larger gardens (including boundary walls, trees and hedges), detached bungalows (where there is pressure for large extensions, including dormers) and planned estates from the 1950s and 1960s.

2 The opportunity, related to need, to set requirements for particular types of housing.

3 How to accommodate development without unacceptable pressure e.g.; over-developed sites, loss of retail, community and employment uses, or loss of open space and playing fields.

4 The need to consider more detailed policies for the Conservation Area and to identify other character area’s where protection and enhancement is needed?

The options are;

1 To set requirements for types of housing - size, density, type and cost.

Agree Disagree Neutral

2 To use a criteria based policy for proposals for new housing.

Agree Disagree Neutral

3 To identify and allocate sites for new housing.

Agree Disagree Neutral

4 To set out strict design criteria for house extensions and related development.

Agree Disagree Neutral

5 To set criteria out for infill with restrictions in some areas.

Agree Disagree Neutral

6 To enable adaptation, including domestic scale renewable energy.

Agree Disagree Neutral

7 To set out policies to give freedom to people to extend their houses.

Agree Disagree Neutral

8 To develop additional detailed policies for the Conservation Area.

Agree Disagree Neutral

9 To set out polices to protect the character of other areas.

Agree Disagree Neutral
Transport and movement

The objectives are;

1 To improve movement in and around Duston for all road users, including private cars, public transport, cyclists and pedestrians of all ages

2 To encourage joint working between the Northamptonshire County Council, Borough Council, Daventry & South Northants District Councils, to agree solutions to manage the impact of large scale development on the roads in and around Duston.

The issues which we have identified, with your help, are;

1 Traffic levels and particular problems around schools and in the village centre, noting that much of the traffic at peak times is generated from outside Duston.

2 The need for better walking and cycling routes to the village centre, schools and employment areas, including to and from adjoining areas.

3 The need for better and/or extended car parking in the village centre.

4 The need for a consistent approach to signage and traffic management measures to help create an identity for Duston and achieve high design standards.

The options are;

1 To work with the Borough & County Councils & other districts on solutions for traffic problems linked to new development, (road building, public transport, walking, cycling routes and traffic management).

2 To better manage traffic in the village centre, including parking, weight/size of vehicles and physical features.

3 To increase parking in the village centre, noting that this may require some redevelopment.

4 To require new building (10 houses, 0.25ha or 500 m2) to provide solutions for roads, parking, buses, walking and cycling.

5 To allow larger shops and services outside the village centre through the re-use of employment sites, public houses etc.
Business and the Village centre

The objectives are;

1 To maintain local businesses and employment in Duston in locations and on sites/land which will be viable in the long term.

2 To maintain and enhance the role of Duston village centre as a focal point for local shopping and the provision of social and community facilities.

3 To address traffic, parking and associated environmental problems in the village centre.

The issues which we have identified, with your help, are;

1 People value local employment opportunities,

2 Access to nearby employment sites (Lodge Farm, Sixfields, to the town centre and to the larger scale (M1 related) warehouses and factories is important

3 The need to re-evaluate allocated employment land where it is not being taken up and is not viewed as viable by site owners/developers.

4 The village centre plays a critical role in service provision for the local community and is also an important location for local jobs in the retail and service sectors.

5 Linked to the Conservation Area, with a focus on design, there is also an issue on the impact of new shop fronts, security measures and signage on the environment.

The options are;

1 To focus on better walking, cycling and public transport links to other employment areas.

2 To protect existing business sites and recent employment allocations.

3 To be flexible to allow leisure, retail uses and/or housing on empty sites.

4 To promote traffic management to give priority to pedestrians and shoppers.

5 To encourage the redevelopment of commercial and other property to provide new facilities and parking.

6 To set a high standard of design for shop fronts and signs with a unified approach in the centre.

7 To protect the existing shops and businesses in Duston.

8 To allow new shops outside the centre.
Open space and recreation

The objectives are;

1 To review open space provision and management regularly, including quality measures, in relation to the changing needs of the population and local development pressures.

2 To focus on recreation and the contribution that open spaces make to landscape, nature conservation and overall quality of life.

3 To ensure that new development in and around Duston contributes to the open space and recreation needs of the local community.

The issues which we have identified, with your help, are;

1 There is a need to protect and enhance existing recreation spaces to ensure they meet the needs of the current and future population.

2 There is a need to protect and enhance other open green spaces, especially in housing areas, to maintain the character of the area and maintain local facilities.

3 The importance of natural open spaces, including trees and hedgerows

4 Access to the countryside and to strategic open space being provided as part or nearby larger scale residential development is limited.

Please let us know what you think about the options we have developed to respond to these issues

Say whether you agree with the option by circling Agree, Disagree or Neutral – if you want to add any other comments, please use the box on the back page of the leaflet.

If you are willing, you can also give us your address, age group & gender on that page.

The options are;

1 To include a policy in the plan which protects all open spaces in Duston.

2 To set out proposals for new, extended or improved open spaces, allotments and recreation grounds, linked to new development.

3 To identify and protect natural features within and around open spaces, including trees, hedges, woodland, wetland and meadow areas.

4 To work with the Borough Council & other authorities on green infrastructure linked to new development close to Duston.

5 To set out proposals for new and improved footpath/cycle links to nearby countryside.
Community facilities and schools

The objectives are;

1 To maintain and enhance community facilities (for recreation, meetings, welfare and health) in Duston to meet the needs of a growing and ageing population, taking account of users from nearby areas and to encourage safe and sustainable access to facilities.

2 To enable local schools to develop to meet the needs of their catchment’s area, at the same time as addressing their impact on traffic and nearby houses, and encouraging the joint use of school facilities and grounds.

The issues which we have identified, with your help, are;

1 Duston offers a broad range of community facilities, services and infrastructure which is used and highly valued by residents and neighbouring communities. There is a perception that such infrastructure is 'at capacity'.

2 Some community facilities, services and infrastructure are ageing and need to be improved.

3 There are five schools in Duston, (4 primary and one secondary). Several of these have seen investment and development in recent years. There are plans for expansion on two school sites but no new land allocations are needed.

4 However, the schools are linked to issues, including;
   - The need for safe and attractive walking and cycling routes to schools.
   - How school playing fields contribute to the environment and character of Duston.
   - Community access to schools and playing fields.

The options are;

1 To identify specific deficits and priorities for facilities & infrastructure, write a policy to support proposals which deliver those items.

Agree Disagree Neutral

2 To have policies to protect certain facilities/services/infrastructure and support proposals that seek to enhance those assets.

Agree Disagree Neutral

3 To consider if there is a need for policies (in addition to those at national level) to protect school playing fields?

Agree Disagree Neutral

4 To encourage individual schools and the education authority to be directly involved in the provision of walking and cycling routes.

Agree Disagree Neutral

5 As far as possible, to use the Plan to encourage the joint use of school facilities?

Agree Disagree Neutral
The area covered by the plan

Questionnaires should be completed by Thursday 12th June 2014. They can be completed electronically at [www.dustonparish.org.uk](http://www.dustonparish.org.uk) or paper copies can be handed to Duston Community Centre Pendle Road, St Luke’s Centre Main Road, Duston Sports Centre Cotswold Avenue, Duston United Reform Church and Duston Eldean Primary School Main Road.
Appendix 2 - Summary of responses to “Duston’s Future” (Issues & Options)

1. Purpose

1.1. The purpose of this note is to provide the Neighbourhood Plan Working Group with a summary of the results of the Duston’s Future questionnaire, as received from Duston residents on or before 12 June 2014. The note does not provide a full account of all comments received, but is intended to provide a broad overview of the main issues raised.

1.2. In total 194 completed questionnaires were received, both online and through hard copy. Not all respondents chose to answer all questions. Some respondents provided additional comments either directly in response to specific questions or as general further comments at the end of the questionnaire.

1.3. Please note, percentages represent a proportion of the received responses, and do not account for those responses which were skipped by respondents (i.e. returned blank).

2. Demographics

2.1. The questionnaire allowed respondents to provide details of their age. The following list the age groups from highest (most respondents in this age group) to lowest (least respondents in this age group):

- 46.3% of respondents in 46-64 age group
- 25% of respondents in 65+ age group
- 22.5% of respondents in 31-45 age group
- 5.0% of respondents in 18-30 age group
- 1.3% of respondents in under 18

Commentary

2.2. 80 of 194 respondents provided details of their age. Almost half (46.3%) of those respondents were in the 46-64 years age group. Young adults, teenagers and children were not well represented in the responses. Further consultation may be required to seek the views of those younger people.

3. Vision

3.1. There were 130 responses to the “Vision” question. 64 respondents did not answer the question. 114 respondents (87.7%) agreed with the vision. Only 1 respondent (0.8%) disagreed with the vision. 15 respondents (11.5%) were “neutral”.

3.2. There were 20+ additional comments received in response to the draft vision. Additional issues raised for consideration in the Vision include:

- Protect safety and welfare of the local community;
- Improve nature conservation and prioritise eco-friendly projects;
- Protect and make better use of open spaces and improve play facilities;
- Improve facilities for wheelchair users;
- Acknowledge that Duston has many different areas;
Focus on making village a ‘central hub’;
Reduce traffic;
Retain village character.

Commentary

3.3. Although the vision was broadly supported, there is scope to accommodate many of the additional issues raised.

4. Housing and Built Environment

4.1. Most respondents chose to answer the question, with 5 to 10 respondents skipping all or some of the question. Overwhelming, respondents agreed with all options (62% - 93.5% support). For all options, there were more “neutral” responses than “disagree” (5.9% - 31.7% of respondents answered “neutral” to all or some of the options.) The number of respondents who disagreed with the options was low (4.3% - 14%).

4.2. Support for options (values indicate & of those who responded to question who agreed with option):

- To set requirements for types of housing – size, density, type and cost (80.4%)
- To use a criteria-based policy for proposals for new housing (71.4%)
- To identify and allocate sites for new housing (77.7%)
- To set out strict design criteria for house extensions and related development (64.5%)
- To set out criteria for infill with restrictions in some areas (62.3%)
- To enable adaptation, including domestic-scale renewable energy (65.8%)
- To set out policies to give freedom to people to extend their houses (62%)
- To develop additional detailed policies for the Conservation Area (74.2%)
- To set out policies to protect the character of other areas (79.9%)

4.3. The highest level of disagreement was received in response to the following options:

- ‘To set out strict design criteria for house extensions and related development’ -14%
- "To set out policies to give freedom to people to extend their houses"- 13.8%

4.4. At first glance, the responses seem somewhat contradictory – supporting criteria which are simultaneously strict and flexible. However it is possible for policies to employ strict criteria on some issues, yet be flexible in others, or; apply strict criteria to some locations and enable flexibility in others. It is necessary to look at additional comments for further understanding/information.

4.5. 20+ additional comments were provided. Additional issues raised for consideration for housing and the built environment include:

- Debate between strict criteria and flexibility
- Too many gardens being built upon; - refer to character areas
- Need for off road car parking spaces; - need to apply NCC/NBC standards unless particular needs
- Prioritising brown field development; - re-use of land, rather than open spaces
- Duston is no longer a quaint village;
- New development should reflect local character; Character
• General need to maintain character; **Character**
• Applications should be approved with the least amount of interference to meet needs (family situation);
• New developments and extensions not complying with existing criteria around materials (not reflecting local character);
• Options may already be adequately addressed through other plans and legislation;
• Reducing the density of new housing; *this is feasible where character or proven need applies*
• New housing should not adversely impact existing housing;
• New development should be accompanied by play areas/ footpaths/ cycle ways. **Link to transport & pos**

**Commentary**

4.6. It seems that people acknowledge the need to be flexible to meet specific needs (families/elderly, renewable energy, etc.). However there is a strong desire to maintain the character of the local area and protect residential amenity, particularly around building design, community facilities and transport infrastructure.

4.7. A number of respondents made comments against any further housing development. However this is unlikely to be a deliverable option. Such an approach would likely conflict with national policy and local strategic policy.

5. **Transport and Movement**

5.1. Most respondents answered the question with 8 to 11 respondents skipping all or some of the question. For most options, there were high levels of agreement (66.5% - 93.5%) and proportionately low to moderate levels of disagreement (0.5% - 17.3%) or neutral (5.9% – 19.7%) responses. However the option to *allow larger shops and services outside the village centre through the reuse of employment sites, public houses, etc.* split opinion, with 48.4% of respondents in agreement, 28% disagreeing with the option and 23.7% providing a neutral response.

5.2. Summary of agreement with the proposed options:

• Agreement for collaboration of Borough Council, Country Council and other districts for traffic solutions for new developments (93.5%)
• Village centre traffic issue-89.2% agreement for management via parking, weight size of vehicles and physical features.
• 66.5% agreed to option of increased parking in village centre (noting this may require some redevelopment).
• New developments with approximately 10 house scale have 69.4% agreement for requirement to provide road solutions for this expansion.
• 48.4% agreed (and 28% disagreed) to the build of larger shops and services outside the village centre through the re-use of employment sites, public houses etc.

5.3. There were 30+ further comments received in response to question. The following indicates a summary of additional issues raised:

• Parking in village is a major issue;
• Designated car parks to serve village centre supported;
- Too much traffic through village;
- New development needs wider roads and provide ample car parking;
- Potential conflict between meeting conservation objectives and providing parking areas;
- Concerns that allowing more parking may encourage more traffic in village;
- Support for north-west bypass to reduce impact of traffic on Duston;
- Reduce domestic vehicle traffic in Duston;
- Encourage people to walk to village by making routes more enjoyable and improving the retail offer of the village;
- To re-evaluate undeveloped land at Timken’s site to enable new development;
- Parking between Co-op and zebra crossing in village prevents traffic flows;
- Encourage walking and cycling as modes of transports and ensure routes are functional;
- Limehurst Square shopping area should be a priority area to improve parking, accessibility, and safety issues and potential for redevelopment;
- Poor accessibility for wheelchair and mobility scooters;
- Need to engage with Northants and District Councils over new development;
- More cycle routes are needed and existing footpaths need to be enhanced;
- To discourage vehicular traffic from using residential streets as shortcuts;
- Improving accessibility to key locations such as schools and community facilities.

5.4. In summarising the responses to the consultation, this note has not addressed issues raised which are not planning issues or did not relate to the neighbourhood planning process. However, in respect of transport and movement there were a number of proposals and comments submitted which were considered valid, but beyond the scope of planning. Summary of additional (non-planning) issues and proposals raised:

- Financial incentive for pubs to provide parking;
- Working with schools to reduce cars in school run;
- Applying weight limits to reduce HGVs on certain routes/ rationalising routes for HGVs;
- More parking restrictions in residential streets;
- Prevent utility and telecom companies from digging up roads and pavements and leaving a patchwork of poor quality infill material;
- Re-evaluation existing traffic calming measures;
- Wheel chairs and mobility scooters are effected by on-street parking;
- Communicate with local industry to remove HGV traffic;
- Maintenance of existing footpaths;
- Speed limit should be reduced to 20 miles hour in village;
- Needs to provide additional traffic calming measures.

**Commentary**

5.5. There is a need to work closely with other partners to deliver improvements to transport infrastructure across the wider area. New infrastructure, for example the NW bypass was seen as an important factor in reducing the impact of transport in Duston. It was acknowledged that new development plays a role in addressing transport issues. The village was identified as a key priority area for parking and traffic (as identified in the options), with an aspiration to improve the offer of retail and services in the village centre to make it a more attractive destination. However additional areas, such as Limehurst Square and residential streets were also identified as priority areas in terms of parking, accessibility and traffic management. Partly this is through a general desire to improve accessibility across Duston, particularly to community facilities and schools. Walking and
cycling were seen as important modes of transport to be promoted / enhanced. Interestingly, public transport was not discussed.

6. Business and the Village Centre

6.1. Most respondents answered the question, with 9 – 13 respondents choosing to skip some or all of the question. Most options received strong agreement (58.6% - 80.4%), with the exception of to allow new shops outside the centre (51.4% agreed). In summary, there was general agreement for the options:

- A focus on cycling, walking and public transport links to employment areas (80.4%).
- The protection of existing businesses business sites and recent allocations (76.2%) and to be flexible to allow leisure, retail uses and/or housing on empty sites (67.2%).
- To set a high standard of design for shop fronts and signs with a unified approach in the centre (64%).
- To promote traffic management to give priority to pedestrians and shoppers (58.9%).
- To allow new shops outside the centre (51.4%).

6.2. Disagreement with all options was relatively low (1.1% - 16.8%). However, there was some disagreement regarding traffic management and redevelopment of shops and new shop locations. 15.1% disagreed to promoting traffic management to give priority to pedestrians and shoppers and 16.8% disagreed to allowing new shops outside the centre. There were a number of “neutral” responses (12.4% - 31.9%).

6.3. Approximately 20 additional comments were received:

- Concerns that any changes might enable supermarkets and high street chains to take advantage
- Limit retail development to existing centres
- Strong preference for local and independent shops
- Traffic is seen as major issue to be resolved in order to improve and support the local village centre
- Improve the offer of local day to day services such as chemists and post offices
- Bring individuality to ensure Duston is unique
- Improve signage and appearance
- Ensure village centre is accessible to all users including pushchair, wheel chair and mobility scooters
- Many respondents said Limehurst Square also needs improvement, particular appearance and parking
- Attract people from outside of Duston to village centre
- Carefully manage retail outside village centre to ensure no adverse impact on the village

Commentary

6.4. There was strong preference for improving the offer of independent shops and local services, both to meet the day to day needs and those with wider appeal. However there was concern that this may lead to supermarket development. There appeared to be general support for limiting shopping development to existing shopping areas and to a scale that does not out-compete the village centre. Transport was identified as a crucial issue in improving the vitality of the village centre. Limehurst Square was also identified as an important centre in need of improvement.
7. **Open Space and Recreation**

7.1. Most respondents chose to answer the question (8 - 11 respondents skipped the question). There was strong support for all options, with 81.6% - 89.2% in favour. 7.1% - 16.7% of respondents answered “neutral”, therefore the respondents in disagreement with each of the proposed options was low (1.1% to 4.9%). Summary of support for the options:

- To include a policy in the Plan which protects all open spaces in Duston (89.1%)
- To set out proposals for new, extended or improved open spaces, allotments and recreation grounds, linked to new development (83.2%)
- To identify and protect natural features within and around open spaces, including trees, hedges, woodland, wetland and meadow areas (89.2%)
- To work with the Borough Council & other authorities on green infrastructure linked to new development close to Duston (81.6%)
- To set out proposals for new and improved footpath / cycle links to nearby countryside (81.7%)

7.2. There were 10+ additional comments received, issues raised included:

- A need for more cycle routes
- Inadequate play park facilities – new facilities needed, perhaps with catering facilities
- Open spaces are under-used
- Park near village centre is outdated and isolated
- Retain footpath from St Crispins /Harpole to Duston Mill, to waterside and town, lots of wildlife on route
- Footpath adjacent to Sandy Lane should be made permanent. This is a useful link for people of Duston who wish to walk to the Firs
- Improve access for all users (disability, etc.)
- Ensure open spaces support wildlife.

**Commentary**

7.3. There are existing footpath links from town to countryside, which should be retained and enhanced. There is a need to improve play and recreation facilities, which are perceived as inadequate, outdated and underused. Improvements to open spaces should also benefit wildlife. Grass cutting was raised as a concern by a number of respondents - however this is not a planning issue.

8. **Community Facilities and Schools**

8.1. Most respondents chose to answer the question (181 – 185). There was strong agreement with each of the options (68.5% - 80.5%). 15.1% - 26.0% of respondents answered “neutral”. Disagreement with the options was low (2.7% - 7.1%). Summary of agreement with the options:

- To identify specific deficits and priorities for facilities & infrastructure, write a policy to support proposals which deliver those items (68.5%)
- To have policies to protect certain facilities/services/infrastructure and support proposals that seek to enhance those assets (75.8%)
- To consider if there is a need for policies (in addition to those at national level) to protect school playing fields (77.9%)
- To encourage individual schools and the education authority to be directly involved in the provision of walking and cycling routes (73.9%)
• As far as possible, to use the Plan to encourage the joint use of school facilities (80.5%)

8.2. There were approximately 20 additional comments received. In summary, additional issues included:

• Accessibility to community facilities constrained by cost, opening times and public access (e.g. Duston School swimming pool)
• Fear of losing school fields to new development. Need for traffic management around schools
• Walking and cycling routes to improve access to schools
• Support for / pleased with recent new community facilities developed in Duston
• Explore potential for designating Assets of Community Value

Commentary

8.3. It is positive to see that there is broad support for the proposed options. However it is difficult to draw firm conclusions from the comments, which mainly focussed on the schools particularly in relation to parking, transport and access to the pool. Other community facilities, such as community halls, pubs, places of worship and other services and facilities were not discussed in any meaningful detail. However one respondent suggested exploring the opportunities to designate Assets of Community Value.

9. Further comments

9.1. Respondents to the questionnaire were provided the opportunity to provide additional comments at the end of the questionnaire. Where these comments were related to the topics above, they have been accounted for in the relevant section. However some additional comments were received that cannot easily be accommodated in the previous sections. These comments primarily related to the process:

• Some respondents complained of not understanding questions or key terms
• Requests for further information on how community will be consulted
• Some respondents wanted to get further involved or find out more about the process.

Commentary

9.2. It is positive to hear some residents would like to hear more or get involved. Perhaps the Communication Strategy should be revisited to ensure residents are fully engaged in the process, or can find out more. An immediate action arising is to communicate with those respondents who asked questions about the neighbourhood planning process.

Further Information 1 - Duston’s Future’s responses (Survey Monkey results) - This contains all responses and includes additional comments – (35pp available on request).
Appendix 3 - Email sent to Consultees (Issues and Options) in June 2013

Dear Sir or Madam,

Duston Neighbourhood Development Plan – Consultation on Issues & Options

Duston Parish Council is preparing a Neighbourhood Development Plan covering all of the Parish Area. The work is being managed by a Steering Group comprising Parish Councillors and members of the community. Clive Keble Consulting (ltd) has been appointed to provide professional planning support to the working group.

The Group has completed initial consultation with the local community and is in the process of evidence gathering. From this we have identified a series of Issues and Options, a Vision and a set of related objectives for the Neighbourhood Plan. Subject to comments received during a short consultation period, these will form the basis of a draft plan which is to be prepared and consulted upon fully later in the year.

In addition to finding out the opinions and aspirations of local people for Duston, the Steering Group wishes to obtain the views of statutory bodies and other interested organisations at each stage of plan making. I am contacting you, therefore, to make your organisation aware of the process and any to invite input that you wish to make.

The consultation on issues and option runs for a period of three weeks until 12th June 2014. A copy of the consultation leaflet and questionnaire is attached for your use, or you can make any comments by letter or email.

If do not wish to make any comments at this stage, but you want to receive a copy of the Draft Plan later in the year, please let me know. Alternatively, if you do not wish to be contacted again concerning the Duston Neighbourhood Plan, I would appreciate a short letter, email or telephone call to that effect.

If you wish to discuss technical aspects of the Plan, please contact our planning advisor, Clive Keble, on 07815 950482 or by email at clive.keble@btopenworld.com

I look forward to hearing from you, if possible by the close of this consultation on June 12th but if you need to consult colleagues or take any prospective comments through committees or boards, I understand and I would be happy to receive comments throughout June.

Yours Sincerely

Lynn Lavender
Clerk to Duston Parish Council
Appendix 4 – List of Consultees (Issues and Options) in June 2013

Local Enterprise Partnerships (Northamptonshire & South East Midlands)

Wildlife Trust

National trust

Environment Agency*

Severn Trent Water

National Grid

Sport England

English Heritage*

Natural England*

Highways Agency

Mobile Networks

Northampton Borough Council (multiple departments)

Northamptonshire County Council (multiple department)

Daventry District Council

South Northamptonshire DC

Police/crime liaison

NHS Trusts (Nene & Hertfordshire)

Bugbrooke and Harlestone Parish Councils

Clowes Developments Limited

Councillors Caswell, Golby, Hadland, and Spatel (Northampton BC)

Brian Binley MP

(* EA, EH & NE also consulted separately by Northampton BC on the SEA screening)
Appendix 5 Newsletter No. 2 (draft plan summary and consultation opportunities)

How you can have your say

Duston Parish Council invites you to read the draft Neighbourhood Plan and would like to hear your views.

The draft Neighbourhood Plan, questionnaire and supporting documents can be found at the following locations:

online drop-in sessions

You can talk to members of the neighbourhood planning group about the draft Plan at the following drop-in sessions:

Duston Community Centre, Pendle Road, 19 November 2014, 6pm - 8pm Christmas Market, St Luke’s Centre, 29 November 2014, 11am - 4pm Duston Community Centre, Pendle Road, 6 December 2014, 10am - 4pm

Copies of the plan and questionnaire are available at the following local venues:

Duston Community Centre, Pendle Road
St Luke’s Centre, Main Road
Duston Sports Centre, Corsevald Avenue
Duston United Reformed Church, Main Road
Duston Etonian Primary School, Main Road

Completed questionnaires can be returned to the venues above, or posted/email directly to the Parish Council using the details below:

Completed questionnaires must be returned by 9 January 2015

What next?

After this six week consultation, the next step in preparing the Neighbourhood Plan will be:

January 2015: revise Draft Plan and prepare submission documents
February 2015: submit Plan to Northampton Borough Council
Spring 2015: the Independent Examiner will report on the Plan Summer 2015: residents will vote on the Plan at a referendum

Keep in touch

Duston Parish Council, Duston Community Centre, Pendle Road, Duston, Northampton NN5 0DT
website: www.dustonparish.org.uk
email: neighbourhoodplanning@dustonparish.org.uk
social media: twitter.com/DustonWP / facebook.com/duston.neighbourhoodplan

Have your say on Duston’s Draft Neighbourhood Plan

Your opportunity to shape the future of our community


The listening group has used your responses and gathered other evidence to produce a draft version of the Plan, which will help shape Duston over the next 15 years, influencing the lives of you and your children. This is now published for a six-week consultation period from 17 November 2014 to 9 January 2015.

This newsletter provides details of the pre-submission consultation and publicly of a neighbourhood development plan proposal (Reg 14, Neighbourhood Planning (General) Regulations 2012), including details of who and when the proposals may be inspected, how to make representations and where you can read the draft Plan. It also tells you how you can have your say on the contents of the Plan and by what date the representations must be received.

We would like to hear your views now, so that we can make appropriate changes and be confident it is supported by local people.

Three ways you can have your say...

1. Download the Plan and make your comments online at www.dustonparish.org.uk
2. Visit a staffed drop-in session for a chat with the Neighbourhood Plan Steering Group
3. Read the Plan and fill in a questionnaire at various venues in Duston

Please make sure that any comments reach us by 9 January 2015

The Neighbourhood Plan in brief

The Duston Neighbourhood Plan will shape the future of the Parish. Informed by earlier consultation and community engagement, the Vision outlines what people who live and work in the area want Duston to be like in the future.

Duston in the future: The Vision

By 2039, we will have made Duston an even better place to live, with a strong sense of village identity and community spirit. We hope that it will have adapted to the extensive development to the west of Northampton and will have benefited from improved transport facilities for motorists, pedestrians and cyclists, to allow safe and sustainable journeys to work, school, shopping and leisure. The character of built-up areas and open spaces for play and nature conservation will have been protected and enhanced.

The Plan will deliver the Vision by achieving the following objectives:

Theme Neighbourhood Plan Objectives

Economy

To influence the location, scale, design and types of new housing to ensure that it fits with the character of the area and meets identified local need.

To ensure that new developments include appropriate features to enhance the local character of Duston as a community centre.

To maintain local businesses and employment in Duston in locations which are sustainable and will not dominate the local area.

To maintain and enhance the role of Duston village centre as a focal point for local shopping and the provision of essential community facilities.

To maintain traffic, parking & environmental policies in the village centre.

Open space & recreation

To maintain local businesses and employment in Duston in locations and the environment which will not dominate the local area.

To maintain and enhance local employment in Duston in locations and the environment which will not dominate the local area.

Some policies apply to the whole of Duston, whilst others affect specific locations. The Proposals Map (included in the draft Neighbourhood Plan) shows how each policy relates to the Plan area.
Appendix 6 - Draft plan questionnaire

Your comments
Please use this space to write any comments you would like to make about the draft Neighbourhood Plan, its policies and proposals. You may continue on an additional sheet(s).

Have your say on Duston’s Draft Neighbourhood Plan
Your opportunity to shape the future of our community
This questionnaire is intended to be read and completed alongside the draft Neighbourhood Plan. Pages 2 and 3 ask your views on policies and proposals, additional comments can be included on page 4.

Duston Parish Council invites you to read the draft Neighbourhood Plan and would like to hear your views. The draft Plan, questionnaire and supporting documents are available from the following locations:

Online: The draft Neighbourhood Plan & questionnaire can be downloaded and competed at Duston Parish Council’s website: www.dustonparish.org.uk

Drop-in sessions: You can talk to members of the Neighbourhood Plan Steering Group about the draft Plan at the following drop-in sessions:
- Duston Community Centre, Ponder Road, 13 November 2016, 6pm - 8pm
- Christmas Market, St Luke’s Centre, 19 November 2016, 10am - 4pm
- Duston Community Centre, Ponder Road, 6 December 2016, 6pm - 8pm

Copies of the plan and questionnaire are available at the following local venues: Duston Community Centre, Ponder Road; St Luke’s Centre, Main Road; Duston Sports Centre, Outwood Avenue; Duston United Retired Church, Bixton Road; Duston Eileen Primary School, Main Road.

Completed questionnaires can be returned to the venues above, or posted/emailed directly to the parish council using the contact details on the back of the questionnaire.

Return your completed questionnaire by 9 January 2015 for the chance to win a "something" in our prize draw!!

Keep in touch
Duston Parish Council, Duston Community Centre, Ponder Road, Duston Northampton, NN5 8TT
website: www.dustonparish.org.uk
email: neighbourhoodplanning@dustonparish.org.uk
social media: twitter.com/DustonNF / facebook.com/Duston.neighbourhoodplan

Your views on the draft policies and proposals
Please indicate whether you agree, are neutral or disagree with the policies and proposals of the draft Neighbourhood Plan. Please tick your answer, additional comments can be provided on page 4.

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</tr>
<tr>
<td>OS3 Open Space &amp; Recreation</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>OS4 Community Facilities &amp; Education</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>OS5 Community Facilities &amp; Education</td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Completed questionnaires can be returned to the venues above, or posted/emailed directly to the parish council using the contact details on the back of the questionnaire.
### Neighbourhood Plan Consultation 17/11/14 – 09/01/15

<table>
<thead>
<tr>
<th>DATE</th>
<th>NAME</th>
<th>ACTIVITY</th>
<th>ACTIVITY COMPLETED</th>
<th>NUMBER CONSULTED</th>
</tr>
</thead>
<tbody>
<tr>
<td>30/10/2014</td>
<td>R Jones</td>
<td>Graphside Ltd - Information given at AGM &amp; advance notice delivered to 102 residents</td>
<td>Yes</td>
<td>102</td>
</tr>
<tr>
<td>19/11/14 - 12/01/15</td>
<td>Admin</td>
<td>Newsletters &amp; questionnaires made available to residents at Duston Community Centre, St Luke’s Centre, Duston Sports Centre, United Reform Church, Eldean Primary School</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>19/11/2014</td>
<td>Steering Group</td>
<td>Drop in session at Community Centre, Pendle Road (10 attended - 55 questionnaires given out to groups on site e.g. slimming world)</td>
<td>Yes</td>
<td>65</td>
</tr>
<tr>
<td>17/11/2014</td>
<td>Admin</td>
<td>Email sent to 52 statutory consultees (28 opened - 53.8%)</td>
<td>Yes</td>
<td>52</td>
</tr>
<tr>
<td>17/11/2014</td>
<td>Ed Dade</td>
<td>NBC website updated to publicise draft NP</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>17/11/15 - 12/01/15</td>
<td>Admin</td>
<td>Notices advertising drop in sessions on all parish notice boards - updated after sessions held to show closing date</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>18/11/14 - 12/01/15</td>
<td>Admin</td>
<td>Facebook - links to questionnaire posted, invites for drop in sessions sent, regular posts made</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>18/11/15 - 12/01/15</td>
<td>Admin</td>
<td>Twitter - links to questionnaire &amp; drop in sessions tweeted.</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>19/11/14 - 21/11/14</td>
<td>Admin</td>
<td>NP newsletters delivered by hand to approx. 8500 homes (leaflet delivery company with GPS tracking providing)</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>20/11/2014</td>
<td>Admin</td>
<td>NP drop in sessions mentioned in 'Down your Way' column of Northampton Chronicle &amp; Echo newspaper</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>20/11/2014</td>
<td>Cllr Claridge</td>
<td>Delivered newsletters to 32 businesses (Duston, Old Duston Village, Port Road, Limehurst Square &amp; St Giles Park)</td>
<td>Yes</td>
<td>32</td>
</tr>
<tr>
<td>21/11/2014</td>
<td>Admin</td>
<td>Press release sent to local news services (x4)</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>24/11/14 - 09/01/15</td>
<td>Cllr Herbert</td>
<td>Questionnaires hand delivered &amp; collected</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>27/11/2014</td>
<td>Admin</td>
<td>NP drop in sessions mentioned in 'Down your Way' column of Northampton Chronicle &amp; Echo newspaper</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>29/11/2014</td>
<td>Steering Group</td>
<td>Drop in session at Christmas Market, St Luke’s 50 questionnaires given out (2Q returned)</td>
<td>Yes</td>
<td>50</td>
</tr>
<tr>
<td>01/12/14 - 12/01/15</td>
<td>Admin</td>
<td>Notices on back of cubicle doors in public toilets at Duston Community Centre</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>03/12/2014</td>
<td>Cllr Jones</td>
<td>Visited Primary Schools to distribute leaflets (St. Luke's, Millway, Lyncrest, Hopping Hill &amp; Chiltern)</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>03/12/2014</td>
<td>Cllr Jones</td>
<td>Follow up calls/telephone survey between 6.30-7.30pm</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>04/12/2014</td>
<td>Cllr Jones</td>
<td>3 Duston residents met at a hen party &amp; encouraged to complete questionnaires</td>
<td>Yes</td>
<td>3</td>
</tr>
<tr>
<td>04/12/2014</td>
<td>Admin</td>
<td>40 questionnaires given to Duston Gardening Club - to be distributed to members at their Xmas party 10/12/14</td>
<td>Yes</td>
<td>40</td>
</tr>
<tr>
<td>04/12/2014</td>
<td>Cllr Jones</td>
<td>Visited churches (St. Patrick, St.Luke’s, St. Francis, St Andrews) NP to be mentioned in notices and each Sunday until Christmas. United Reform Church agreed to do same</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>04/12/2014</td>
<td>Cllr Jones</td>
<td>Visited Pondmill Close Retirement Housing (Julie Barnes) who will return them to St Luke’s once completed</td>
<td>Yes</td>
<td>32</td>
</tr>
<tr>
<td>04/12/2014</td>
<td>Admin</td>
<td>NP drop in sessions mentioned in 'Down your Way' column of Northampton Chronicle &amp; Echo newspaper</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>Date</td>
<td>Author</td>
<td>Action</td>
<td>Completed</td>
<td></td>
</tr>
<tr>
<td>--------------</td>
<td>----------</td>
<td>----------------------------------------------------------------------</td>
<td>-----------</td>
<td></td>
</tr>
<tr>
<td>05/12/2014</td>
<td>Admin</td>
<td>5 emails sent to residents who had given their contact details at previous event (2 emails were opened - 40%)</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>05/12/2014</td>
<td>Admin</td>
<td>22 letters sent to residents who had given their contact details at previous NP events</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>06/12/2014</td>
<td>Steering Group</td>
<td>Drop in session at Community Centre, Pendle Road (24 attended - 35 questionnaires given out - 10 returned on day)</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>06/12/2014</td>
<td>Cllr Jones</td>
<td>NP questionnaire mentioned in Duston Players Pantomime (Old King Cole needed to complete his questionnaire)</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>08/12/2014</td>
<td>Cllr Jones</td>
<td>Met local bowls group and discussed NP + encouraged them to complete questionnaires</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>08/12/2014</td>
<td>Admin</td>
<td>Email sent to Duston School asking if Cllr. Jones can address the sixth form. Followed up by phone call &amp; email 30/12/14)</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>10/12/2014</td>
<td>Admin</td>
<td>Radio Northampton contacted by phone &amp; info sent by email - follow up by email 29/12/14</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>16/12/14 - 30/12/14</td>
<td>Cllr Graham</td>
<td>Hand delivered newsletters to Timken estate</td>
<td>Yes</td>
<td>Approx. 100</td>
</tr>
<tr>
<td>17/12/2015</td>
<td>Admin</td>
<td>Reminder email sent to 24 statutory consultees who hadn't opened original email (2 of the emails were opened 8.3%)</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>17/12/2014</td>
<td>Admin</td>
<td>Delivery of NP leaflets to areas missed in original delivery (review of GPS tracking) Weedon Rd., Ashtree Way, Timken Walk, Ryeland Rd. Larch Lane &amp; Newton Road flats)</td>
<td>Yes</td>
<td>Approx. 100</td>
</tr>
<tr>
<td>17/12/2014</td>
<td>Admin</td>
<td>Notices and newsletters delivered to Duston Village Hall, Tudor Manor Nursery &amp; Vetsavers</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>18/12/2014</td>
<td>Cllr Jones</td>
<td>Letter regarding consultation published in Northampton Chronicle &amp; Echo newspaper</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>23/12/14 - 09/01/15</td>
<td>Admin</td>
<td>Streetlife - links to questionnaire posted &amp; regular reminders to complete questionnaires</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>09/01/2015</td>
<td>Cllr Edwards</td>
<td>20 questionnaires for hand delivery &amp; collection (Millway)</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>09/01/2015</td>
<td>Cllr. Jones &amp; Herbert</td>
<td>Visited busy public areas within Duston to consult public and obtain completed questionnaires (21 completed)</td>
<td>Yes</td>
<td></td>
</tr>
</tbody>
</table>
Appendix 8 Consultee email/letter for the (Pre-Submission) Draft Plan

Dear Sir or Madam,

Duston Neighbourhood Plan – Pre Submission (Regulation 14) Consultation Draft

Duston Parish Council is preparing a Neighbourhood Development Plan covering all of the Parish area. The work is being managed by a Steering Group comprising Parish Councillors and members of the community. Clive Keble Consulting (ltd) is providing professional planning support to the Group.

Over the past twelve months, the Group has completed initial consultation, evidence gathering and consultation on Issues & Options and it has now prepared a full draft Neighbourhood Plan.

In accordance with the regulations, this draft is to be the subject of formal consultation from 17th November 2014 to 9th January 2015. Following revision, to reflect consultation responses, the Neighbourhood Plan will be submitted to Northampton Borough Council early in 2015. An examination is likely in March 2015 and it is anticipated that a local referendum will be held on June/July 2015. It is important, therefore, that as many people and organisations comment on the draft plan during this consultation.

In addition to engaging local people, community organisations and businesses in Duston, the Steering Group wishes to obtain the views of statutory bodies and other interested organisations at each stage. Accordingly, I attach an e-version of the Draft Plan, with the associated newsletter and questionnaire attached for your use, or you can make any comments by letter or e mail.

Supporting documents are available on request from the Parish Council (Duston Parish Council Duston Community Centre, Pendle Road, Duston, Northampton. NN5 6DT - Tel/Fax: 01604 583626 or email admin@dustonparish.org.uk). They can also be seen on the Parish Council website – www.dustonparish.org.uk/neighbourhood-planning.

If you wish to discuss technical aspects of the Plan, please contact our planning advisor, Clive Keble, on 07815 950482 or by email at clive.keble@btopenworld.com

I look forward to hearing from you, if at all possible, by the close of this consultation, but if you need to consult colleagues or take any prospective comments through committees or boards, I understand and later submissions will be accepted, provided that I am notified in advance.

Yours Sincerely

Lynn Lavender
Clerk to Duston Parish Council

Appendix 9 - List of consultees for the (Pre-Submission) Draft Plan
LEP info@northamptonshireep.co.uk
Wildlife Trust northamptonshire@wildlifebcn.org
NT alan.hubbard@nationaltrust.org.uk
EA kerrie.ginns@environment-agency.gov.uk / planningkettering@environment-agency.gov.uk
NE consultations@naturalengland.org.uk
Anglian Water planningliaison@anglianwater.co.uk
National Grid Nationalgrid.Enquiries@nationalgrid.com
Sport England maggie.taylor@sportengland.org
EH mark.white@english-heritage.org.uk / eastmidlands@english-heritage.org
Highways Agency david.mccann@highways.gsi.gov.uk / planningEM@highways.gsi.gov.uk
Telecoms/mobile networks dpm@monoconsultants.com

NBC Senior Management level for a coordinated response:

- David Kennedy, Chief Executive – dkenney@northampton.gov.uk
- Steve Boyes, Director of Regeneration Enterprise & Planning – sboyes@northampton.gov.uk
- Julie Seddon, Director of Customers & Communities – julieseddon@northampton.gov.uk
- Gerald Davies, Interim Managing Director of Northampton Partnership Homes – gerald.davies@northampton.gov.uk
- Suzanne McBride, Interim Head of Housing & Well Being – SMCBride@northampton.gov.uk
- Tim Bruce, Interim Housing Asset Manager – tbruce@northampton.gov.uk

NCC contacts
mchant@northamptonshire.gov.uk
bhunter@northamptonshire.gov.uk
cwragg@northamptonshire.gov.uk

Other local authorities:
rwood@daventrydc.gov.uk
andy.darcy@southnorthants.gov.uk
datkinson@northampton.gov.uk
msimmons@Wellingborough.gov.uk
Others

Adjoining LEP info@semlep.com
Police sharon.henley@northants.pnn.police.uk
NHS involvement.nene@nhs.net
Clinical Commissioning Group (Nene) involvement.nene@nhs.net

Adjoining parishes

g.ravine@btinternet.com
bugbrookepc@btconnect.com
PC_Harlestone@daventrydc.gov.uk

Upton PC
Harpole PC

Councillors & other politicians

cllr.jcaswell@northampton.gov.uk
cllr.mgolby@northampton.gov.uk
cllr.thadland@northampton.gov.uk
cllr.spatel@northampton.gov.uk
brian.binley.mp@parliament.uk

County Councillors?
- Suresh Patel – supatel@northamptonshire.gov.uk
- Matt Golby - mgolby@northamptonshire.gov.uk

MEPs

roger.helmer@europarl.europa.eu
emmamclarkin@eastmidsmeps.co.uk
office@gleniswillmott.org.uk
margot.parker@ukipeastmids.co.uk
info@andrewlewermep.co.uk

Landowners/developers

James.Richards@clowes-developments.com
Appendix 10 - SEA screening consultation email from NBC (sent 24th November 2014).

The purpose of this email is to seek views on the SEA & HRA Screening Assessment Update for the pre-submission Duston Neighbourhood Plan. For reference, the following attachments are included: the Pre-submission Duston Neighbourhood Plan and the SEA & HRA Screening Assessment Update statement (Nov 14).

Pre-submission Neighbourhood Plan Duston Parish Council is leading the preparation of a Neighbourhood Development Plan for Duston, a large parish within Northampton Borough. On Monday 17 November 2014, Duston Parish Council published a pre-submission Neighbourhood Plan (reg. 14) for public consultation. You or your organisation may have already received correspondence from Duston Parish Council, inviting comments on the pre-submission Neighbourhood Plan. The pre-submission Neighbourhood Plan includes draft policies and proposals addressing a range of locally important planning issues including:

- enabling residential development of redundant employment sites;
- managing extensions, back-land and tandem development;
- protecting Duston’s character;
- maintaining open spaces; and
- responding to the challenges of major new growth in the vicinity.

SEA & HRA Screening Update November 2014 You may recall I wrote to you in July 2014 and invited comments on a Screening Report for Strategic Environmental Assessment & Habitats Regulation Assessment. This screening report (July 2014) was informed by a non-statutory issues and options report, titled ‘Duston’s Future’ prepared by the neighbourhood plan steering group on behalf of Duston Parish Council. The screening report tested a range of possible policy options and concluded that neither SEA nor HRA were required in respect of the Duston Neighbourhood Plan. For reference, the SEA & HRA Screening Report (July 2014) and Duston’s Future report are available to download on the Council website: [http://www.northampton.gov.uk/info/200205/planning_for_the_future/1842/duston_parish_neighbourhood_plan](http://www.northampton.gov.uk/info/200205/planning_for_the_future/1842/duston_parish_neighbourhood_plan)

The attached SEA & HRA Screening Assessment Update statement (Nov 14) has been prepared to support the pre-submission neighbourhood plan and provides an update to the earlier assessment. The statement takes into consideration the policies in the pre-submission draft neighbourhood plan and other emerging plans.

Responding to the SEA & HRA Screening Update November 2014 You are invited to comment on the attached SEA & HRA screening update (Nov 14) principally in terms of whether the Duston Neighbourhood Plan requires a Strategic Environmental Assessment and / or Habitats Regulation Assessment. The SEA & HRA Screening Assessment update has been issued in parallel with the publication of the pre-submission Duston Neighbourhood Plan. Please return comments relating to the SEA & HRA Screening Assessment to edade@northampton.gov.uk on or before Friday 09 January 2015. Please note, if you want to comment on the draft Neighbourhood Plan, please send your response directly to the Parish Council at neighbourhoodplanning@dustonparish.org.uk by 09 January 2015.

Further information, supporting documents and the online questionnaire are available at Duston Parish Council’s website: [www.dustonparish.org.uk](http://www.dustonparish.org.uk).

Edward Dade MSc MRTP - Senior Planning Officer (Policy) Northampton Borough Council
Appendix 11 - Public consultation; Summary of responses (See separate PDF Document)

Details, including all individual responses are available on request as a background document
### Appendix 12 - Statutory consultation - summary of responses

(Comments in the third column were considered by the Neighbourhood Plan Steering Group at a meeting on 28th January 2015).

<table>
<thead>
<tr>
<th>Consultee</th>
<th>Response</th>
<th>Comments</th>
<th>Suggested Actions</th>
</tr>
</thead>
<tbody>
<tr>
<td>Marine Mgt. Org.</td>
<td>18/11</td>
<td>No comments</td>
<td>None required</td>
</tr>
</tbody>
</table>
| Sport England      | 21/11    | Planning Policy in the [National Planning Policy Framework](http://www.sportengland.org/facilities-planning/planning-for-sport/development-management/planning-applications/playing-field-land/) identifies how the planning system can play an important role in facilitating social interaction and creating healthy, inclusive communities. Encouraging communities to become more physically active through walking, cycling, informal recreation and formal sport plays an important part in this process and providing enough sports facilities of the right quality and type and in the right places is vital to achieving this aim. This means positive planning for sport, protection from unnecessary loss of sports facilities and an integrated approach to providing new housing and employment land and community facilities provision is important. It is important therefore that the Neighbourhood Plan reflects national policy for sport as set out in the above document with particular reference to Pars 73 and 74 to ensure proposals comply with National Planning Policy. It is also important to be aware of Sport England’s role in protecting playing fields and the presumption against the loss of playing fields (see link below), as set out in our national guide, ‘A Sporting Future for the Playing Fields of England – Planning Policy Statement’. [http://www.sportengland.org/facilities-planning/planning-for-sport/development-management/planning-applications/playing-field-land/]  
  
  Sport England provides guidance on developing policy for sport and further information can be found following the link: [http://www.sportengland.org/facilities-planning/planning-for-sport/forward-planning/]  
  
  Sport England works with Local Authorities to ensure Local Plan policy is underpinned by robust and up to date assessments and strategies for indoor and outdoor sports delivery. If local authorities have prepared a Playing Pitch Strategy or other indoor/outdoor sports strategy it will be important that the Neighbourhood Plan reflects the recommendations set out in that document and that any local investment opportunities, such as the Community Infrastructure Levy, are utilised to support the delivery of those recommendations. [http://www.sportengland.org/facilities-planning/planning-for-sport/planning-tools-and-guidance/]  
  
  If new sports facilities are being proposed Sport England recommend you ensure such facilities are fit for purpose and designed in accordance with our design guidance notes. [http://www.sportengland.org/facilities-planning/tools-guidance/design-and-cost-guidance/]  
  
  If you need any further advice please contact Sport England using these contact details. Steve Beard - Planning Manager steve.beard@sportengland.org | Comments noted; Cross references will be made to the stated NPPF Paragraphs. The PC will work with NBC Planning Policy to make more specific links to up to date open space assessments, including the use of a typology. (see also NBC comments) |
| Zoo.Hughes@sportengland.org |          |                           | This point is covered in the implementation section of the Neighbourhood Plan but SE added as partner |

Reference will be made to this guidance in the event of new facilities arising through the implementation of the Neighbourhood Plan.
Draft Neighbourhood Plan for Duston

Thank you for engaging with the Environment Agency in the preparation of the above plan. A key principle of the planning system is to promote sustainable development. Sustainable development meets our needs for housing, employment and recreation while protecting the environment. It ensures that the right development is built in the right place at the right time. To assist in the preparation of any document and sustainable development we have identified the following information to help maximise environmental gain from future development and to reduce its environmental impact.

The focus of our response is on the following environmental topics for which we are responsible:

1) Flood risk management;
2) Water quality and water resources;
3) Waste management;
4) Land contamination and soil;
5) Environmental permitting and other regulation.

1.0 Flood Risk Management

There are no main rivers within the Neighbourhood area of Duston. Non main rivers are the responsibility of the Lead Local Flood Authority (LLFA), in this case Northamptonshire County Council. We therefore recommend that the LLFA is consulted on this Neighbourhood Plan.

The sections of ordinary watercourses which run through the site appear to drain to Dallington Brook which is classified as a main river. The flood map for the area can be viewed in the ‘What’s in your Backyard?’ section of the Environment Agency’s website www.environment-agency.gov.uk

This Neighbourhood Plan should consider the need to not increase flood risk, to actively reduce flood risk and provide betterment wherever possible in line with the requirements of the National Planning Policy Framework (NPPF) (paragraph 100).

The Neighbourhood Plan should also investigate possibilities to enhance watercourse corridor biodiversity, as well as contribute to achieving Water Framework Directive aims of improving the ecological status of the waterbody. Flood Defence Consent

Non Main River Under the terms of the sections as commenced of the Flood & Water Management Act 2010, from 6 April 2012 the powers to consent works proposed on ordinary watercourses has transferred to the LLFA. In this case, the Bedford Group of Drainage Boards will be administering and determining such consents on behalf of the LLFA. Any enquiries should be made to the IDB using the following contact details: Email: contact@idbs.org.uk Telephone: 01234 354396. Surface water drainage The Neighbourhood Plan is essentially placed to play a vital role in managing surface water runoff and reducing the risk of surface water flooding. This can be achieved through an understanding at a local level of existing surface water flooding issues and recommending action to alleviate or resolve these issues. The Neighbourhood Plan can then go further and actively promote sustainable methods of drainage that ensure surface water runoff does not increase as a result of new development. It is strongly recommended that the Plan includes strong support for Sustainable Drainage Systems (SuDS). These can achieve multiple environmental benefits not only by reducing flood risk from

NCC has been consulted but no response has been made on drainage

The flood map will be a point of reference when new development is proposed as a result of the implementation of the Neighbourhood Plan

This point will be included in the policies on biodiversity improvements on open spaces. – Proposals OS1 & OS2.

A SuDS requirement will be added to the criteria in policy H2 – residential development on the former Timken site.
surface water, but also in areas such as biodiversity, amenity and water quality. Documents such as Ciria C697 (the SuDS Manual) and Part H of the Building Regulations 2000 can provide excellent reference points for determining a suitable working practice for surface water drainage considerations. It should be noted that any such recommendations within the Neighbourhood Plan must conform to and complement the requirements and aims of local planning policy, as well as the Lead Local Flood Authority’s aims in respect of their role as SuDS Approval Body.

2.0 Water quality and water resources

Water Quality
It is essential that sufficient water infrastructure is in place to serve any proposed development to prevent the increased risk of pollution and sewage flooding. Sewage is one of the most common sources of pollution. The Neighbourhood Plan should be informed by the Water Cycle Study (WCS) regarding water supply and waste water capacity. Development should ‘involve promoting the highest level of environmental performance, not only in the design of new buildings but also in master planning and managing development’.

The Water Cycle Study (WCS) and level 2 Strategic Flood Risk Assessment (SFRA) for Northampton have highlighted the need for further work in order to address the potentially significant constraints to substantial development in Northampton Centre. In addition, the plan should be supported by the findings and recommendations of the Northampton Central Area Drainage Assessment. This is a detailed review, covering the Northampton Implementation Area, of the drainage capacity within the surface, foul, and combined drainage networks to accommodate redevelopment proposals.

The Water Framework Directive (WFD) came into force in December 2000, and was transposed into UK law in December 2003. The first principle of the WFD is to prevent deterioration in aquatic ecosystems. No deterioration requires that a water body does not deteriorate from its current ecological or chemical classification, and applies to individual pollutants within a water body. The Neighbourhood Area of Duston is within two waterbodies which are both of the status of moderate for the overall ecological status caused by elevated phosphate levels. The Sewage Treatment Works (STW) that service this area is Great Billing STW. Great Billing STW discharges into the River Nene within the waterbody further downstream of Duston. The overall ecological status of this waterbody is poor with fish and phytobenthos and moderate for phosphate. Currently great Billing has a permitted Dry Water Flow of 83216 m3/d. Flow monitoring records from show that in 2013 the Sewage Treatment Works had a permitted headroom in excess of 17000 m3/d. This illustrates there is room for increased flows from development in the Duston area. However, this has not taken into account any other development in other locations in Northampton which would also contribute to increased flows to Great Billing STW. Anglian Water Services Limited (AWS) should be consulted on the capacity of the existing foul sewerage collection system and treatment capacity to ensure that permit limits can be met to achieve current environmental legislation including WFD.

The installation of new Combined Sewer Overflows (CSO) is unsustainable and should not be considered for new
developments. Given the current nature of the WFD status of the River Nene increased flows at Great Billing must be managed with at least no deterioration strongly in mind as the River Nene is required to hit good ecological status under the WFD. Surface water separation in combined sewerage catchments is an option for reducing the frequency of CSO spills which should be considered when redeveloping sites. If this development leads to an increase in wastewater of 10% or more upstream of a CSO the impact of growth should be assessed using Urban Pollution Management techniques to design a mitigation solution. Where sites, which are currently connected to combined sewers, are redeveloped the opportunity to disconnect surface water and highway drainage from combined sewers must be taken. Surface water separation also has the benefit of reducing the frequency of spills from CSOs. Water Resources AWS should be contacted to discuss potable water supply arrangements and to confirm if recent infrastructure improvements are relevant and adequate to the proposed site. It is assumed that water will be supplied using existing abstraction licence permissions. The Environment Agency may not be able to recommend a new or increased abstraction licence where water resources are fully committed to existing abstraction and the environment. Developers need to take into account any licensed or legal unlicensed water abstraction surrounding the development area. If the proposed development goes ahead, every opportunity should be taken to incorporate water efficient devices such as rainwater storage systems, water efficient toilets and taps, increasing resilience to environmental change. Any future development must not affect any water features (i.e. wells, boreholes, springs or ponds) in the area, including licensed and unlicensed abstractions. Currently there are no licensed abstractions within the parish boundary. Any proposed development should consider setting high standards regarding water use and other indicators to deliver sustainable development. New developments having Level 3 or 4 of the Code for Sustainable Homes would ensure high water efficiency and sustainability performance is achieved for all buildings. This would ensure that there is 105 L/d used by each person, reducing the amount of final effluent to Great Billing STW. It is advised that any new developments should consider applying water efficiency and water saving methods to minimise potential impacts on water resources within the area. More information can be found at: www.gov.uk/government/policies/improving-the-energy-efficiency-of-buildings-and-using-planning-to-protect-the-environment/supporting-pages/code-for-sustainable-homes

3.0 Waste management
The waste hierarchy – reduce, re-use, recycle - should be implemented when developing proposals for Spring Borough. Community composting schemes and the necessary waste handling facilities could be developed as part of the essential infrastructure of new neighbourhoods. 4.0 Land contamination and soil
National Planning Policy Framework (NPPF) paragraph 109 states that the planning system should contribute to and enhance the natural and local environment by preventing both new and existing development from contributing to or being put at unacceptable risk from, or being adversely affected by unacceptable levels of water pollution.
Government policy also states that planning policies and decisions should also ensure that adequate site investigation information, prepared by a competent person, is presented (NPPF, paragraph 121). The Duston Neighbourhood boundary overlies the Nene Mid Lower Jurassic Unit groundwater body, consisting of a principal aquifer (Blisworth Limestone in the central area of the Parish) and secondary aquifers (Northampton Sand and Rutland Formation). The solid bedrock geology is overlain in parts of the central and eastern parts of the Parish by superficial unproductive strata (Boulder Clay). The groundwater body has been designated by the WFD as a drinking water protected area, although there are currently no abstractions or Source Protection Zones within the Parish. Principal aquifers are geological strata that exhibit high permeability and provide a high level of water storage. They may support water supply and/or river base flow on a strategic scale. Secondary aquifers are often capable of supporting water supplies at a local scale and normally provide an important source of flow to some rivers. Due to the presence of these principal and secondary aquifers, parts of the area are vulnerable to pollution from certain types of development.

We are able to provide further advice on protecting groundwater, including guidance on the use of SuDS. We would like to refer any applicant/enquirer to our groundwater policies in Groundwater Protection: Principles and Practice (GP3), available from our website. This sets out our position for a wide range of activities and developments including:

- Waste management
- Discharge of liquid effluents
- Land contamination
- Ground source heat pumps
- Cemetery developments
- Drainage

If Brownfield land within the Neighbourhood area is proposed to be bought back into beneficial use, We recommend that developers:
1. Follow the risk management framework provided in CLR11, Model Procedures for the Management of Land Contamination, when dealing with land affected by contamination. 2. Refer to the Environment Agency Guiding Principles for Land Contamination for the type of information that we require in order to assess risks to controlled waters from the site. The Local Authority can advise on risk to other receptors, such as human health. 3. Refer to the Anglian River Basin Management Plan. 4. Refer to our website at www.environment-agency.gov.uk for more information.

The Environment Agency has no records of any current or historic landfill sites within the proposed neighbourhood planning area. Piling or any other foundation designs / investigation boreholes / tunnel shafts / ground source heating and cooling systems using penetrative methods can result in risks to potable supplies from, for example, pollution / turbidity, risk of mobilising contamination, drilling through different aquifers and creating preferential pathways. Thus it should be demonstrated that any proposed piling will not result in

Noted reference will be made to this advice in the implementation section

This requirement will be added to the criteria in policy H2 – residential development on the former Timken site.
contamination of groundwater.
The Neighbourhood Plan should be based on a robust long term vision and a clear enough structure for development and change to help make it happen even with changes in political and economic conditions. We look forward to continued engagement with the Parish to tackle issues and achieve exemplar development wherever possible. We cannot over-emphasise the importance of early pre-application discussion on all proposals to ensure that any initial issues can be resolved and subsequent planning applications run smoothly. As sites or more detailed area plans come forward, we will provide more detailed comments. Early liaison will achieve our aim of ensuring that schemes are enabled in a joined up way and avoid issues arising unexpectedly at advanced stages in the process. Should you require any additional information, or wish to discuss these matters further, please do not hesitate to contact me on the number below.

**Jennifer Moffatt - Sustainable Places Planning Adviser**
01536 385165
Direct e-mail [jennifer.moffatt@environment-agency.gov.uk](mailto:jennifer.moffatt@environment-agency.gov.uk)

**English Heritage**
Mark White
Historic Environment Planning Adviser
[mark.white@english-heritage.org.uk](mailto:mark.white@english-heritage.org.uk)

18/12

Thank you for inviting English Heritage to comment on the above document. Our comments are as follows.

**General Comments**

English Heritage wishes to ensure that an understanding of historic environment, including designated heritage assets and locally important assets, and the contribution that the historic environment makes to local character, is fully considered when Neighbourhood Plans are being prepared. As the government’s principal adviser on the historic environment, English Heritage has produced a number of documents relating to neighbourhood planning. The Parish Council may find these documents helpful in ongoing work identifying what it is about the area which makes it distinctive and how they might go about ensuring that the character of the area is retained in future iterations of the Neighbourhood Plan. These can be found at:

[www.english-heritage.org.uk/professional/advice/hpg/historicenvironment/neighbourhoodplanning/](http://www.english-heritage.org.uk/professional/advice/hpg/historicenvironment/neighbourhoodplanning/)

We also advise that the conservation and archaeological staff of the Borough and County Councils are involved in the preparation of the Neighbourhood Plan and its assessment. They are best placed to advise on local historic environment issues.

With regard to the Consultation Draft, English Heritage is supportive of parishes wishing to prepare Neighbourhood Plans; our interest is primarily concerned with the historic built environment and our comments will therefore focus on those aspects of the plan.

**Specific Comments**

3 Parish Profile - Housing and Built Environment - Conservation and other built Heritage

The reference to the Duston Conservation Area is welcomed. The boundaries of the Conservation Area should be shown on a map.

The Neighbourhood Plan also needs to make reference to conservation areas outside of the parish, but abutting, or adjacent to, the parish boundaries:  
- St Crispin Hospital Conservation Area (to the sw)
- Dallington Village Conservation Area (to the ne)

The boundaries of these Conservation Areas should be

This advice will be added to the implementation section.

Agreed, the Proposals map will be revised.

Agreed reference will be made in Para.3.32 (Conservation and Other Built Heritage)
shown on a map; both contain a number of listed buildings.
Conservation Area Management Plan
The location of the listed buildings within the Conservation Area should be shown on the map referred to above, as should the two listed buildings on Harlestone Road, immediately to the north of the parish boundary.
Locally Listed Buildings
The reference to these non-designated heritage assets is welcomed; they should be referred to as such.
4 Neighbourhood Plan; selected options, Vision and Objectives.
Housing and built environment - The Vision - Objectives
Built Environment
This objective should be reworded as two objectives as follows:
‘To identify distinctive areas of Duston where policies will help to reflect their character.’
‘To protect and enhance the historic environment, heritage assets and their settings; including the established character and appearance of the Conservation Area and its setting.’
H4 Smaller infill sites
The reference to Conservation Area requirements is welcomed.
BE1 Local character areas (objectives 2 & 3)
Whilst the policies for the identified local character areas are welcomed it is noted that these do not, at this stage, cover the entirety of the parish, and are focused in the eastern part of the parish.
Future iterations of the neighbourhood plan will need to delineate local character areas not currently identified, with appropriate policies for each, for the entire parish.
New Duston for example is not currently included in the draft neighbourhood plan’s local character areas, yet this area has a distinct character owing to the presence of the original settlement of New Duston.
BE2 Duston Conservation Area and its setting
The policy regarding the Duston Conservation Area is welcomed. Reference to the two conservation areas sitting just beyond the parish boundaries referred to above should also be made; development within the parish has the potential to impact upon the established character and appearance of these conservation areas through impact on their setting.

| Natural England | Roslyn Deeming  
| Adviser SD Team | East Midlands  
| 0300 060 1524. | 18/12/14 |
| Thank you for your consultation on the above document which was received by Natural England on 19 November 2014. Natural England is a non-departmental public body. Our statutory purpose is to ensure that the natural environment is conserved, enhanced, and managed for the benefit of present and future generations, thereby contributing to sustainable development. Natural England has reviewed the Neighbourhood Plan (Pre submission draft) and considers that in general terms it addresses the natural environment well. We particularly welcome Policy OS1 and OS2 which encourages the enhancement of open spaces in terms of biodiversity, landscape and recreation value. We note that Northampton Council is currently consulting on the updated version of the Habitats Regulations Assessment and Strategic Environmental Assessment. |

This comment is welcomed.
No changes required.
<table>
<thead>
<tr>
<th>Name</th>
<th>Date</th>
<th>Comments</th>
</tr>
</thead>
<tbody>
<tr>
<td>Crime Prevention Design</td>
<td>30/12/14</td>
<td>Thank you for this consultation document. I have read it and am pleased to note the reference to Secured by Design in the Sustainable Development Principles. I have no further comments to make. Sharon Henley - Crime Prevention Design Adviser,</td>
</tr>
<tr>
<td>Coal Authority</td>
<td>5/1/15</td>
<td>Thank you for the notification of the 17 November 2014 consulting The Coal Authority on the above. The Coal Authority is a non-departmental public body which works to protect the public and the environment in coal mining areas. Our statutory role in the planning system is to provide advice about new development in the coalfield areas to ensure that it is built safely and also protect coal resources from unnecessary sterilisation by encouraging their extraction, where practical, prior to the permanent surface development commencing. As you will be aware the Neighbourhood Plan area is outside of the defined coalfield and therefore The Coal Authority has no specific comments to make on the Neighbourhood Plan. In the spirit of ensuring efficiency of resources and proportionality it will not be necessary for you to provide The Coal Authority with any future drafts or updates to the emerging Neighbourhood Plan. This letter can be used as evidence for the legal and procedural consultation requirements. The Coal Authority wishes the Steering Group every success with the preparation of the Plan. Yours faithfully - Rachael Bust - Chief Planner</td>
</tr>
<tr>
<td>Northamptonshire County (highways)</td>
<td>6/1/15</td>
<td>Thanks you for asking Northamptonshire Highways to comment on your draft Neighbourhood Plan. The comments below are presented as either policy specific or general. Policy Specific Comments Policy section 3 – Transport and Movement Policy T1 - this policy is supported by this authority Policy T2 – although the general principles of the policy are supported the reference to local transport plan funding in the final sentence on page 26 should be removed. The same reference should also be removed on pg 35, para 6.4. General Comments The vision and objectives as set out on pages 16 and 17 are supported by this authority, and to strengthen the sustainable element of the plan we would suggest at an additional objective that activity promotes walking and cycling should be added. If you have any queries about the comments above or would like to discuss issues relating your Neighbourhood Plan then please contact me directly. Penny Mould - Principal Transport Planner</td>
</tr>
<tr>
<td>Northampton Borough Council</td>
<td>09/01/15</td>
<td>See table below</td>
</tr>
</tbody>
</table>
**NBC Planning Policy teams comments**

<table>
<thead>
<tr>
<th>Page/paragraph reference</th>
<th>Issue</th>
<th>Suggested change</th>
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</thead>
</table>
| Para 1.2 (p1)            | The West Northamptonshire Joint Core Strategy was adopted in December 2014. Para 1.2 is therefore out of date, requiring amendment. | “…corresponding with the emerging West Northamptonshire Joint Core Strategy (WNJCS – 2011 to 2029) and with that document (when adopted)…”  
**done** |
| 2 Policy context (p4)    | The basic conditions require Neighbourhood Plans to have regard to national policy and advice contained in guidance issued by the Secretary of State. It may be beneficial to discuss the status of national policy and guidance in the Policy Context section. However it is acknowledged that the Basic Conditions Statement will address the relationship to national policy in more detail. | Include reference to national policy and guidance issues by the Secretary of State in the Policy Context section.  
**Done** |
| Para. 2.2 (p4) (Status of West Northants JCS) | The paragraph is out of date since the adoption of the JCS. | “The West Northamptonshire Joint Core Strategy (Local Plan (Part 1)) including Proposed Main Modifications (January 2014) (WNJCS), was initially examined in 2013, with further hearings held in 2014 to consider proposed modifications was adopted in December 2014.”  
**Done** |
| Para. 2.3 (p4) (Status of West Northamptons hire Joint Core Strategy) | The paragraph is out of date since the adoption of the JCS. | “The WNJCS forms “part 1” of the Local Plan for Northampton in so far as it sets out the long-term vision, objectives and strategic planning policies for West Northamptonshire over the plan period to 2029. The WNJCS is expected to be adopted in late 2014. Having reviewed the project plan for the Duston Neighbourhood Plan, it is expected that the WNJCS will form part of Northampton’s Development Plan at the time when the Duston Neighbourhood Plan is examined. It is therefore advisable that the Duston Neighbourhood Plan seeks to achieve general conformity with the strategic policies of the emerging WNJCS to ensure the basic conditions are met. The Duston Neighbourhood Plan has been prepared in general conformity with the strategic...” |


<table>
<thead>
<tr>
<th>Paragraph</th>
<th>Original Text</th>
<th>Suggested Changes</th>
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</thead>
<tbody>
<tr>
<td>Para. 2.6 (p4) (Northampton Local Plan 1997)</td>
<td>The paragraph is out of date since the adoption of the JCS.</td>
<td>“The Northampton Local Plan was adopted in 1997. A number of the policies were ‘saved’ in 2007 to ensure they remained part of the development plan and could continue to be used in determining planning applications. Outside the Central Area boundary the Northampton Local Plan 1997 (saved policies) remains the only adopted development plan document. Once adopted, the WNJCS will replaced a number of Northampton Local Plan (1997) saved policies since its adoption.” Done</td>
</tr>
<tr>
<td>Para. 2.8 (p5) (Policy context)</td>
<td>Sentence included in error.</td>
<td>“...on 10 June 2014. The assessment is published in Appendix C of this report. The outcome...” Done</td>
</tr>
<tr>
<td>Para. 2.12 (p5) (Supplementary planning documents)</td>
<td>In addition to Supplementary Planning Documents, Northampton Borough Council has adopted two Interim Planning Policy Statements (IPPS) which inform the determination of planning applications.</td>
<td>Make reference to the Interim Affordable Housing IPPS and Houses in Multiple Occupation IPPS. Done</td>
</tr>
<tr>
<td>Para. 2.20 (p6)</td>
<td>Paragraph text out of date since adoption of the JCS.</td>
<td>Delete word “emerging”. Done</td>
</tr>
<tr>
<td>Para. 3.1 (p7) (Parish profile)</td>
<td>Development at Sixfields also includes retail development.</td>
<td>“The opportunities and challenges provided by the large scale employment, retail and leisure uses at Lodge Farm and Sixfields, which adjoin Duston.” Done</td>
</tr>
<tr>
<td>Para. 3.32 (p12) (Conservation Area Management Plan)</td>
<td>The status of Duston’s Conservation Area is protected by national and local planning policies. The Duston Conservation Area Appraisal &amp; Management Plan (DCAAMP) offers guidance to applicants and decision-makers and is a material consideration in determining planning applications. The DCAAMP therefore influences the policy context within which the Neighbourhood Plan’s policies operate.</td>
<td>Consider including a reference to the Duston Conservation Area Appraisal &amp; Management Plan in the Policy Context section to reflect the important status of this document. Done</td>
</tr>
<tr>
<td>Para. 3.47 (p14) (Business and Village Centre)</td>
<td>Para 3.47 suggests that the Upton development will include large scale retail development at a district centre. However, retail at Upton will be provided at a local centre to serve the Upton community.</td>
<td>Remove reference in para. 3.47 to district centre at Upton. Done</td>
</tr>
<tr>
<td>Para. 3.50 (p14) (Parks and open spaces)</td>
<td>The paragraph includes a list of open spaces in Duston. These spaces could be grouped by typology to provide a clearer understanding of the types of open spaces in Duston and the role each serves.</td>
<td>Group the open spaces listed on p14 by typology. Done</td>
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<tr>
<td>Para. 3.51 (p15)</td>
<td>The paragraph states that different types of open spaces are important. This could be expanded to indicate why different types of open space are important – Northampton Borough Council’s PMP Open Space Study outlines some of the main benefits of different types of open space.</td>
<td>Explain why the different types of open spaces mentioned in the paragraph are important. Done</td>
</tr>
<tr>
<td>Policy OP1 (p19)</td>
<td>Criterion 1 makes reference to the ‘emerging Core Strategy’ which has now been adopted. Criterion 4 refers to “Better access to open spaces...” Better access may imply the routes need to be replaced or relocated. Improve access may be more appropriate, for example by making routes more cycle / pedestrian friendly though features like signage, dropped kerbs at crossing points, dedicating cycle paths. Criteria 5 refers to appropriate security for occupiers and users through the inclusion of design principles from “Secured by Design” and the county-wide Supplementary Planning Guidance – Planning Out Crime. The SPG was prepared in 2003 - Duston Parish Council should therefore be satisfied that the document remains relevant (both today and into the future) prior to requiring development proposals to achieve the SPG’s design principles through the neighbourhood plan policy.</td>
<td>“1 New Homes, to meet overall targets related to Joint Core Strategy targets, but specifically addressing Parish housing demand and needs in terms of size, type, tenure and affordability.” “4. Better Improved access to open spaces and community facilities including connections to...” Consult the local Crime Prevention Design Advisor (Northamptonshire Police) to identify the most appropriate source of design principles for designing out crime. All Done</td>
</tr>
<tr>
<td>Policy H1 (p20)</td>
<td>The policy states that “Proposals for the change of use of existing industrial premises and sites will be supported provided...” Change of use has a specific meaning in the context of planning, development may be more appropriate as it could include new build, change of use or redevelopment, etc. It is worth reiterating that the purpose of the policy is to redevelop industrial sites for residential use. In the context of planning, appraising development viability is an economic issue. Bullet point 1 uses the phrase “commercially or...”</td>
<td>“Proposals for the development of industrial premises and sites for residential use will be supported provided...” “...It is demonstrated that retention or improvement of the existing employment land and buildings is not commercially or technically viable...” “...Any existing adverse impact on residential amenity is removed mitigated...” Done</td>
</tr>
</tbody>
</table>
technically viable” which may therefore be ambiguous.

Bullet point 2 seeks to address existing adverse impacts on residents. To make it clear that the policy intends to make positive improvements to residential amenity, the policy could refer to the “mitigation” or alleviation of adverse impacts (as opposed to the impacts being “removed”).

| Policy H2 (p20) | The policy enables residential development of remaining land at the former British Timken site, and provides criteria which seek to inform the development of the site. Criterion 2 (“meet the housing needs”) appears to repeat Policy OP1, point 1. Criterion 4 requires high standards of sustainable design to be achieved. WNJCS policy S10 already sets out sustainable development principles to be delivered by all new developments. It is not necessary to repeat other policies within the development plan. However the Neighbourhood Plan can seek to add detail to those policies and influence the way a policy is interpreted. | Remove or revise those criteria which appear to repeat other policies. No action, it is felt that it is helpful to reiterate specific requirements for this site for clarity and to reflect local interest in and concerns about the future |
| Policy H4 (p22) | Policy criterion ii requires “windfall, back land or tandem development” to have a “direct highway frontage”, whereas the supporting policy text on p22 discusses direct highways access. The term “highway frontage” is potentially misleading, where the policy intends to address the issue of “highway access”.

The policy states that “Where it is possible, the provision of associated natural landscaping... is required”. The policy could be more clear through removing the “Where it is possible” clause. | “’ii – Any windfall, back land or tandem development must have a direct highway frontage access”

“Where it is possible, the provision of associated natural landscaping...” Done |
| Policy BE2 (p24) | Criteria 3 requires development to be of an appropriate scale and mass for the immediate area. The plan may also wish to consider the impacts of scale and mass on the wider area, for example in terms of the impact on views in to and out from the Conservation Area. | Consider the impact of development on views in to, and out from the Conservation Area. Done |
| Policy B1 (p27) | The references to a business premises being “operationally viable” in criteria 1 and “commercially viable” in criteria 2 could be | Delete criteria 1 and 2 and replace with: They are no longer commercially viable for business use. No action, operationally viable |
confusing to the reader. An assessment of viability is expected to include current and alternative use. These criteria could be amalgamated into a single criterion.

is different to commercial viability. Commercial viability may be affected by ownership decisions, operational viability may relate to physical and external factors. It is based on a policy applied successfully elsewhere

<table>
<thead>
<tr>
<th>Policy B3 (p27)</th>
<th>The reference to the sequential test for large scale retail development proposals may not be necessary. WNJCS policy S9 sets out the distribution of retail development and includes the requirement for a sequential test.</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Consider removing references in policy to sequential test for large scale retail development. No action, the inclusion reflects the importance of protecting the village centre reflected in comments from local people and businesses.</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Policy B4 (p28)</th>
<th>The policy identifies a number of local shopping centres to be protected and enhanced.</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>The Northampton Local Plan 1997 previously identified a number of “recognised shopping areas” within Duston (as indicated on the Proposals Map and appendix 15), including: Limehurst Square; Main Road; Malvern Grove; Quarry Road; St Giles Park (Weggs Farm Road); Woodley Chase / Main Road.</td>
</tr>
<tr>
<td></td>
<td>Policy R1 is no longer in effect, therefore those identified shopping areas do not currently have any formal status in policy.</td>
</tr>
<tr>
<td></td>
<td>To provide clarity on the location and extent of the local shopping centres, the Neighbourhood Plan could consider including updated boundaries of those former Local Plan (1997) shopping centres on the Neighbourhood Plan Proposals Map, with reference to policy B4. Done</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Policy OS1 (p30)</th>
<th>The policy seeks to protect and improve existing open spaces. A list of open spaces is provided in paragraphs 3.50 – 3.51.</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>The Northampton Local Plan 1997 identified a number open spaces of different types within Duston, through a range of policies (with sites indicated on the Proposals Map) including:</td>
</tr>
<tr>
<td></td>
<td>Policy E6 – Greenspace; E18 – Sites of Acknowledged Nature Conservation Value; Policy L1 – Existing Recreation and Leisure.</td>
</tr>
<tr>
<td></td>
<td>Those policies are no longer in effect and have been replaced by the WNJCS. However the WNJCS does not identify specific local sites.</td>
</tr>
<tr>
<td></td>
<td>The Duston Neighbourhood Plan makes reference to Northampton Borough Council’s Open Space, Sport and Recreation Needs Assessment and Audit (PMP, 2009) on p14. The study identifies specific sites for a range of</td>
</tr>
<tr>
<td></td>
<td>To provide clarity on the location and extent of the green and open spaces, the Neighbourhood Plan could consider including sites with reference to policy OS1. The Open Space, Sport and Recreation Needs Assessment and Audit (PMP, 2009) provides a robust source of evidence, thereby enabling the Neighbourhood Plan to identify specific open spaces in Duston. Done</td>
</tr>
<tr>
<td>Policy OS2 (p30)</td>
<td>Northampton Borough Council’s Planning Obligations SPD requires housing developments of 15 dwellings or more to provide open space, where the development is expected to impact on the provision of existing open space or where additional provision will be required. The proposed neighbourhood plan policy OS2 sets a threshold for new housing developments of 10 or more houses to provide new public open space and play facilities or make a reasonable financial contribution to improve existing open space and play facilities in the local area. The main concern with this policy is the extent to which it adds value over and above the existing policies of the Development Plan. The policy could benefit from being made more specific to Duston. For example through identifying existing deficiencies in the provision of open space, and/or identify specific local projects for new or improved open space. Duston Parish Council should be aware that recent changes to national guidance set out circumstances where infrastructure contributions through planning obligations should not be sought from developers (see NPPG para. 012 Ref. ID: 23b-012-20141128. The guidance states that “contributions should not be sought from developments of 10-units or less and which have a maximum combined floorspace of no more than 1000 sqm. The guidance defines “tariff-style contributions” as contributions to pooled funding ‘pots’ intended to provide common types of infrastructure for the wider area. Northampton Borough Council will only secure planning obligations which meet the relevant tests for planning obligations (in that they are necessary to make the development acceptable in planning terms, directly related to the development, and fairly and reasonably related in scale and kind) and will avoid the use of tariff-style contributions (particularly for smaller developments). Identify deficiencies in provision of types of open space, and /or identify specific local priority projects to be delivered. The policy may benefit from some further explanation through the supporting text provided in “Justification” section (p31/32), for example: “Depending on the development, enhancement of an existing area of recreation space may be agreed as being more appropriate than the provision of new space; developers will be expected to make a contribution to the provision or enhancement of recreation space in the catchment area. Where sought through planning obligations, contributions will be secured in accordance with the statutory tests. The use of tariff-style contributions will be avoided. Through consultation...” Done</td>
</tr>
</tbody>
</table>

<p>| Proposal OS3 | Storton’s Pits and Duston Mill Meadow is a types of open space across Northampton. The study provides a comprehensive summary of open spaces in Duston. Indicate that Storton’s Pits and Duston’s Mill |</p>
<table>
<thead>
<tr>
<th>(p31)</th>
<th>Local Nature Reserve. It may be helpful to acknowledge the important status of this site.</th>
<th>Meadow is a Local Nature Reserve. Done</th>
</tr>
</thead>
<tbody>
<tr>
<td>Policy CFE1 (p32)</td>
<td>The fourth bullet point states that proposals which are accessible on foot or by public transport to local residents will be supported. This should include cycling to reflect the sustainability objective of the WNJCS.</td>
<td>“…accessible on foot, by cycle or by public transport to all local residents…” Done</td>
</tr>
<tr>
<td>Policy CFE1 (p32)</td>
<td>The policy refers to “existing sites and facilities in Duston”, but does not indicate those sites and facilities in the policy or Proposals Map. To some extent, this data is already available. The Northampton local Plan 1997 identified school sites through policy L2 and community facilities through policy L13 (as shown on the Proposals Map). Both policies L2 and L13 remain part of the Development Plan but are likely to hold limited weight in decision-making.</td>
<td>Consider identifying the location and extent of school sites, and the location of community facilities on the Proposals Map. No action. It is possible to show school sites, but not all community buildings on the proposals map. The value of this amendment is questioned – it could result in a cluttered and confusing Proposals Map.</td>
</tr>
<tr>
<td>Working in Partnership / Funding and Implementation Mechanisms (p35)</td>
<td>There are two Local Enterprise Partnerships operating in Northampton, including Northamptonshire Enterprise Partnership (NEP) and South East Midlands LEP (SEMLEP). These organisations are potential partners for joint working, funding and implementation.</td>
<td>Amend section on Local Enterprise Partnership in “Working in partnership” to refer to NEP and SEMLEP. Highlight the role of these organisations in “Funding and Implementation mechanisms” section (p32). Done</td>
</tr>
<tr>
<td>6 Implementation (p35)</td>
<td>The “Implementation” section is a particularly helpful addition through explaining how the plan will be delivered, but could be developed further. Whilst the role of a number of partner organisations is summarised, the section could be improved through further explanation of Duston Parish Council’s role. The Parish Council has a good track record in delivering projects and infrastructure for the Duston community. The list of priority projects is particularly welcomed. Consensus on local priorities is valuable, and the list can help delivery bodies (including Northampton Borough Council) to identify projects when allocating funding or undertaking works. However this could benefit from being developed further to be more specific about the infrastructure projects required to meet the needs of growth and to deliver community aspirations. Some high level evidence is provided by the Development Plan, for example the WNJCS and Infrastructure</td>
<td>Provide further explanation of the role of Duston Parish Council in implementing the plan. To provide clarity to the Council and partners and priorities for funding/S.106/CIL expenditure, be more specific about the types of infrastructure the community would like to see delivered in and around Duston. All Done</td>
</tr>
</tbody>
</table>
Delivery Plan identify the infrastructure required to meet the needs of growth. Other sources of evidence may identify local projects.

The priority projects list supports the implementation of the plan as a whole and can be aspirational (whilst being careful not to unrealistically raise expectations). The list could be developed with more detail on:

- The infrastructure and projects required to improve cohesion and connectivity between Duston and those SUEs in close proximity;
- Existing infrastructure and facilities which may require improvement or expansion to meet future demand e.g. sports and leisure facilities;
- Priority infrastructure projects in the WNJCS & IDP which may help to deliver local aspirations;
- Other plans, strategies and projects being prepared by the Parish Council or other partner organisations which relate to local aspirations, including open spaces and green infrastructure in relation to policies OS1-2 & proposals OS1-3.

| Appendices       | Due to the complex subject matter, the plan may benefit from the inclusion of a glossary. | Consider including glossary. Done |