

Response ID ANON-13H4-7YW8-Y

Submitted to **Melton Local Plan Pre-Submission Draft**
Submitted on **2016-12-18 19:02:12**

About you

1 What is your name?

Name:
Stuart Mogg

2 What is your email address?

Email:
[REDACTED]

3 Are you responding as an individual, consultee, stakeholder or other?

Resident

If Consultee, Stakeholder, or Other, please give details here. :

4 Address

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

5 Age

Please select your age:

[REDACTED]

Chapter 4: Growing Melton Borough – The Spatial Strategy

1 CH4Q1: Do you consider that Chapter 4 is?

Do you consider that Policy SS1 - Legally Compliant::

Do you consider that Policy SS1 - Sound::

No

Do you consider that Policy SS1 - Complies with Duty to Co-operate:

2 CH4Q2: If answered "No" to "2: Sound" please answer the following question. Do you consider that the Policy is unsound because it is not?

2) Justified

3 CH4Q3: Please give details of why you consider Chapter 4 is not legally compliant or is unsound or fails to comply with the Duty to Co-operate. Please be as precise as possible. If you wish to support the legal compliance or soundness of Chapter 4 or its compliance with the Duty to Co-operate, please use this box to set out your comments.

Please insert text here. :

Sewstern has been included in the wrong category, as a Rural Supporter, it should be included in Rural Settlements. The village has little or no services.

4 CH4Q4: Please set out what change(s) you consider necessary to make Chapter 4 legally compliant or sound, having regard to the test you have identified at 2 above where this relates to soundness. (NB Please note that any non-compliance with the duty to co-operate is incapable of modification at examination). You will need to say why this change will make Chapter 4 legally compliant or sound. It will be helpful if you are able to put forward your suggested revised wording of any policy or text. Please be as precise as possible.

lease set out what change(s) you consider necessary to make the Melton Local Plan legally compliant or sound:

It would be sound and justified if Sewstern was included in the category Rural Settlements.

Policy EN5 – Local Green Space

1 CH7PEN5Q1: Do you consider that Policy EN5 is?

Do you consider that Policy SS1 - Legally Compliant::

Yes

Do you consider that Policy SS1 - Sound::

No

Do you consider that Policy SS1 - Complies with Duty to Co-operate:

Yes

2 CH7PEN5Q2: If answered "No" to "2: Sound" please answer the following question. Do you consider that the Policy is unsound because it is not?

2) Justified

3 CH7PEN5Q3: Please give details of why you consider Policy EN5 is not legally compliant or is unsound or fails to comply with the Duty to Co-operate. Please be as precise as possible. If you wish to support the legal compliance or soundness of Policy EN5 or its compliance with the Duty to Co-operate, please use this box to set out your comments.

Please insert text here. :

In the 1999 Melton Plan there were 3, BE12 protected open areas (now known as local green spaces) within Sewstern. However these were removed from protection against development this year due to a new plan being developed by Melton Borough Council. Melton Council employed an independent company, Influence, of Newark to act as consultants regarding the future designation of these 3 local green spaces. Influence rated these previously BE12 protected areas with 2 of the 3 receiving a proposed strategy of "Reinforce", with the third receiving a strategy of "Manage".

Influence's definition of Reinforce being:-

Retain and strengthen the important character and emphasise their presence. These sites should be maintained and safeguarded through a suitable management approach, with regard to their key characteristics and function. Influence recognised the paddock area situated at the corner of Main Street and School lane as quote "contributing to the open texture and setting of the village" It is these small open spaces spread throughout the village that gives it its unique character and these should be afforded the protection they held within the previous plan.

It is also stated that any local green spaces now have to meet the criteria contained within Paragraph 77 of the national planning framework which states the following.

Local green space designation should only apply to:-

* Where the green space is in reasonably close proximity to the community it serves.

* Where the green space is demonstrably special to a local community and holds a particular local significance for example because of its beauty, historical significance, recreational value, tranquillity or richness of its wildlife.

* Where the green space concerned is local in character and is not an extensive tract of land. The 3 areas in question within Sewstern certainly meet all this criteria especially the Paddock at the corner of school lane and Main Street and also the area adjacent to the blue dog pub which contains 3 listed buildings of historical value and beauty. This particularly adds to the recreational value of the village has horses and donkeys are stabled and grazed here. It also adds tranquillity to the area as it is pleasant for residence to see and stroke the animals.

Accepting that the criteria outlined within Paragraph 77 could be interpreted as a matter of opinion then the opinion of the local people are the best judges of how the situation meets this criteria.

There are also many other factors that should also influence the designation of a local green space within a remote, old small village, the foremost being the ability of the village infrastructure to sustain any change to current green spaces. By opening these areas up to further development places a huge strain on the village infrastructure. There is already an existing flooding issue within the locality of school lane and Main Street which the council has known about for at 20 years, this will only be exacerbated by further development within this area.

There is the issue of the sewage system already at breaking point with numerous village households reporting it backing up, again this will be increased with any further village development.

The age of the village also dictates that the vast majority of the cottages do not have any off road parking facilities. Therefore there is a serious risk of making traffic movement through the village almost impossible, especially to larger vehicles, School buses, farm vehicles etc. when people are forced to park both sides of the narrow village lanes.

The local primary school is already at what is perceived as being an acceptable safe working level of pupils to teacher / classroom sizing. Again further development with any protected areas would only increase the risk factor at the local school.

Therefore due to the previously stated concerns regarding the loss of the local green spaces, Sewstern Village is in the process of formulating a neighbourhood plan that will serve these concerns along with other areas identified as important open green spaces such as the grassed play area attached to the village hall and the various allotments within the village that also have not been recognized within the new Melton Plan

Thus, this is why I consider the current proposed plan is neither sound nor justified in its present form.

4 CH7PEN5Q4: Please set out what change(s) you consider necessary to make the Melton Local Plan legally compliant or sound, having regard to the test you have identified at 2 above where this relates to soundness. (NB Please note that any non-compliance with the duty to co-operate is incapable of modification at examination). You will need to say why this change will make the Melton Local Plan legally compliant or sound. It will be helpful if you are able to put forward your suggested revised wording of any policy or text. Please be as precise as possible.

lease set out what change(s) you consider necessary to make the Melton Local Plan legally compliant or sound:

See previous comments that need incorporating within the plan to ensure it meets the above criteria.

Examination

1 EXQ1: Can your representation seeking a change be considered by written representations or do you consider it necessary to participate at the oral part of the examination?

Participate at the Oral Examination

If you wish to speak at examination, please outline why you consider this to be necessary::

I believe that people can understand each other more clearly when speaking, I have already written out my objections to the plan.

2 EXQ2: Moreover please indicate if you wish to continue to be involved in the Local Plan (Please tick appropriate boxes).

If you wish to be notified at the address/e-mail provided when the Melton Local Plan is submitted to the Secretary of State for Communities & Local Government, If you wish to be notified at the address/e-mail provided when the Inspector's Report is available to view, If you wish to be notified at the address/e-mail provided in Part A when the Melton Local Plan is adopted, If you/your organisation wish to be included in future consultations on the Melton Local Plan

Acknowledgement

1 I understand the above statement and agree I have complied with its requirements

I agree