

BRIGSTOCK NEIGHBOURHOOD PLAN

Consultation Statement

ABSTRACT

The Brigstock Neighbourhood Plan offers the chance for all residents and businesses to have their say on future development within the parish and influence how their neighbourhood evolves. By working together, we can ensure that the area develops in a way that meets the needs of everyone.

February 2018

Table of Contents

1. Introduction.....	1
Legal Requirements	1
Consultation Process	1
2. Neighbourhood Plan Area.....	3
Designation	3
3. Open Meeting.....	5
Overview	5
Who was consulted	5
How were people consulted	5
Issues, priorities and concerns raised	5
How the Issues, Priorities and Concerns have been considered.....	5
4. Questionnaire Survey.....	6
Overview	6
Who was consulted	6
How were people consulted	6
Issues, priorities and concerns raised	6
How the Issues, Priorities and Concerns have been considered.....	9
5. Open Meeting and Exhibition	10
Overview	10
Who was consulted	10
How were people consulted	11
Issues, priorities and concerns raised	11
Demographics.....	11
Young and Old	11
Green spaces	12
Housing	12
How the Issues, Priorities and Concerns have been considered.....	13
6. Stakeholder Workshop	14
Overview	14
Who was consulted	14
How were people consulted	14
Issues, priorities and concerns raised	15
How the Issues, Priorities and Concerns have been considered.....	18

Brigstock Neighbourhood Development Plan: Consultation Statement

7. Parish Wide Questionnaire	19
Overview	19
Who was consulted	20
How were people consulted	20
Issues, priorities and concerns raised	20
How the Issues, Priorities and Concerns have been considered.....	25
8. Additional Parish-Wide Questionnaire and Open Meeting	27
Overview	27
Who was consulted	28
How were people consulted	28
Issues, priorities and Concerns Raised	28
How the Issues, Priorities and Concerns have been considered.....	29
9. Pre-Submission Consultation on the Draft Brigstock Neighbourhood Plan	30
Overview	30
Who was consulted	30
How were people consulted	31
Issues, priorities and Concerns Raised	31
How the Issues, Priorities and Concerns have been considered.....	32
10. Conclusion	33
Appendix 1: Pre-submission Draft Brigstock Neighbourhood Plan - Consultees	34
Appendix 2: Pre-submission Draft Brigstock Neighbourhood Plan - Representors	36
Appendix 3: Pre-submission Draft Brigstock Neighbourhood Plan - Summary of Consultation Responses.....	38

1. Introduction

Legal Requirements

- 1.1 This Consultation Statement has been prepared to fulfil the legal requirements of Part 5, Section 15 of the Neighbourhood Planning (General) Regulations 2012 by:
- (a) Detailing the persons and bodies who were consulted about the proposed neighbourhood development plan;
 - (b) Outlining how these persons and bodies were consulted;
 - (c) Providing a summary of the main issues and concerns raised;
 - (d) Reviewing how these issues and concerns have been considered and, where relevant, addressed in the proposed neighbourhood development plan.

Consultation Process

- 1.2 Throughout the process of producing the Brigstock Neighbourhood Plan a more in-depth consultation process has been undertaken than the minimum standards set out in the Neighbourhood Planning (General) Regulations 2012.
- 1.3 The aims of the consultation process were:
- To ‘front-load’ consultation and ensure that the Brigstock Neighbourhood Plan is fully informed by the views and priorities of local residents, businesses, and key local stakeholders.
 - To ensure that detailed consultation takes place at all stages of the process, especially where key priorities needed to be set.
 - To engage with as broad a cross-section of the community as possible, using a variety of consultation and communication techniques.
 - To ensure consultation results are made publicly available and used to inform subsequent stages of the Neighbourhood Planning process.
- 1.4 Consultation was led by Brigstock Parish Council with independent professional support from Planit-X Town and Country Planning Services.
- 1.5 The programme of consultations undertaken throughout the preparation of the Neighbourhood Plan, is summarised below.

Activity	Date
Open Meeting	14 January 2015
Parish- Wide Questionnaire Survey	June 2015
Open Meeting and Exhibition	September 2015
Stakeholder Workshop	November 2015
Parish-Wide Questionnaire	January 2016
Parish- Wide Questionnaire Focusing on Housing Issues	April 2017
Pre-Submission Consultation	August/September 2017

- 1.6 This Consultation Statement provides an overview of each of the above stages of consultation in accordance with Section 15 (2) of Part 5 of the Neighbourhood Planning (General) Regulations 2012.
- 1.7 Preparation of the Neighbourhood Plan has been overseen by Brigstock Parish Council and led by the Brigstock Neighbourhood Planning Sub-Committee. It should be noted that throughout the process, Brigstock Parish Council has received advice and assistance from East Northamptonshire Council, in accordance with the Neighbourhood Planning Protocol.

2. Neighbourhood Plan Area

Designation

- 2.1 The whole parish of Brigstock has been designated as a Neighbourhood Area following an application made by Brigstock Parish Council under Part 2, Section 5 of the Neighbourhood Planning (General) Regulations 2012.
- 2.2 Under Regulation 5 of the Neighbourhood Planning (General) Regulations 2012 (“the Regulations”), as amended, on 24 February 2015 East Northamptonshire Council received an application from Brigstock Parish Council to designate the whole of the Brigstock parish council area as a Neighbourhood Area, for the purposes of neighbourhood planning.
- 2.3 In accordance with Regulation 6, East Northamptonshire, on behalf of Brigstock Parish Council, undertook a statutory public consultation between 27 March 2015 and 27 April 2015 (inclusive). This consultation invited the submission of comments as to whether there was any reason why the District Council should not designate the whole of Brigstock parish as a Neighbourhood Plan area.
- 2.4 Four separate representations were received, and none objected to the designation of the whole of Brigstock parish as a Neighbourhood Area. Accordingly, on 11 May 2015 East Northamptonshire designated the whole of Brigstock as a Neighbourhood Plan area in accordance with Regulation 7.



N
Scale: 1:38,000

Planning Services
This map is accurate to the scale depicted when first published at 1:38,000.

© Crown Copyright and database right 2015. Ordnance Survey 100019072

Brigstock Proposed Neighbourhood Area



3. Open Meeting

Date	14 January 2015
Venue	Brigstock Village Hall
Format	Community Open Meeting
Publicity	The December 2014 edition of the Brigstock News publicised the Open Meeting
Circulation	Parish Wide
Attendees	18

Overview

- 3.1 This initial open meeting was primarily held to provide parishioners with information about neighbourhood planning and to form of group of individuals to work on the preparation of a Neighbourhood Plan for Brigstock Parish.

Who was consulted

- 3.2 The aim was to engage with the local community and raise awareness and profile of the Neighbourhood Plan. Prior to the event, the open meeting was publicised in the December 2014 edition of the Brigstock News, which was circulated parish wide.

How were people consulted

- 3.3 The meeting provided attendees with an introduction to the neighbourhood planning process, and to seek support for the preparation of a Neighbourhood Plan.

Issues, priorities and concerns raised

- 3.4 The meeting provided an introduction to the neighbourhood planning process and the Brigstock Neighbourhood Planning Sub-Committee was formed to support Brigstock Parish Council in the preparation of the Brigstock Neighbourhood Plan.

How the Issues, Priorities and Concerns have been considered

- 3.5 The Brigstock Neighbourhood Planning Sub-Committee was formed to support and work on the preparation of the Brigstock Neighbourhood Plan.

4. Questionnaire Survey

Date	June 2015
Format	Questionnaire Survey with covering information
Publicity	An article and questionnaire on the Neighbourhood Plan was included within the summer edition of the Brigstock News
Circulation	Parish Wide
Responses	48

Overview

- 4.1 This was the first consultation stage in the process of preparing the Brigstock Neighbourhood Plan. Brigstock Parish Council prepared an article and questionnaire which was published within the summer edition of the Brigstock News magazine.
- 4.2 The questionnaire was designed to gather views on the key issues in the parish relating to the current and future position on housing, employment and the local environment. It sought views on what 3 things residents and stakeholders would like to preserve and then the 3 things they disliked and would like to see changed or developed. Opportunity was also provided for residents/stakeholders to volunteer and help the Neighbourhood Planning Group as a volunteer.

Who was consulted

- 4.3 The aim was to engage and consult with the local community as well as to raise awareness and profile of the Neighbourhood Plan.

How were people consulted

- 4.4 The article and questionnaire was prepared by Brigstock Parish Council and included within the summer edition of the Brigstock News, which is circulated parish wide. Completed questionnaires were asked to be returned to the collection boxes provided in the Co-op and the Post Office. Contact details were also provided should there be any questions. Literature was also put on the Brigstock Parish Council website.

Issues, priorities and concerns raised

- 4.5 A total of 48 responses were received to this questionnaire although not every response made comment on each of the issues raised. The responses received can be summarised as:

Current and Future Housing: Like or preserve

- A good size village with a mix and range of housing
- Development has been in the form of infill within the village boundary with no large- scale development having taken place
- Greenfield buffer between housing and the bypass
- Friendly community
- Housing is sympathetic to the village
- Varied architecture, housing built in local stone

Current and Future Housing: Dislike, change or develop

- New building to take place on brownfield sites
- Development to be located within the village envelope, sustainable and in scale with the village
- Small scale development including bungalows
- Development should be sympathetic to the village and in compliance with conservation area requirements and village design statement
- Need for smaller and affordable housing, including for the old and young, as well as starter homes for young people
- Affordable housing provided should be for those who want to live in Brigstock
- No more large houses and thoughtless development
- Object to Gladmans development
- Grants provided for pre-fabricated buildings in the village
- Pocket Park is a potential site for new housing

Employment: Like or preserve

- Businesses and farms

Employment: Dislike, change or develop

- Need improved and faster broadband
- Encourage continuation of farming in the village
- Support local businesses

Local environment: Like or preserve

- Village feel and size with a good community spirit and mix of people
- Village groups and societies and local events
- Good range of village amenities including doctors, post office, village hall, shops, public houses, green and open spaces including play and country parks.
- Character of buildings
- Village history and village cross and sign
- Good bus service
- Rural location, attractive environment and biodiversity
- Feel safe with general lack of crime

Local Environment: Dislike, change or develop

- No support for one-way system
- Roads need resurfacing
- Poor street lighting
- Congested and inconsiderate parking. High Street identified as a problem area
- Speeding traffic in village
- Public transport is expensive and needs improving. Suggest a need for better links to Oundle and Thrapston
- Anti-social behaviour including drinking, vandalism, dog fouling and litter

- Flood risk and prevention
- Amenities need to be improved, e.g. shopping and school facilities, parking provision, cycle and footpath links, facilities for youth
- Improved access to countryside
- Pocket Park needs to be developed
- More community centric church and pub
- Improve visual appearance of village

Other comments received

- Large houses have not sold
- Support for a Neighbourhood Plan
- Opportunity for village to work together
- Support sustainable agriculture and renewable energy

How the Issues, Priorities and Concerns have been considered

- 4.6 The questionnaire responses were used to preparation of the parish wide questionnaire.

5. Open Meeting and Exhibition

Date	20 September 2015, 2.00pm - 5.00pm
Venue	Brigstock Village Hall
Format	Community Open Drop In Event
Publicity	Publicity posters, flyers and questionnaires to households, letters to businesses
Attendance	Between 80 -100

Overview

- 5.1 The initial survey was followed up with an open meeting and exhibition to inform local people about the neighbourhood plan process and receive views on the key issues that the Plan needs to address.



FIGURE 1: BRIGSTOCK NEIGHBOURHOOD PLAN OPEN MEETING AND EXHIBITION

Who was consulted

- 5.2 The aim was to engage and consult with as many members of the community possible as well as local businesses. Prior to the event, it was advertised on the Parish website, posters displayed in the village, flyers and questionnaires circulated to all households and letters sent to businesses. District and County Councillors were also invited as well as the Member of Parliament.

How were people consulted

5.3 The Neighbourhood Plan launch included an introduction to the project followed by a presentation from Planit-X, who were assisting with the project. A series of display boards were positioned around the room, each of which focused on a different planning and development topic, and displayed information, including maps relevant to that particular topic. The topics included:-

- The Neighbourhood Development Plan process and how to get involved
- The history and demographic of the village/parish
- Development and housing
- Heritage and architecture
- Green spaces and environmental issues
- Transport
- The village attributes
- Business/Economy
- Future for young and old people
- Planning issues

Following the launch meeting the display content was put on the Brigstock Parish Council website.

5.4 Attendees were encouraged to make comments either through using post it notes or to ask questions.

Issues, priorities and concerns raised

5.5 Between 80-90 attendees participated in the community event. Details of comments received were made available on the Brigstock Parish Council website and a summary is provided below:

Demographics

- Attendees found the displays and data provided to be useful and interesting
- Recognised need for downsizing and need for properties to facilitate this
- Support to retain/attract young people with affordable housing provision
- Local school is full

Young and Old

- Unreliable bus service, not user friendly and people deterred from using it

- Interest in a bus service to Thrapston
- Support for cycle ways/routes
- Adequate provision for young people at Swing Park and Country Park. Facilities at Cricket pavilion for older children
- Current social housing is not designated for villagers
- Vicarage rooms should be replaced/improved
- School should be re-sited on Pocket Park
- Need for suitable properties to facilitate downsizing

Green spaces

- Development should be within the village envelope, with access for pedestrians and the green buffers preserved
- No creeping development
- Support for the Meadow and Park to remain as green space
- Country Park provides good facilities
- Protection of allotment land as well as woodland/green area to rear of Benefield Road
- Protect view from Stanion Road across to the Meadow
- Need for recreation/play area at north end of village
- Development suggested for Pocket Park, site adjacent to Country Park and Brigstock Camp Site.

Housing

- Organic growth with no large scale development or greenfield land development
- Small scale development in keeping with village
- Build small houses for purchase and to facilitate downsizing
- Pocket Park could be used by school and/or made available for starter/affordable homes
- Preserve cricket meadow and Country Park as amenity space
- Protect agricultural land to south of village
- One-way system not supported
- Improve street lighting, traffic congestion and reduce traffic speeds
- Preserve Rectory Paddock which is liable to flood
- Improved access for all to parish church
- More community facilities closer to centre e.g. tennis courts, play area
- Encourage tourism
- Brigstock camp could be used as community use
- Wallis and Linnell factory building could be converted to apartments

How the Issues, Priorities and Concerns have been considered

- 5.6 The responses from the event were used to help inform the preparation of the Parish-wide questionnaire.

6. Stakeholder Workshop

Date	12 November 2015, 6pm-7.30pm
Venue	Brigstock Village Hall
Format	Stakeholder Workshop
Publicity	Invite Only
Attendees	23

Overview

- 6.1 To support the development of the Brigstock Neighbourhood Plan a workshop was arranged. The aim of the event was to raise awareness of the Plan, identify strengths, weaknesses, opportunities and threats, and to contribute to the core evidence base for the Plan and to help inform the ongoing consultation and engagement process required to produce the plan. Support was provided by Planit-X Town and Country Planning Services.



FIGURE 2: BRIGSTOCK NEIGHBOURHOOD PLAN STAKEHOLDER WORKSHOP

Who was consulted

- 6.2 The Parish Council developed a comprehensive list of stakeholder contacts who were invited to the event, including statutory and local amenity groups, a varied mix of infrastructure providers, parish council, councillors, developers, local clubs and interest groups and landowners. A total of 48 organisations/groups were invited and the details of these have been provided on the Parish Council website.

How were people consulted

- 6.3 Letter invites were sent to each of the identified stakeholder contacts. The meeting was divided into two parts. The first part consisted of

presentations from the Parish Council and Planit-X, providing context and background to the Neighbourhood Plan and process, feedback from the launch meeting and the purpose of the stakeholder event. The next part of the workshop was more of an interactive process, with group working and discussions facilitated. Each group undertook a SWOT Analysis, the purpose being primarily to gather information. The event ended with feedback given from each of the groups.

Issues, priorities and concerns raised

- 6.4 A total of 23 stakeholders participated in the session. Details of the discussion has been placed on the Parish Council website. A summary of the feedback is summarised below.
- 6.5 The key issues raised are provided below under the relevant headings:

Community Groups/Businesses

Strengths:

- Facilities e.g. cricket club, doctors surgery, post office, mobile library service, school (central location and feeder school), two churches
- Village groups
- Link to Country Park, local landscape and gardens
- Low fear of crime and crime rate
- Its history
- Above average service for single occupancy. Older generation
- Bus services to schools in Kettering, Corby and Oundle

Weaknesses:

- Lack of own library facility
- Pre-school cannot meet all-day childcare requirements
- School - due to its location, lack of opportunity/ability to develop or expand, church/Diocese
- Young groups and organisations
- Post Office
- Broadband
- Transport links and issues such as garaging and parking. Village centre is narrow with double sided parking
- Under/low occupancy of properties
- New housing development is cramped, and parking provision does not meet the occupancy of the houses.

Opportunities:

- Employment and business opportunities including for local businesses and people, and Brigstock Camp including hospital, serviced units and light industrial
- Housing Needs survey and provision of affordable/social housing
- School with its in-take increasing although at present it is not able to meet the intake for all village children
- The pre-school facility should be developed in line with the development of the school
- Expand library services to offer a great range of services, e.g. digital services/books, develop as a learning hub. Could be linked with the school
- Opportunities for the doctors surgery as well as other well-being services
- Young people and the development of local groups
- Post Office - increase its use and business provided

Threats:

- Schools is over subscribed
- The protection of green spaces, e.g. The Meadow, Park Walk, Church Paddock and allotments
- The community spirit and feel could be lost should the village be developed and increased in size
- Loss of local groups and organisations such as the Brownies
- Accessibility to Brigstock Camp off the A6116
- Local funding and council tax costs
- Future funding of local council services including the library and wellbeing services
- The future of bus routes and services
- Availability of affordable/social housing
- The Post Office could be lost if it is not used

Landowners and Developers

The following issues were raised by this group of landowners

- Village assets
- Balance between present and future

- Broad range of people make up the village
- Suggest a call for planning sites
- Challenge to create employment within the parish
- Opportunity to enhance policies that support farming
- Design alternatives could be put to the village

Environment Agency

A detailed written response was also provided by the Environment Agency and the key points raised are summarised below:

- Neighbourhood plan making provides opportunities to create new or improve existing green spaces, manage flood risk and promote the use of sustainable drainage systems (SuDS), energy efficiency in new building and use of wood and recycled materials in construction
- No concerns with the designation of sites BR1-B (Hunt Kennels) and BR2 (Woodland Garage) as they are both located in Flood Zone 1
- The neighbourhood plan area contains a section of Main River known as Harpers Brook. There are also ordinary water course which appear to drain the village and surrounding land to Harpers Brook
- The main river has flood zones associated with it but the absence of flood zones for ordinary watercourses does not mean they do not have the potential to cause flooding.
- The Neighbourhood Plan has essential role to play in managing surface water run off and reduce the risk of surface water flooding. It can promote sustainable methods of drainage to ensure surface water run off does not increase as a result of new development
- The Plan should support provision of SuDS which provide other benefits in terms of biodiversity, amenity and water quality
- The Lead Local Flood Authority (Northamptonshire County Council) is the lead for local flood risk which includes ground water, surface water and ordinary watercourse and should be included in any discussion. They also have the power to consent works proposed on ordinary water courses.
- Any works affecting statutory Main Rivers, within the indicative flood plain or within a specified distance require prior consent of the Environment Agency

- Plan should take account of the availability of potable water supply when assessing new development with advice taken from the water company
- Opportunity should be taken to build water efficiency into new development and innovative approaches encouraged
- Policies in the plan would be supported which encourage practices and developments that would help deterioration in water quality. Would welcome the opportunity to provide advice

How the Issues, Priorities and Concerns have been considered

- 6.6 The information and feedback received were used to inform the preparation of the Parish-wide questionnaire.

7. Parish Wide Questionnaire

Date	January 2016
Venue	Questionnaire Survey
Format	Questionnaire with supporting information
Responses	305 completed questionnaires

Overview

- 7.1 In January 2016 Brigstock Parish Council distributed a questionnaire to all households and businesses in the parish, inviting people to set out their views on development in the parish. Opportunity was given to provide comment and opinion on a number of issues.
- 7.2 The questionnaire was designed to identify views on a number of matters and issues faced by the Parish:
- The most important issues for the Neighbourhood Plan to focus on;
 - Whether Brigstock’s place within the Rockingham Forest Character Area is an important issue;
 - Should the settlement boundary be retained;
 - The most important views around the village that should be protected from development;
 - Sites which should be protected or enhanced for their ecological and scenic value;
 - Suitable uses for Brigstock Pocket Park;
 - If there was in principle support for renewable energy development within the Parish;
 - The level of support for heritage and design issues and the role of new development;
 - If there was support for the protection of existing Local Green Space designations and/or the designation of new Local Green Spaces;
 - The level of housing that should be built in the village and the type of housing that should be provided;
 - Should the Neighbourhood Plan make provision for “Rural Exception Sites” and should those with a local connection be given priority for affordable housing;
 - If the bus service is considered adequate and if not what improvements would be sought;
 - If more dedicated cycle routes are needed;
 - Options to address the parking problems in the village;

- What new and/or improved services are needed;
- Whether new housing is needed to support local services;
- If there are concerns relating to the capacity of any services and their ability to support new development;
- If more facilities are needed for young people;
- If employment land should be designated in the plan and where it should be designated;
- If the rural economy should be supported;
- Identification of suitable uses for Brigstock Camp

Who was consulted

- 7.3 An article in the Winter 2015 Edition of the Brigstock News advised of a forthcoming questionnaire in January 2016. The questionnaire and enclosed map was distributed to all households and businesses in the parish.

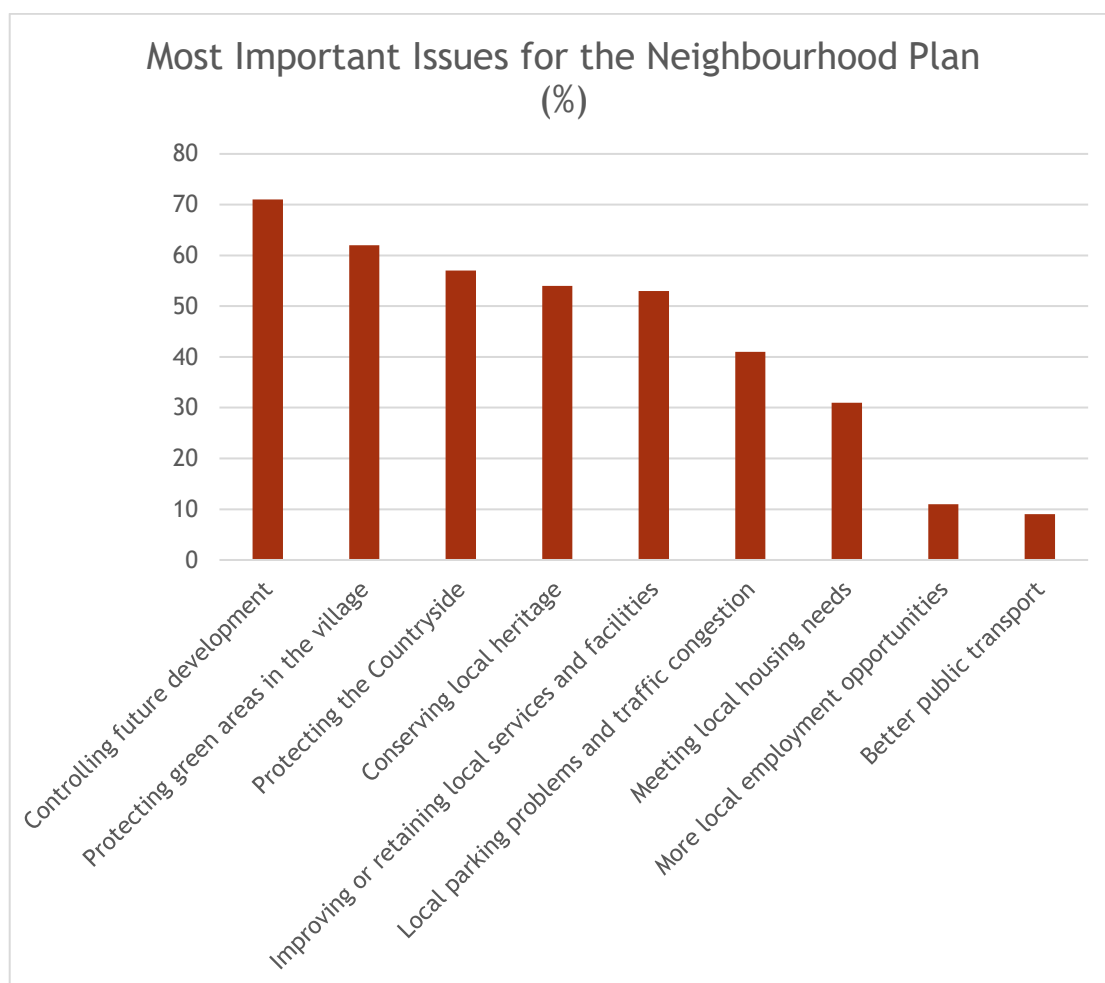
How were people consulted

- 7.4 The questionnaire was prepared by Brigstock Parish Council. A paper copy of the questionnaire was sent to all households and businesses in the district. The questionnaire could also be completed on line. All completed questionnaires had to be returned by 1 March 2016. Supporting literature was also put on the Brigstock Parish Council website.

Issues, priorities and concerns raised

- 7.5 A total of 305 completed questionnaires were received to this survey. Responses to the questionnaire identified the most important issues for the Neighbourhood Plan. All the issues suggested were supported. Detailed in Table 1 below are the issues ranked in order of the most popular response along with the percentage that identified each of the issues as the most important:

Table 1:



Comments were also made, a number of which were an expansion of the issues listed in the questionnaire, as well as a number of additional issues. These are summarised below:

- Protect the settlement boundary
- Protect the community feel and culture
- Identify the real needs of the community
- Better path surfaces
- Development must be small and sustainable to protect character of village
- School is overcrowded
- Maintain a mix of demographics in the village
- Need for Broadband improvements

- 7.6 The majority of the responses were of the view that Brigstock's place within the Rockingham Forest Character Area was important to them (90%).
- 7.7 The majority of responses (85%) supported the existing Settlement Boundary be used to restrict new development.
- 7.8 Detailed below are the important views that should be protected from development, ranked in order of the most popular response along with the percentage that supported the view:
- Views from Park Walk across to the Manor (92%)
 - Views from Bridge Street across the meadow (85%)
 - Views of Brigstock from Dusthill Road (70%)
 - View from Country Park view point to the village (64%)
 - Views from Stanion Road towards Dusthill Road (62%)
 - Views of Brigstock from Grafton Road (61%)
 - Views of Brigstock from Benefield Road (57%)

A large number of other views were suggested and comments were made suggesting that all views and the whole of the village should be protected. There was one comment however that suggested no views should be protected over proving sustainable development.

- 7.9 Fermyn Woods Country Park (90%), existing woodlands in the Parish (83%) and Harpers Brook (79%) were all supported as areas which should be protected or enhanced for their ecological and scenic value. A large number of other wildlife sites were identified as areas that should be protected.
- 7.10 The questionnaire identified a number of uses for Pocket Park, all of which were supported. Detailed below are the most popular responses along with the percentage that supported the use:
- New school site and playing field (37%)
 - New social housing (36%)
 - New site for pre-school building (35%)
 - Continue use as a pocket park (24%)
 - New employment site - light industrial (18%)
 - New employment site - offices (14%)
 - New private housing (12%)

Further uses suggested include a Skate Park and facilities for older children, small supermarket, library, allotments, solar farm, and wildlife area.

7.11 Only a small percentage of the responses (18%) supported the principle that there could be sites within the parish that could be used for wind renewable energy development. In addition 45% of the responses did not support the siting of a solar farm in the parish and 38% did not support the siting of a Biomass Community Heating Scheme in the parish. There was some support however for solar panels to be placed on domestic properties.

7.12 With respect to conservation and design issues there was majority support (99% of responses) for the conservation of the local heritage. 47% were of the view that most new development in Brigstock looks exactly the same as development elsewhere and could be anywhere in the country. There was overwhelming support (94%) for new development within the Brigstock Conservation Area to make a positive contribution to local character and distinctiveness and to reflect local surroundings and materials. Furthermore, there was strong disagreement (76%) for the statement that the design of new development outside the Conservation Area is less important. However, there was only limited supported (21%) for the suggestion that the design of new developments should be bold and innovative.

7.13 Views were then sought on the designation of the Local Green Spaces within the parish. The designation of the following Local Green Spaces were supported, along with the percentage that supported the designation:

- The Meadow (98%)
- Park off Bridge Street and Park Walk (95%)
- Field off Stanion Road, opposite New Town (79%)
- Rectory Paddock and Allotments (89%)
- Sudborough Road cemetery (93%)
- Benefield Road Allotments (87%)
- Play area behind Lyveden Road (83%)

Other green spaces were identified as areas that needed to be protected.

7.14 A series of questions relating to housing development followed, the first relating to the number of new homes that should be built in the village over the next 15 years, and the percentage of responses that supported each option are summarised below:

- 0-25 homes (42%)
- 26-50 homes (33%)
- 51-75 homes (10%)
- 76-100 homes (7%)
- More than 100 homes (4%)

With respect to who new housing should be for there was strong support for use by older people (80%) and first-time buyers (88%). In terms of tenure, the highest level of support was for private ownership (78%), with lower levels of support for shared ownership (55%) and social rental (54%). Support for private rental was more limited at only 28%. Only 29% supported the provision of Rural Exception Sites, although 84% of responses agreed with the view that those people with a local connection should be given priority in the allocation of affordable housing.

7.15 A number of questions focused on transport issues. There was a mixed response to the question raised about the adequacy of the bus service, with 37% believing it adequate, 26% considering it to be not adequate and 37% answering that they did not know. In terms of improvements to the service that parishioners would like to see, the most popular response was for a more regular service (70%) followed by bus services to other locations (53%) with a range of locations suggested including Oundle, Thrapston and Peterborough. There was also some support for more dedicated cycle routes (37%) with a list of possible routes put forward although 36% of respondents replied that they did not know. A number of options were put forward as potential ways to reduce the parking problems in the village, all of which were supported, including encourage more people to walk, cycle or use a mobility scooter around the village (84%), more parking restrictions (60%), better enforcement of parking restrictions (76%) and better on-site parking provision on new development (94%). Other options were also put forward including residential parking permits, no new housing development and the creation of new parking areas.

7.16 Only 32% of the responses replied that they would like to see new or improved services or community facilities, whereas 41% said 'no' and 26% did not know. A substantial and wide ranging list of services was suggested to be provided or improved. This included a village school and pre-school facilities, Broadband, eating establishments, youth facilities, leisure facilities, full-time post office and health services. 51% did not agree that some new housing development is needed to help sustain local services and a significant number of responses (81%) were concerned that some services and facilities may not have enough capacity to cope with more housing development. The primary school (88%), the GP surgery (77%) and drainage (68%) were considered to be the services most under pressure. There was also support for the provision of more facilities for young people with a youth club the most supported facility (82) followed by better equipped play areas (39%) and skate park (39%). It was also suggested that the views of young people be sought.

7.17 A series of questions were put forward relating to employment land provision. Land allocated for business use (67%) and starter units (61%) were the most popular with less support for industrial uses (19%) and storage and distribution. There was a higher level of support (77%) for the plan to support rural employment such as farming, leisure, farming and equestrian. Appropriate uses were suggested for Brigstock Camp and the support each received is listed below:

- Business (74%)
- Sports and leisure (69%)
- Renewable energy generation (67%)
- Residential institution (54%)
- Non-residential institution e.g. education (53%)
- Hotel (47%)
- Housing (45%)
- Industrial (38%)
- Storage and distribution (37%)

How the Issues, Priorities and Concerns have been considered

7.18 The responses from the questionnaire were used to inform an additional questionnaire on housing issues and to help prepare the

(Pre-Submission) Draft Version of the Brigstock Neighbourhood Development Plan.

8. Additional Parish-Wide Questionnaire and Open Meeting

Date	April 2017 and Open Meeting on 23 April, 3-5pm
Venue	Questionnaire Survey and Open Meeting at Village Hall
Format	Questionnaire Survey and Open Meeting
Publicity	Questionnaire circulated to all households, Parish website, invites to developers, parish newsletter, posters displayed in village
Responses	288 completed questionnaires
Attendance	109 residents attended the open meeting and 4 developers.

Overview

- 8.1 In April 2017 Brigstock Parish Council distributed a further questionnaire to all households, following feedback received to the previous questionnaire undertaken in January 2016. Responses to this consultation highlighted housing as being one of the key issues that the Neighbourhood Plan should address. This additional questionnaire sought views on a number of housing issues, including how much housing to plan for and potential development sites. To help complete this questionnaire a drop in session was arranged for 23 April 2017. inviting people to set out their views on development in the parish.
- 8.2 The questionnaire was designed to give an opportunity to provide comment and opinion on a number of key housing issues and are detailed below:
- Should the plan seek for development of around 35 dwellings;
 - Seek views on the suitability of the Gladman proposal for housing development (Benefield Road and Old Dry Lane)
 - Identify if there was support for the protection of the landscape buffer between the village and the bypass
 - Identify if the Brigstock Camp Site was considered unsuitable or suitable for housing development
 - Seek a ranking of sites identified as potential development sites
 - Identify if any other sites should be considered for development
 - Identify if there was support for small and medium houses (Including homes for older people) to be the priority for new housing development

- 8.3 The questionnaire provided yes/no options as answers but also provided opportunity for additional comments.

Who was consulted

- 8.4 An article in the Spring 2017 Edition of the Brigstock News advised of a forthcoming questionnaire and supporting drop in session on 23 April 2017. The questionnaire and supporting information was distributed to all households in the parish. Potential developers/landowners were also invited to the drop in session with the expectation that they would provide an outline of their proposals at the public drop in session.

How were people consulted

- 8.5 The questionnaire was prepared by Brigstock Parish Council. A paper copy of the questionnaire was sent to all households during the week commencing 16 April 2017 and an e-version of the questionnaire was also available on the Parish Council website. All completed questionnaires had to be returned by 8 May 2017. Supporting literature was also put on the Brigstock Parish Council website. Developers were formally invited to the public drop in session.

Issues, priorities and Concerns Raised

- 8.6 109 residents attended the drop in session along with four developers representing five potential development sites, namely North of Stanion Road, Woodyard Close (2 sites), Lyveden Road and East side of Grafton Road.
- 8.7 A total of 288 completed questionnaires were received although not all questions were answered by all residents. The feedback received is summarised below.
- 75% of the responses agreed that the Neighbourhood Plan should plan for around 35 dwellings.
 - 99% of the responses agreed that the Gladman proposal is not a suitable housing option
 - 96% of the responses supported the protection of the landscape buffer between the village and the bypass
 - 72% of the responses were of the view that the Brigstock Camp site is unsuitable for housing
 - Potential development sites were ranked in the following order of preference (1 being the most preferred):- 1. Grafton Road, 2. Stanion Road (north), 3. Woodyard Close (Eastern), 4. Lyveden Road, 5. Woodyard Close (Full site)

- 25% of the responses answered that other sites should be considered
- 90% agreed that small and medium size dwellings should be the priority

How the Issues, Priorities and Concerns have been considered

- 8.8 The responses from the questionnaire were used to inform and to help prepare the (Pre-Submission) Draft Version of the Brigstock Neighbourhood Development Plan.

9. Pre-Submission Consultation on the Draft Brigstock Neighbourhood Plan

Consultation Period	1 August 2017 - 22 September 2017
Format	Hardcopy, online
Publicity	Summary, email, letters, parish website, village notices, drop in session, Brigstock News
Responses	59 responses

Overview

- 9.1 As required under Part 5, Section 14 of the Neighbourhood Planning (General) Regulations 2012, Brigstock Parish Council undertook a six-week pre-submission consultation on the proposed Neighbourhood Plan.
- 9.2 Within this period Brigstock Parish Council:
- a) Publicised the draft neighbourhood development plan to all that live, work, or do business within the parish.
 - b) Outlined where and when the draft neighbourhood development plan could be inspected.
 - c) Detailed how to make representations, and the date by which these should be received.
 - d) Consulted any statutory consultation body (referred to in Paragraph 1 of Schedule 1 of the Neighbourhood Planning (General) Regulations 2012) whose interests may be affected by the proposals within the draft neighbourhood development plan.
 - e) Sent a copy of the proposed neighbourhood development plan to the local planning authority.

Who was consulted

- 9.3 Brigstock Parish Council publicised the draft neighbourhood plan to all those that live, work, or do business within the parish and provided a variety of mechanisms to both view the plan and to make representations.
- 9.4 Brigstock Parish Council also formally consulted the statutory consultation bodies identified within Paragraph 1 of Schedule 1 of the Neighbourhood Planning (General) Regulations 2012.

- 9.5 Representations from 59 individuals or organisations were received within the six-week consultation period. A summary of these consultations is attached in Appendix 1.

How were people consulted

- 9.6 A copy of the Pre-Submission Draft of the Neighbourhood Development Plan was made available to download, along with supporting documentation, on the Parish Council website. A paper copy of the Draft Neighbourhood Plan was also made available from parish Council Clerk and the local tea rooms/newsagents (no community library available). A summary of the Draft Plan was delivered to all premises within the Parish.
- 9.7 In addition, an open Drop-in Session was held on 5th September 2017 at Brigstock Village Hall during the hours of 7pm to 8.30pm. This provided an opportunity to examine the contents of the Plan and to discuss in detail with members of the Brigstock Neighbourhood Planning Committee.
- 9.8 Statutory consultation bodies and other key stakeholders were contacted individually by e-mail or letter with an attached pre-submission consultation newsletter, and invited to make representations on the draft Neighbourhood Plan.
- 9.9 Representations on the draft Plan were invited using a standard written comments form, e-mail or letter to be returned to the Parish Council Clerk.

Issues, priorities and Concerns Raised

- 9.10 The representations received have been reviewed and the detailed summary of representations (Appendix 1) provides an explanation of why changes have or have not been made to the Neighbourhood Plan.
- 9.11 A number and of comments have given rise to changes to the Draft Neighbourhood Plan in relation to a range of issues. These have been incorporated into the Submission version of the Neighbourhood Plan. Most of the changes have been minor and have not required major amendments to Plan policies or proposals. The changes made can be summarised as amendments to policies and supporting paragraphs to provide detail, clarification or flexibility.

How the Issues, Priorities and Concerns have been considered

- 9.12 All comments received were considered by Brigstock Parish Council and used to develop and improve the Neighbourhood Plan and the changes made have been incorporated into the Submission Version of the Neighbourhood Plan.

10. Conclusion

- 10.1 The publicity, engagement and consultation undertaken to support the preparation of the Brigstock Neighbourhood Plan has been open and transparent, with many opportunities provided for those that live, work, and do business within the Neighbourhood Area to contribute to the process, make comment, and to raise issues, priorities and concerns.
- 10.2 All statutory requirements have been met and a significant level of additional consultation, engagement, and research has been completed.
- 10.3 This Consultation Statement has been produced to document the consultation and engagement process undertaken and are considered to comply with Part 5, Section 15 of the Neighbourhood Planning (General) Regulations 2012.

Appendix 1: Pre-submission Draft Brigstock Neighbourhood Plan - Consultees

AFW (for National Grid)

Aldwincle Parish Council

Anglian Water

Benefield Parish Council

Central Networks

Corby Borough Council

CPRE

East Midlands Councils

Environment Agency

Geddington Parish

Geddington, Newton and Little Oakley Parish Council

Grafton Underwood Parish Council

Highways England

Historic England

Homes and Communities Agency

Kettering Borough Council

Lowick and Slipton Parish Council

National Grid Plant Protection

NHS England

Natural England

Nene CCG

Nene Valley Community Action

North Northamptonshire Joint Planning Unit

Northamptonshire ACRE

Northamptonshire Archaeological Society

Northamptonshire County Council

Northamptonshire County Council (Fire and Rescue, Highways, Lead Local Flood Authority, Nene Valley Nature Improvement Area Officer, Planning Policy, Sustainable Development)

Northamptonshire Police

River Nene Regional Park

Stanion Parish Council

Sudborough Parish Council

The Mobile Operators Association

Wildlife Trust

Warkton Parish Council

Appendix 2: Pre-submission Draft Brigstock Neighbourhood Plan - Representors

Alison German and Fiona Robinson

Anglian Water Services Ltd

Brigstock Playgroup

Chris & Niki Newbery

Corby Borough Council

East Northamptonshire Council

Environment Agency

Fermyn Woods Country Park

Gladman Developments

Highways England

Historic England

Kier Living

Lead Local Flood Authority

Miss A Siviter

Miss E Mitchell

Mr & Mrs Glanvill

Mr & Mrs Jones

Mr & Mrs Robinson

Mr A Baillie

Mr D Eldred

Mr E Howlett

Mr G Townsend

Mr M Reynolds

Mr N Connellan

Mr P Hewett

Mr S Bennett

Mrs A Owen

Mrs C Mayes

Mrs E Bennett

Mrs E Winrow

Mrs F Wagstaff

Mrs H Batty

Mrs J Finnie

Mrs J Howlett

Mrs J Thompson

Mrs L Bushnell

Mrs M Druce

Mrs M McDonald

Mrs S Connellan

Mrs S Eldred

Mrs S Wise

Mrs V Hill

Northamptonshire County Council

Parker Strategic Land Limited

Robert Leacroft

Sport England

Appendix 3: Pre-submission Draft Brigstock Neighbourhood Plan - Summary of Consultation Responses

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
General				
Fermyn Woods Country Park	General	No comments	Noted	No change
Gladman Developments	Strategic Environmental Assessment (SEA)	The preparation of neighbourhood plans may fall under the scope of the Environmental Assessment of Plans and Programmes Regulations 2004 (SEA Regulations) that require a Strategic Environmental Assessment (SEA) to be undertaken where a Plan’s proposals would be likely to have significant environmental effects. The SEA is a systematic process that should be undertaken at each stage of a Plan’s preparation. It should assess the effects of a neighbourhood plan’s proposals and whether they would be likely to have significant environmental effects and whether the Plan is capable of achieving the delivery of sustainable development when judged against all reasonable alternatives. Both the SEA Directive and Neighbourhood Planning PPG make expressly clear that an SEA	Strategic Environmental Assessment and Habitat Regulations Screening has been undertaken.	No change

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		Screening Assessment should be undertaken at the earliest opportunity. Gladman question whether an SEA screening assessment has been undertaken and can see no evidence of such an assessment having currently taken place.		
Corby Borough Council	Monitoring and Delivery Framework	There is no provision on Monitoring and Delivery Framework. A monitoring framework will be important for assessing the performance of the policies in the Neighbourhood Plan and would trigger any need for intervention or a Plan review. The National Planning Policy Framework paragraph 153 states that Local Plans should be reviewed in whole or in part to respond flexibly to changing circumstances.	Our Neighbourhood Plan will be monitored on an annual basis by the Parish Council to evaluate the success of its policies and proposals and to identify whether future reviews of the plan are needed.	No change
Introduction				
East Northamptonshire Council	1.2	For the avoidance of doubt, it is suggested that the final sentence include references to the Local Plan and National Planning Policy Framework (NPPF): “The Brigstock Parish	Agreed	The final sentence of paragraph 1.2 be amended to:

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		Neighbourhood Plan will be a statutory plan which means that once it has been finalised, alongside the adopted Local Plan and National Planning Policy Framework (NPPF), it will be the starting point for deciding planning applications in the area”.		<i>The Brigstock Parish Neighbourhood Plan will be a statutory plan which means that once it has been finalised, alongside the adopted Local Plan and National Planning Policy Framework (NPPF), it will be the starting point for deciding planning applications in the area.</i>
East Northamptonshire Council	1.5	Suggested amendment, to reflect the fact that the Plan should be prepared independently of the Parish Council, whose role is to oversee the process: “ The Plan is being prepared Preparation of the Plan has been led by Brigstock Parish Council...”	Brigstock Parish Council is the Qualifying Body. There is no requirement for the Neighbourhood	No change

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
			Plan to be prepared independently. Paragraph 1.5 is an accurate representation of the preparation arrangements.	
East Northamptonshire Council	1.10	Suggested amendment, for clarity: “...proposed Gladman development of scheme for over 100 houses...”	Some clarification required.	Second sentence of paragraph 1.10 be amended to: <i>This was highlighted by the concerns felt by many residents about the proposed development of over 100 houses off Benefield Road and Old Dry Lane submitted by Gladman Developments.</i>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
<p>East Northamptonshire Council</p>	<p>1.22</p>	<p>For the avoidance of doubt it is suggested that the final sentence include references to the Local Plan and National Planning Policy Framework (NPPF): “...but in Brigstock parish the policies in the Neighbourhood Plan, together with policies from the adopted Local Plan (consisting of the North Northamptonshire Joint Core Strategy 2011-2031, adopted July 2016 and remaining policies from the Rural North, Oundle and Thrapston Plan, adopted July 2011) and NPPF, will be the basis for those decisions”.</p>	<p>Agreed</p>	<p>Final sentence of paragraph 1.22 be amended to:</p> <p><i>...but in Brigstock parish the policies in the Neighbourhood Plan, together with policies from the adopted Local Plan (consisting of the North Northamptonshire Joint Core Strategy 2011-2031, adopted July 2016 and remaining policies from the Rural North, Oundle and Thrapston Plan, adopted July 2011) and NPPF, will be the basis for those decisions.</i></p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
Corby Borough Council	Vision	The Council supports the Vision of the Plan which addresses key sustainable development (Social, Economic and Environmental) principles as highlighted in the National Planning Policy Framework and North Northamptonshire Joint Core Strategy. Notwithstanding this, the Vision needs further explanation on each of the vision statement listed in paragraph 1.27. The Draft Pre-Submission Plan should also provide a context on how the vision would be delivered. As it stands, it is not clear how the vision would be achieved.	The vision statement has helped guide the preparation of the Brigstock Neighbourhood Plan and makes it clear what the Plan is aiming to achieve. However, a brief statement after each policy can help demonstrate how the Plan is delivering this vision.	A brief statement be included after each policy which sets out how it contributes to meeting the Plan's vision.
Corby Borough Council	Objective	The Draft Pre-Submission Neighbourhood Plan has not set out Objectives. Without setting out objectives it will be difficult to assess the success or failure of the Plan by the Planning Inspector and also during its implementation stage.	The vision statement has helped guide the preparation of the Brigstock Neighbourhood Plan and makes it clear what the	No change

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
			Plan is aiming to achieve.	
East Northamptonshire Council	1.29	Suggested additional sentence at the end of paragraph 1.29: “Such contributions are necessary to ensure that such developments remain sustainable.”	Proposed change is unnecessary.	No change
Housing				
Mr A Baillie	General	Before looking for any new developments, consideration for the needs of the already overloaded village services. Schooling. Parking which is obviously not sufficient for the current population with traffic jams a regular feature in the village. More houses - more people - more cars.	The Brigstock Neighbourhood Plan must support the strategic development needs set out in the North Northamptonshire Joint Core Strategy 2011 - 2031 (the Local Plan Part 1) (adopted July 2016), including policies for housing development.	No change

Brigstock Neighbourhood Development Plan: Consultation Statement

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
East Northamptonshire Council	2.1	Suggested additional text, for clarity: “...Northamptonshire Joint Core Strategy (also known as the "Core Strategy") 2011 - 2031 (the Local Plan Part 1)...”	Agreed	Paragraph 2.1 to incorporate the following amendment: <i>...Northamptonshir e Joint Core Strategy (also known as the "Core Strategy") 2011 - 2031 (the Local Plan Part 1)...</i>
Highways England	B1	We recognise within the NNJCS that the rural housing requirement for Brigstock is for the delivery of approximately 60 homes throughout the Plan period, of which 14 have been constructed between 2011-16. Therefore, we acknowledge that only small scale development growth is planned to come forward and given the distance of the Neighbourhood Plan area from the A14 we consider that there will be no impacts upon its operation.	Noted	No change

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
East Northamptonshire Council	B1	Policy B1 is supported. Policy clearly sets out a local housing target, with the supporting text (paragraphs 2.1-2.3) providing the justification for this.	Noted	No change
Gladman Developments	B1	<p>This policy sets out that the plan will provide around 60 dwellings during the Joint Core Strategy plan period, as this is a different plan period to that of the BNP, Gladman suggest for consistency that this figure is modified to reflect the BNP plan period. This could be as simple as removing completions and commitments from the current housing target leaving the requirement for the BNP plan period.</p> <p>The Joint Core Strategy sets out that the rural area will provide 820 new dwellings over its plan period without defining individual limits for individual settlements. It is for this reason that Gladman suggest any housing requirement in the BNP is a minimum figure to ensure a positive and flexible plan supporting housing growth helping the Council deliver the housing requirements of the district.</p>	<p>The Neighbourhood Plan period should be amended to match the plan period for the Joint Core Strategy.</p> <p>The housing provision for Brigstock is not arbitrary as set out in Neighbourhood Plan paragraphs 2.2 and 2.3. The methodology used is similar to that proposed by the DCLG document 'Planning for the right homes in the</p>	The Neighbourhood Plan period set out on the front page and at paragraph 1.5 be amended to 2011 to 2031.

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>Notwithstanding the above, Gladman suggest that the current housing figure proposed is an arbitrary figure and further evidence is needed to support this policy. Gladman suggests the Parish Council works jointly with other Parish Councils in the rural area to demonstrate how this figure is appropriate as it is not currently clear that other areas could equally take their fair share. Brigstock may yet be needed to meet more of this rural area requirement.</p> <p>During the examination of the North Northamptonshire Joint Core Strategy the Inspector raised concerns with the reliance on large Sustainable Urban Extensions (SUEs) and recommended a main modification which has been incorporated into the plan. This modification requires the local planning authorities in the Housing Market Area (HMA) to add a 25% buffer to housing requirements when monitoring to provide an early warning as to whether the supply of housing is running short. Where this is the case corrective action would be triggered by the Local Planning Authority in order to boost supply. As such Gladman suggests the Parish</p>	<p>right places: consultation proposals’.</p> <p>The allocation of housing development in the Brigstock Neighbourhood Plan will help maintain a rolling supply of deliverable sites against strategic housing requirements.</p>	

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		Council could be pro-active in either allocating reserve sites should this be the case or planning for a higher housing requirement now.		
East Northamptonshire Council	2.5	<p>1st sentence - Suggested additional text, for clarity: “The Rural North Oundle and Thrapston Plan (RNOTP, the current Local Plan Part 2) defines a Settlement Boundary for Brigstock...”</p> <p>2nd sentence - Suggested additional text, for clarity: “...our Neighbourhood Plans defines a village boundary which takes account of the character and built form of the village.”</p> <p>3rd sentence - Suggested additional text, for clarity: “...new build residential development will not normally be permitted supported.”</p>	Agreed	<p>Paragraph 2.5 be amended to:</p> <p><i>The Rural North Oundle and Thrapston Plan (RNOTP, the current Local Plan Part 2) defines a Settlement Boundary for Brigstock that has been used to guide development. In our 2016 questionnaire survey, 85% of respondents agreed that we should continue to use a settlement boundary to</i></p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
				<p><i>manage development. To clarify where development would be acceptable, our Neighbourhood Plans defines a village boundary which takes account of the character and built form of the village. Outside the Brigstock Village Boundary, in accordance with the Joint Core Strategy, new build residential development will not normally be supported. The exceptions are:...</i></p>
<p>Mr A Baillie</p>	<p>2.5</p>	<p>The new village boundary defined in the proposed plan has been redrawn to include</p>	<p>The proposed development at</p>	<p>Various amendments may</p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
<p>Mrs H Batty Mrs L Bushnell Mrs M Druce Mr D Eldred Mrs S Eldred Mrs J Finnie Mr & Mrs Glanvill Mr P Hewett Mr E Howlett Mrs J Howlett Mr & Mrs Jones Mrs M McDonald Mrs A Owen Mr M Reynolds Mrs J Thompson Mr G Townsend Mrs F Wagstaff Mrs E Winrow</p>		<p>the proposed exception site in Grafton Road. Does this mean it is no longer an exception site and would be available for market development?</p>	<p>Grafton Road remains a Rural Exception Site for Affordable Housing. A planning application is anticipated before Christmas 2017 and the Neighbourhood Plan may need to be updated to reflect the latest situation.</p>	<p>need to be made to reflect the planning status of the site East of Grafton Road.</p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
Mrs S Wise				
East Northamptonshire Council	B2	<p>Suggested title revision: “Policy B2: Infill development”</p> <p>It may be appropriate to specify a threshold for small scale/ infill housing development; e.g. no more than 5 dwellings?</p> <p>Policy B2 may be strengthened by the addition of the following text: “Permission for Infill housing development within the Brigstock Village boundary...”</p>	<p>Agree to policy title amendment.</p> <p>Placing an upper threshold on infill housing is unnecessarily restrictive.</p> <p>Agree to minor change to first sentence of Policy B2.</p>	<p>Policy Title B2 be amended to:</p> <p><i>Policy B2: Infill development</i></p> <p>First sentence of Policy B2 be amended by deleting:</p> <p><i>Permission for</i></p>
Alison German and Fiona Robinson	B2	<p>On behalf of our client we consider that the area off Grafton Road should be included within the settlement boundary as it is in the annotated map (Appendix 1). The site borders the present settlement boundary on three sides and therefore the inclusion of this land within the settlement boundary would not unduly extend the built form of the settlement into the open countryside and would be a natural rounding off of the</p>	<p>This site is amenity land associated with 8 Grafton Road. We want to avoid the inappropriate development of residential gardens in accordance with paragraph 52 of</p>	<p>No change</p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>settlement boundary. Additionally, the land to the west is used for non-agricultural purposes.</p> <p>The land has previously been developed and consent for two dwellings has been approved. The consent was however not implemented nevertheless, this does show that historically the site was clearly within the settlement boundary.</p> <p>The land formally had a number of cottages on site and presently has outbuilding remaining on the site together with rubble from previously demolished buildings. As a small site its development as an infill scheme would not damage the character and appearance of the village. This site would comply with the guidelines for Policy B2 A-D.</p> <p>Additionally, the site lies outside the conservation area and does not boarder any listed buildings. Policy B15: Local Heritage Assets lists 4-6 Grafton Road as local heritage assets. Any future development of our clients site would not detract from these buildings of local importance and would potentially enhance their setting.</p>	<p>the NPPF, especially as adequate housing provision has been made elsewhere in the village.</p>	

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>Unlike a large proportion of Brigstock, the site is not within a zone 2 and 3 flood risk zone, which additionally justifies why potential development would be suitable.</p> <p>Whilst the Brigstock Neighbourhood Plan has allocated sixty new houses in the village to be completed for the period 2011 to 2031, the addition of our client’s site within the settlement boundary would support housing supply in a sustainable location close to the village centre where residents would readily become part of the community. The blends seamlessly with the current boundary and its development would cause no harm to character of the settlement and no intrusion into the open countryside.</p>		
Gladman Developments	B2	<p>This policy seeks to amend the settlement boundary for Brigstock from the adopted Rural North Oundle and Thrapston Plan. Within the settlement boundary development which meets the defined criteria would be supported but the policy does not set out how a decision maker should react to development proposals beyond the defined boundary. Gladman note</p>	<p>The policy position regarding development outside the settlement boundary should be clarified.</p>	<p>Policy B6 be amended to:</p> <p><i>The Countryside (land outside the Brigstock Village Boundary as defined on the Policies Map) will be protected for</i></p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>there is reference to this in the supporting text of the policy however to strengthen the policy we suggest this is included within the policy wording itself.</p> <p>Gladman object to the use of a settlement boundary if this would preclude otherwise sustainable development coming forward. The Framework is clear that development which is sustainable should go ahead without delay.</p> <p>The use of settlement boundaries to arbitrarily restrict suitable development from coming forward on the edge of settlements does not accord with the positive approach to growth required by the Framework and is contrary to basic condition (a). Further to our suggestion that wording setting out how a decision maker should respond to a development proposal beyond the settlement boundary we suggest this is worded flexibly to allow demonstrably sustainable development to come forward adjacent to Brigstock.</p>		<p><i>the sake of its intrinsic character and beauty, the diversity of its landscapes, heritage and wildlife, the wealth of its natural resources and to ensure it may be enjoyed by all.</i></p> <p><i>Development in the Countryside will be limited to:</i></p> <p><i>A agriculture and forestry;</i></p> <p><i>B the preservation of Listed Buildings;</i></p> <p><i>C the re-use and adaptation of buildings for appropriate purposes;</i></p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
				<p><i>D flood protection;</i></p> <p><i>E new dwellings in accordance with Policy B5;</i></p> <p><i>G the extension and replacement of dwellings;</i></p> <p><i>H Business development at the Sudborough Road Employment Area in accordance with Policy B18;</i></p> <p><i>I small-scale employment-generating development or farm diversification in accordance with Policy B19;</i></p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
				<p><i>J development at Brigstock Camp in accordance with Policy B20;</i></p> <p><i>K community services and facilities meeting a proven local need;</i></p> <p><i>L development by statutory undertakers or public utility providers;</i></p> <p><i>M recreation and tourism; and</i></p> <p><i>N transport infrastructure.</i></p>
<p>Brigstock Playgroup Mr N Connellan Mrs S Connellan</p>	<p>Settlement Boundary</p>	<p>The land at the left-hand side of the steps at the bottom of Lyveden Road could be included within Brigstock boundary. So it can be used within the community i.e. a building for a playgroup.</p>	<p>Additional flexibility should be given to allow for development for community services and</p>	<p>Policy B6 be amended to allow for community services and facilities outside</p>

Brigstock Neighbourhood Development Plan: Consultation Statement

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
Mrs V Hill Mrs C Mayes Miss E Mitchell			facilities that meet a proven local need.	the Brigstock Village Boundary.
Miss A Siviter	Settlement Boundary	<p>The development on site between 57 Lyveden Road and the A6116 would not encroach on the village and would be sympathetic to the village buffer, village, and surroundings. The new build would be in fitting with its area and the village feel, the build will be economical and be a cabin type build. Therefore, it will not be an eye sore and will be pleasant to look at for surrounding houses.</p> <p>The site will also hold a small car park, there will not be a traffic build up in the main road (Lyvden road)</p> <p>The site would be in line with Policy B19: Rural Economy. The build would support jobs and prosperity, if the village hall was to close or no longer let the pre-school use its facilities it would mean a loss of jobs</p>	Additional flexibility should be given to allow for development for community services and facilities that meet a proven local need.	Policy B6 be amended to allow for community services and facilities outside the Brigstock Village Boundary.

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>and the village would be impacted with having no pre-school playgroup for the community.</p> <p>The village hall cannot accommodate the pre-school playgroup long term</p> <p>The Pre-school playgroup needs a long-term plan that can accommodate the community and give the best it can do. To do this a permanent build is needed (10-20 years minimum). The site in question is the only site available to build a new pre-school playgroup within the area.</p>		
<p>Mr A Baillie Mrs H Batty Mrs L Bushnell Mrs M Druce Mr D Eldred Mrs S Eldred Mrs J Finnie Mr & Mrs Glanvill Mr P Hewett</p>	2.6	<p>The site west of Grafton Rd is now cleared and ready for action was never really considered despite being known about in July 2016. Item 32.06ii planning sub-committee relates.</p>	<p>The Grafton Road site was one of the housing options that were consulted on in Spring 2017.</p>	No change

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
<p>Mr E Howlett Mrs J Howlett Mr & Mrs Jones Mrs M McDonald Mrs A Owen Mr M Reynolds Mr G Townsend Mrs J Thompson Mrs F Wagstaff Mrs E Winrow Mrs S Wise</p>				
<p>Parker Strategic Land Limited</p>	<p>B3</p>	<p>This consultation response is to the Brigstock Neighbourhood Plan Draft Pre-Submission June 2017 on behalf of Parker Strategic Land who own and are promoting development of the site north of Stanion Road, Policy B3.</p> <p>We support the Neighbourhood Plan and have no major comments to make at this stage on the Plan or the relevant Policy B3 that allocates the Stanion Road site for 25</p>	<p>Support noted.</p> <p>The requirement for at least 40% of dwellings to be bungalows or otherwise designed to meet the housing needs of elderly people</p>	<p>Criterion Bc) of Policy B3 be amended to:</p> <p><i>At least 40% of dwellings on the site shall be bungalows, or otherwise designed to meet</i></p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p> dwellings. We have discussed the potential of the site with members of the Parish Council preparing the Plan and their consultant over the last two years or so, and have made various submissions on the site’s potential, and attended and presented our proposals at the exhibition of the various potential sites held at Brigstock Village Hall on 23 April 2017. We consider the site north of Stanion Road eminently suitable for new homes and it is an accessible, sustainable and attractive location which is consistent with the historic structure of the village</p> <p>We would wish to make two comments that would, firstly help justify the proposals and secondly provide more flexibility in the Plan should requirements change within the Plan period.</p> <p>The first comment is that the Policy B3 specifies a requirement for 40% of the development to be ‘bungalows or otherwise designed to meet the needs of elderly people’. We understand this is to reflect the needs of an aging population and particularly provide opportunities for villagers to move to more suitable and more</p>	<p>applies to the total scheme and not just the market housing element and this needs to be clarified. The North Northamptonshire Joint Planning Unit: Strategic Housing Market</p> <p>Assessment Update (2015) states ‘The most pressing issue over the next 20 years is the growth in older households with only Corby showing a growth of under 40%. The largest growth is East Northants at 79%</p>	<p><i>the housing needs of elderly people</i></p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>easily accessible single storey homes. There is a need, given this specific requirement, to fully justify the requirement against the housing requirements to ensure that it can be properly achieved. There is of course no mechanism that can guarantee the market homes can be made available to local people, so inevitably some homes will cater for the needs of people who currently live outside the village. It is also the case that some of the bungalows are likely to be affordable homes (as 40% of the dwellings are specified as needing to be affordable) and it would help the Plan we feel, to be clear that this is consistent with the required affordable housing mix.</p> <p>Our second comment is that the Stanion Road site has further capacity for development and this could be recognised in the Plan. Further land at Stanion Road could be identified as aprt of an amended Policy B3 as a 'reserve site' should housing requirements need to be updated during the Plan period. The Plan period is some 14 years, and it is likely that the housing</p>	<p>with growth across the sub-region at 60%.'</p> <p>Furthermore, Older persons housing will have less impact on Brigstock Primary School which, as at September 2017, was operating at over 105% capacity.</p> <p>The need to accommodate further housing growth will be addressed through a later review of the Brigstock Neighbourhood Plan.</p>	

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>requirements of the Housing Market Area will be reviewed during this period.</p> <p>You will be aware that we have explored various options for up to 45 new homes at the site, and without the employment area that we previously proposed, this amount could be higher at around 50 new homes overall. By identifying the reserve land, which would only to be brought forward should the housing requirements be demonstrated through updates to local or housing market area-wide updates, then this provides flexibility within the Plan and would not require the whole Plan to be reviewed should an update be required. This also provides certainty to local people of where growth would be accommodated should it be necessary, and allows the ‘initial’ 25 homes to be planned and designed to allow for a further subsequent phase at some point in the future. The additional land might therefore accommodate a further 25 homes, and the full boundary of the site would be the site boundary that we have previously submitted</p>		

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		and we have attached again for convenience. (see Appendix 1)		
Kier Living	B3	<p>We object to the allocation of the site to the north of Stanion Road. This site has been selected for allocation because it was the most preferred site by residents at the public exhibition in April 2017. This was mainly due to the site being located on the edge of the village, which meant it would have the least impact in highway terms on existing residents. However, this site is also the furthest away from existing facilities, including the Primary School, Post Office and local shops.</p> <p>The site north of Stanion Road, Brigstock, is therefore not the most sustainable location for development, when considered against the other sites that were promoted. This therefore does not meet the requirements of the National Planning Policy Framework, which requires land that is in the “right places and at the right time to support growth...”. We consider that the land north of Stanion Road is not the correct location for development and that the land</p>	<p>We have carried out an appraisal of options and an assessment of individual sites against clearly identified criteria. Our Site Assessment Criteria was based on the sustainability framework developed for the Joint Core Strategy Sustainability Appraisal.</p> <p>Accessibility from site options to key services, facilities and employment areas was an important</p>	No change

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>north of Woodyard Close is the most sustainable location for development, given its central location in the village (approximately 4 minutes walk to the Post office and 5 minutes walk to the Primary School, compared to the Stanion Road site which is double this walking time).</p> <p>The site is also at the entrance to the village, in a highly exposed location. This will have a visual impact on the surrounding landscape, and could lead to further encroachment into the open countryside if further development came forward in the future. In comparison, the land north of Woodyard Close is self-contained and would continue the linear form of the existing settlement.</p> <p>We therefore propose that the land north of Woodyard Close is allocated for development as it is in the most sustainable location, with no technical constraints that would prevent it being delivered. This is demonstrated in this letter. The accompanying Transportation Technical Note also demonstrates that there would be a minimal impact on the local highway</p>	<p>consideration. Both the Stanion Road and Woodyard Close sites performed the same in most cases as both sites are 200-800m of most services and facilities so that overall, the two sites scored the same against the accessibility criterion.</p> <p>The vitality and viability of the village centre was also considered. Brigstock village centre is not suited to modern traffic and therefore housing site options with good access to the</p>	

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>network, contrary to the Neighbourhood Planning Group’s assessment of the site and subsequent dismissal of the site being allocated.</p>	<p>A6116 without need for vehicles to travel through the village centre performed well against this criterion.</p> <p>All sites were considered against 19 sustainability objectives. The Stanion Road and Woodyard Close performed similarly using the assessment criteria and therefore resident’s feedback was a critical consideration. It is important that local people should be able to choose where they want new homes to be</p>	

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
			built. Of the five housing site options, the full Woodyard Close site was the least preferred.	
Kier Living	B3	<p>The land north of Woodyard Close comprises approximately 2 acres of agricultural land, currently used for grazing horses. The site can be accessed directly from Woodyard Close, and could comprise a small development of approximately 15 dwellings.</p> <p>In order to meet the Neighbourhood Plan overall requirement of 35 dwellings, we consider this site could be allocated alongside the adjacent field, shown as Option 2 on the attached Site Location Plans.</p> <p>This would create an ‘infill’ style development which would follow the existing line of the settlement. We have produced a detailed Site Layout Plan which shows how either development scenario could be achieved (Appendix 3) alongside</p>	Noted.	No change

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>associated landscaping, public open space and car parking.</p> <p>The site has been considered in respect of any technical constraints which could impact on its potential for development. These are outlined below and on the enclosed information.</p> <ul style="list-style-type: none"> □ Flood risk - the Environment Agency maps show that the site is not at risk of flooding. The illustrative design allows for a surface water balancing pond which will meet planning requirements for Sustainable Urban Drainage. □ Conservation & heritage - the site is not within the Conservation Area and there are no Listed <p>Buildings directly adjacent to the site (although there are listed buildings nearby).</p> <ul style="list-style-type: none"> □ Highways - our Highways Consultants have undertaken initial investigations into the impact of development on the local highway network. Development of the site for 35 dwellings is predicted to generate less than one vehicle movement every three minutes 		

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>seeking to enter or exit the site between the peak times of 8am-9am and 5pm-6pm.</p> <p>▫ Mix - the draft layout provides a mix of houses, including two, three and four bedroom houses. This mix can be altered to suit local housing needs.</p> <p>There are a number of benefits of allocating this site instead of the site north of Stanion Road. As well as meeting the requirements of the NPPF in respect of the site being in the most sustainable location for development and central to the village. The site is within walking distance to the village centre (approximately 4 minutes' walk to the Post Office and 5 minutes' walk to the Primary School) which would reduce car trips. This meets a key aim of National Planning Policy which seeks to focus development in areas that will contribute to the aim of reducing the need to travel.</p> <p>The location of the site fits within the existing pattern of housing within Brigstock, creating a strong linear edge to the settlement. Development of the site would also retain a landscape buffer and field</p>		

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>boundary between the village and the A6116. The site is well served by public transport and is close to local facilities. There would be a minimal impact on the local highway network, based on predicted traffic flows.</p> <p>The site would contribute to affordable housing (40% requirement) as well as make financial contributions towards local facilities and infrastructure, such as schools, NHS, libraries and community centres.</p> <p>A phased development can be brought forward across the whole site, providing much needed new housing in the village, and supporting the aims of the NPPF.</p> <p>Kier Living Eastern are the option holder of this site, and being a residential developer, can guarantee delivery of this site within the Neighbourhood Plan period, whereas the sites currently allocated do not have developer support which could lead to delay in them coming forward.</p>		
Gladman Developments	B3	This policy seeks to allocate land north of Stanion Road for development of up to 25 dwellings. Having considered the evidence	National planning practice advises that parish	No change

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>used to support this allocation Gladman do not consider this to be robust or transparent. A site assessment has been published alongside this consultation comparing potential sites for inclusion. A simple traffic light system has been used to score the sites on a number of criteria however it is not clear why each site scores the way it does. This assessment should be revisited to explain why each site has scored the way it has to ensure this is a robust assessment. Until this is demonstrated Gladman suggest that allocations should not be included within the BNP.</p>	<p>councils should carry out an appraisal of options and an assessment of individual sites against clearly identified criteria. Our Site Selection Framework sets out how we will assess sites for the allocation of land for housing development. The Site Assessment Criteria are based on the sustainability framework developed for the Joint Core Strategy Sustainability Appraisal. The Site Assessment Criteria promote</p>	

Brigstock Neighbourhood Development Plan: Consultation Statement

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
			sustainable development by assessing the extent to which each potential housing site will help to achieve relevant environmental, economic and social objectives.	
Anglian Water Services Ltd	B3	We have no objection to the principle of development on this site. As noted in the supporting text there is expected to be a requirement for improvements to be made to the water supply and foul sewerage networks to enable the development of this site subject to a more detailed assessment as part of the planning application process.	Noted	No change
East Northamptonshire Council	2.13	Suggested addition, for clarity - Footnote: “ http://www.brigstockcouncil.org.uk/uploads/brigstockhousing-analysis-report-2016.pdf ”	All relevant evidence supporting the preparation of the Brigstock Neighbourhood	All relevant evidence supporting the preparation of the Brigstock Neighbourhood

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
			Plan should be made available on the Parish Council's website.	Plan to be made available on the Parish Council's website.
Mr A Baillie Mrs H Batty Mrs L Bushnell Mrs M Druce Mr D Eldred Mrs S Eldred Mrs J Finnie Mr & Mrs Glanvill Mr P Hewett Mr E Howlett Mrs J Howlett Mr & Mrs Jones Mrs M McDonald Mrs A Owen Mr M Reynolds	2.13	It seems quite fair for NRHA to undertake a Housing Needs Survey (2016) and interpret the results in its own way to help it secure any subsequent planning application or Rural Exception application	Affordable housing can be brought forward on this sites as there is a proven unmet local need for affordable housing and there will be a legal planning agreement is in place to ensure that the homes will always remain affordable, will be for people in housing need and prioritised for those with a strong local connection to the parish.	Various amendments may need to be made to reflect the planning status of the site East of Grafton Road.

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
<p>Mr G Townsend Mrs J Thompson Mrs F Wagstaff Mrs E Winrow Mrs S Wise</p>				
<p>Mr A Baillie Mrs H Batty Mrs L Bushnell Mrs M Druce Mr D Eldred Mrs S Eldred Mrs J Finnie Mr & Mrs Glanvill Mr P Hewett Mr E Howlett Mrs J Howlett Mr & Mrs Jones Mrs M McDonald</p>	2.14	<p>It is however surely not acceptable for the draughters of the proposed Neighbourhood Plan to use these “adjusted” Survey results for inclusion in the Plan, particularly in the vent that the NRHA holds back on its planning application awaiting the Neighbourhood Plan to be “made” and could then in turn use it in support of their own plans.</p> <p>Having studied the Response Analysis of the Housing Needs Survey I use the term “adjusted results “justifiably. The HA appear to have allocated the houses they aspire to build to the nearest matching respondent rather than matching their needs. I believe they call this “realistic tenure” in their analysis.</p> <p>The whole analysis seems flawed:</p>	<p>Affordable housing can be brought forward on this sites as there is a proven unmet local need for affordable housing and there will be a legal planning agreement is in place to ensure that the homes will always remain affordable, will be for people in housing need and prioritised for those with a strong</p>	<p>Various amendments may need to be made to reflect the planning status of the site East of Grafton Road.</p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
<p>Mrs A Owen Mr M Reynolds Mrs J Thompson Mrs F Wagstaff Mrs E Winrow Mrs S Wise</p>		<p>Without the use of fancy pie charts etc. the results are quite simple.</p> <ul style="list-style-type: none"> - There was a total of only 9 respondent households - Ref: 142 & 143 required smaller open market homes - Ref: 146 and 146 (2 people same household) again req. open market housing - Ref: 138 again required an open market home <p>Given that all the above respondents stated a requirement for open market homes I think that they need not be considered relevant to Rural Exception Site requirements.</p> <p>This leaves a total of 4 single respondents and 1 mother and son</p> <p>Of the 4 singles:</p> <ul style="list-style-type: none"> - None of them are stated as being on the housing register. - Only one specially requested shared ownership 	<p>local connection to the parish.</p>	

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>- Ref 141 ticked all the tenure boxes but got allocated a 2 bed shared ownership</p> <p>- Ref 144: requested a 2 bed house affordable / social rent but got allocated a 2 bed bungalow for open market/private sale. ??</p> <p>- Ref 145: ticked all tenure boxes except shared ownership but got allocated just that!!!!</p> <p>The mother and son on the housing register got allocated their requirement.</p> <p>Research leads me to believe that for Housing Surveys to be valid an element of affordability has to be included regarding shared ownership as well as the aspirations of the respondents.</p> <p>Quite how the above data can be interpreted to arrive at the requirements stated in 2.14 of the Plan must question the diligence of the draughters of the Neighbourhood Plan in accepting, at face value, “adjusted” results of surveys carried out by third parties with vested interests.</p>		

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		To sum up, the whole premise for the need for the development of a Rural Exception Site is based on the anonymous responses of six people to a survey carried out by the Housing Association who want to develop the site.		
East Northamptonshire Council	2.15	Local allocations policies may only be applied in the case of rural exceptions housing. Allocations for affordable housing which is delivered as part of a conventional market housing scheme can only be made in accordance with the ENC housing allocations policy. Paragraph 2.15 will therefore need to reflect this information.	Neither the NPPF, the North Northamptonshire Joint Core Strategy 2011 - 2031, the Rural North, Oundle and Thrapston Plan nor the 'Delivering affordable rural housing on exception sites' protocol, prevents or discourages all affordable housing from being allocated initially to people with a	No change

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
			<p>local connection as intended by Brigstock NP Policy B5.</p> <p>There is no requirement to conform to ENC housing allocations policy.</p>	
<p>Mr A Baillie Mrs H Batty Mrs L Bushnell Mrs M Druce Mr D Eldred Mrs S Eldred Mrs J Finnie Mr & Mrs Glanvill Mr P Hewett Mr E Howlett Mrs J Howlett</p>	2.15	Specifically, which definition is being reviewed? Is it eligibility? Obviously retaining housing stock for local people has been the mainstay of the Plan.	The 2017 White Paper 'Fixing our broken housing market' sets out changes to national planning policy in relation to affordable housing, sustainable development and the environment.	No change

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
<p>Mr & Mrs Jones Mrs M McDonald Mrs A Owen Mr M Reynolds Mrs J Thompson Mrs F Wagstaff Mrs E Winrow Mrs S Wise</p>				
<p>East Northamptonshire Council</p>	2.16	<p>Suggested additional cross reference to Local Plan, for clarity: “The North Northamptonshire Joint Core Strategy (Policy 30(d)) requires...”</p>	Agreed	<p>The beginning of paragraph 2.16 be amended to:</p> <p><i>The North Northamptonshire Joint Core Strategy (Policy 30(d)) requires...</i></p>
<p>Mr A Baillie Mrs H Batty Mrs L Bushnell Mrs M Druce</p>	2.18	<p>It is now Autumn 2017 and no application lodged. Are they waiting for this Plan to be “made” to smooth its passage?</p>	<p>The proposed development at Grafton Road remains a Rural Exception Site for</p>	<p>Various amendments may need to be made to reflect the planning status of</p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
<p>Mr D Eldred Mrs S Eldred Mrs J Finnie Mr & Mrs Glanvill Mr P Hewett Mr E Howlett Mrs J Howlett Mr & Mrs Jones Mrs M McDonald Mrs A Owen Mr M Reynolds Mrs J Thompson Mr G Townsend Mrs F Wagstaff Mrs E Winrow Mrs S Wise</p>			<p>Affordable Housing. A planning application is anticipated before Christmas 2017 and the Neighbourhood Plan may need to be updated to reflect the latest situation.</p>	<p>the site East of Grafton Road.</p>
<p>Mrs J Thompson</p>	<p>2.18</p>	<p>My objection to the building of houses on the rural Grafton Road site is that highway</p>	<p>The Highway Authority has been</p>	<p>No change</p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>considerations have not been given to the following:</p> <p>The construction of a junction for access onto the site from Grafton Road which is not appropriate at that narrowing bend of the road entering the village.</p> <p>The considerable increase of domestic traffic which even at this time does not adhere to slowing down at the 30mph sign.</p> <p>The countryside approach to our medieval village must be a prime consideration at this late stage.</p>	<p>consulted on all housing site options. With regards to the Grafton Road site the Highway Authority concluded that ‘in principle this site is likely to be acceptable for some future development.’</p>	
<p>Mr A Baillie Mrs H Batty Mrs E Bennett Mr S Bennett Mrs L Bushnell Mrs M Druce Mrs J Finnie Mr & Mrs Glanvill Mr D Eldred</p>	2.20	<p>At the recent drop in meeting item 50.01 it was explained that Grafton Road was the “only site in the village to meet the criteria” whereas this 2.20 suggests there are other options. If there are indeed other sites shouldn't we have given a choice of selection in the questionnaire.</p>	<p>The Grafton Road site was one of the housing options that were consulted on in Spring 2017. It is the only site that has been made available as a Rural Exception Site for Affordable Housing.</p>	<p>Various amendments may need to be made to reflect the planning status of the site East of Grafton Road.</p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
<p>Mrs S Eldred Mr P Hewett Mr E Howlett Mrs J Howlett Mr & Mrs Jones Mrs M McDonald Mrs A Owen Mr M Reynolds Mr G Townsend Mrs J Thompson Mrs F Wagstaff Mrs E Winrow Mrs S Wise</p>				
<p>East Northamptonshire Council</p>	B5	<p>Suggested amendments to opening paragraph, to “future-proof” the Neighbourhood Plan:</p> <p>2nd sentence: “On windfall housing developments of 11 dwellings or more, the minimum affordable housing provision is 40%”</p>	<p>Policy B5 is in general conformity with the strategic policies contained in the development plan for the area.</p>	No change

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>will be provided in accordance with the requirements of the Local Plan.”</p> <p>Criterion D: Editorial change - Move "Continued over..." from category D to category C</p>		
The Countryside				
East Northamptonshire Council	B6	<p>As drafted, Policy B6 is more a statement of current national policy (NPPF), rather than a separate Neighbourhood Plan policy in its own right. It may be appropriate for B6 to become paragraph 3.3 and replace B6 (also incorporating B19) as follows: "Areas beyond the defined settlement boundary (as shown on the Policies Map) are regarded as open countryside for the purposes of development management. Development outside the Brigstock Village Boundary will only be supported where this would deliver rural exceptions housing, economic or diversification schemes, in accordance with the requirements of the Local Plan.</p> <p>Rural economic development, whether through the conversion of existing buildings</p>	<p>The policy position regarding development outside the settlement boundary should be clarified.</p>	<p>Policy B6 be amended to:</p> <p><i>The Countryside (land outside the Brigstock Village Boundary as defined on the Policies Map) will be protected for the sake of its intrinsic character and beauty, the diversity of its landscapes, heritage and wildlife, the wealth of its natural resources</i></p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>or well-designed new buildings, will be supported where this:</p> <ul style="list-style-type: none"> • Is in keeping with the scale, form and character of its surroundings; • Does not generate significant additional traffic through Brigstock Village; and • Provides for safe and suitable access to the site." <p>[In this way, Policy B6 then sets out how JCS rural policies 13 and 25 will work in the context of Brigstock]</p>		<p><i>and to ensure it may be enjoyed by all.</i></p> <p><i>Development in the Countryside will be limited to:</i></p> <p><i>A agriculture and forestry;</i></p> <p><i>B the preservation of Listed Buildings;</i></p> <p><i>C the re-use and adaptation of buildings for appropriate purposes;</i></p> <p><i>D flood protection;</i></p> <p><i>E new dwellings in accordance with Policy B5;</i></p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
				<p><i>G the extension and replacement of dwellings;</i></p> <p><i>H Business development at the Sudborough Road Employment Area in accordance with Policy B18;</i></p> <p><i>I small-scale employment-generating development or farm diversification in accordance with Policy B19;</i></p> <p><i>J development at Brigstock Camp in accordance with Policy B20;</i></p> <p><i>K community services and</i></p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
				<p><i>facilities meeting a proven local need;</i></p> <p><i>L development by statutory undertakers or public utility providers;</i></p> <p><i>M recreation and tourism; and</i></p> <p><i>N transport infrastructure.</i></p>
<p>Gladman Developments</p>	<p>B6</p>	<p>This policy states that all land outside the settlement boundary of Brigstock is considered as countryside, to be protected for the sake of its intrinsic character and beauty. This does not accord with the Framework which states that this should be recognised where any adverse impact should be avoided wherever possible. Where adverse impacts are unavoidable mitigation measures should be considered before a development proposal would be rejected. A blanket restriction on development in the</p>	<p>The policy position regarding development outside the settlement boundary should be clarified.</p>	<p>Policy B6 be amended to:</p> <p><i>The Countryside (land outside the Brigstock Village Boundary as defined on the Policies Map) will be protected for the sake of its intrinsic character and beauty, the</i></p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>countryside does not accord with the Framework and would not meet basic condition (a).</p>		<p><i>diversity of its landscapes, heritage and wildlife, the wealth of its natural resources and to ensure it may be enjoyed by all.</i></p> <p><i>Development in the Countryside will be limited to:</i></p> <p><i>A agriculture and forestry;</i></p> <p><i>B the preservation of Listed Buildings;</i></p> <p><i>C the re-use and adaptation of buildings for appropriate purposes;</i></p> <p><i>D flood protection;</i></p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
				<p><i>E new dwellings in accordance with Policy B5;</i></p> <p><i>G the extension and replacement of dwellings;</i></p> <p><i>H Business development at the Sudborough Road Employment Area in accordance with Policy B18;</i></p> <p><i>I small-scale employment-generating development or farm diversification in accordance with Policy B19;</i></p> <p><i>J development at Brigstock Camp in</i></p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
				<p><i>accordance with Policy B20;</i></p> <p><i>K community services and facilities meeting a proven local need;</i></p> <p><i>L development by statutory undertakers or public utility providers;</i></p> <p><i>M recreation and tourism; and</i></p> <p><i>N transport infrastructure.</i></p>
<p>East Northamptonshire Council</p>	<p>3.3-3.9</p>	<p>It is assumed that paragraphs 3.3-3.9 are intended to inform a policy? If so, which policy do these relate to? It is suggested that Policy B7 could be broadened to refer to Brigstock's various landscape character areas.</p>	<p>Policy B8 requires that development should be located and designed in a way that is</p>	<p>No change</p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
			sensitive to its landscape	
East Northamptonshire Council	Paragraph 3.5	Suggested new 3rd sentence, to provide additional clarity: “The Local Plan sets out the overall policy direction for managing development, to ensure that it is sensitive to its landscape setting (North Northamptonshire Joint Core Strategy 2011-2031, Policy 3).”	This reference is considered unnecessary as North Northamptonshire Joint Core Strategy 2011-2031, Policy 3 is already referred to in Policy B8.	No change
East Northamptonshire Council	B7	Suggested title revision: “Policy B7: Landscape Buffer character” Suggested new 1st paragraph, to link the Northamptonshire Landscape Character designations (paragraphs 3.6-3.9) to a policy: “New development should recognise the character of the defined Harper’s Brook, Geddington Chase and/ or Rockingham Plateau character areas. This should conserve and, wherever possible, enhance the qualities of the relevant character area(s).”	The proposed landscape buffer performs several functions. The green buffer is both a visual and a practical feature. In addition to separating the village from the noise of the traffic, it also provides visual	No change

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>Last sentence: It must be recognised that certain uses (particularly agricultural) have substantial permitted development rights. It may be appropriate to acknowledge this fact by way of a footnote.</p>	<p>separation between the two, to the benefit of both the occupants of the village and the people travelling along the road. The buffer provides a link between the built-up part of the village and the surrounding countryside and supports ecological connectivity.</p>	
<p>Gladman Developments</p>	<p>B7</p>	<p>Gladman object to the inclusion of this policy and the use of the Inspector’s decision (APP/G2815/W/15/3134976) as evidence to support its inclusion. This decision should not be relied upon and the Parish Council should produce its own evidence for this policy to be contained within the plan, until this time the policy should be removed from the plan.</p>	<p>The green buffer is both a visual and a practical feature. In addition to separating the village from the noise of the traffic, it also provides visual separation</p>	<p>No change</p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
			<p>between the two, to the benefit of both the occupants of the village and the people travelling along the road. The buffer provides a link between the built-up part of the village and the surrounding countryside and supports ecological connectivity.</p>	
<p>East Northamptonshire Council</p>	<p>B8</p>	<p>Title: It may be better to refer to "Vistas" rather than "Views", as this could help to legally strengthen the policy</p> <p>1st sentence - Revised text with more positive wording, to ensure policy is "future proofed", if the Joint Core Strategy is subsequently reviewed: "Development will be supported where this is located and designed in a way that is sensitive to its</p>	<p>Agree to proposed change to first sentence of Policy B8 as this will avoid duplication of Core Strategy Policy 3.</p>	<p>First sentence of Policy B8 be amended to:</p> <p><i>Development will be supported where this is located and designed in a way that is sensitive to</i></p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		landscape setting, in accordance with the Local Plan landscape policies.”		<i>its landscape setting.</i>
Gladman Developments	B8	<p>This policy is seeking to safeguard and enhance the important views and vistas identified. Gladman do not consider there to be sufficient evidence for these views to be protected other than them having been put forward in a 2016 Questionnaire. Evidence should at least set out why each view is considered important, it is not enough to simply be a view across a nice field, it must exhibit some demonstrable physical attributes which elevate its importance above simply being an area of undeveloped countryside.</p> <p>Further, as these are locally designated important views paragraph 113 of the Framework suggests that protection should be commensurate with their status and appropriate should be given to their importance.</p> <p>Gladman consider that appropriate weight in these circumstances would be only restricting development where mitigation</p>	The identified views and vistas are supported by evidence and this will be made available on the Parish Council website.	Ensure that all evidence supporting the Neighbourhood Plan is available on the Brigstock Parish Council website.

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		measures could not be used to avoid adverse impacts.		
Mrs E Bennett Mr S Bennett	B8	The vista from Grafton Road of the important Rockingham Forest (B9) viewed over the grazing cattle (3.7) rivals any of those included in the Plan.	There are many views over the countryside from within the Parish. Our Plan seeks to protect the most important views and vistas. A more liberal approach to the protection of views would have the effect of de-valuing the policy.	No change.
Corby Borough Council	Green Infrastructure	The Council welcomes the provision in the Brigstock Draft Pre-Submission Neighbourhood Plan on the extension of footpath and cycle link to the Corby - Stanion former ironstone railway path and the strengthening of the Harper's Brook Sub-Regional Green Infrastructure Corridor. Conversely, the Council expects cross references to be made between Policy B9 Rockingham Forest and the Joint Core	We do not believe that a specific reference to Core Strategy Policy 19 is necessary.	No change.

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>Strategy Policy 19 (Green Infrastructure) and Joint Core Strategy Policy 21(Rockingham Forest).</p> <p>As it stands, there is no policy link between these two documents.</p>		
East Northamptonshire Council	3.26	<p>Are the seven Local Wildlife sites to be shown on the policies map? If they are already designated (i.e. through the RNOTP), then it might be appropriate to say so. With just seven sites, it may also be helpful to list them here (paragraph 3.26).</p>	<p>The Local Wildlife Sites have been identified by the Northamptonshire Biodiversity Record Centre and are shown on the ‘Countryside’ Policies Map. However, the Countryside Map does lack clarity.</p> <p>The sites are listed in Policy B10.</p>	<p>The Policies Maps need to be made clearer.</p>
East Northamptonshire Council	B10	<p>Which of these sites listed are local wildlife sites? It may be appropriate to distinguish these within the Policy B10 text; e.g. "...Fermyn Woods Country Park, Harper's Brook and the following local wildlife sites:</p>	<p>The sites listed in Policy B10 do need clarification. This can be achieved by making the</p>	<p>The Policies Maps need to be made clearer and should show the various wildlife</p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<ul style="list-style-type: none"> • Brigstock Pocket Park..." <p>1st sentence - suggested text revision, for more positive wording: "Development should will be supported where this does not harm the network of local ecological features and habitats which include..."</p>	Policies Maps clearer.	designations referred to in Policy B10.
Lead Local Flood Authority	3.30 and 3.31	<p>The mention of Flood risk (3.30 and 3.31) is fully welcomed with particular reference to the appropriate consideration of flood risk from main rivers and surface water runoff. A copy of the Northamptonshire County Council flood risk report mentioned in the plan has been linked for your reference https://www.floodtoolkit.com/wp-content/uploads/2015/03/Brigstock-Flood-Risk-Report.pdf . Northamptonshire County Council also undertook a Flood Investigation Report in response to a flood incident in the area in March 2016. This report provides further detailed investigations into the area. In particular, this document is useful in describing the roles and responsibilities of developers, the community and residents. You can find the document</p>	<p>Noted. National and local policy on flood risk and SuDS is well-developed. Our Plan does not seek to repeat or duplicate guidance.</p>	No change.

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>here; https://www.floodtoolkit.com/wp-content/uploads/2016/12/22327_FIRBrigstock_Rev03_151216.pdf . Further Guidance is also available to all Parish Councils in relation to the flood related roles and responsibilities here: http://www.floodtoolkit.com/guides/19-floodrelated-roles-parish-councils-communities/</p> <p>We have recently developed some bespoke guidance for the consideration of flood risk and Neighbourhood Planning which may be of use and can be found here: http://www.floodtoolkit.com/guides/22-neighbourhood-planning-flood-risk/ , which you may find helpful.</p> <p>Considering the risk associated with flooding in the area (as detailed in the above reports), it is important that policy measures which specifically target flood risk should be considered in the plan.</p> <p>For example, we would always encourage that any future developments incorporates use of Sustainable urban Drainage Systems (SuDS), and our data, which has been</p>		

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>acquired from BGS, demonstrates that a significant proportion of the parish is potentially suitable for bespoke infiltration SuDS. More information is provided in the Local Standards and Guidance for Surface Water Drainage, which can be found here: https://www.floodtoolkit.com/planning/</p> <p>The Brigstock Neighbourhood Plan could also be a mechanism through which development is steered away from the various flood zones and watercourses that are located within the parish, including the main river of Harper’s Brook. We feel that it would be pertinent for any Neighbourhood Plan coming forward to signpost to the consents required to undertake works on or in close proximity to watercourses. For main rivers, an Environmental Permit will need to be sought to undertake works on or within 8m of the watercourse (Harpers’ Brook); and Land Drainage Consent is required to undertake works on or within 9m of ordinary watercourses (any watercourse that conveys water that is not a main river). Further</p>		

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>bespoke guidance for the consideration of flood risk and Neighbourhood Planning which may be of use can be found here: http://www.floodtoolkit.com/guides/22-neighbourhood-planning-flood-risk/</p> <p>It is advised that policies are established to ensure that development proposals adequately account for the risk of groundwater flooding, incorporating mitigation measures wherever possible. Our ‘Groundwater Flood Guide’ contains further information on the measures which can be taken to mitigate the risks of groundwater flooding, and is available here: https://www.floodtoolkit.com/wp-content/uploads/2017/05/10.Groundwater.pdf</p> <p>If there are existing areas (not related to future development) that currently flood, it would be good to see some reference to these and a plan for addressing the flood risk in the Neighbourhood Plan. There is a vast amount of advice and guidance on the Flood Toolkit (www.floodtoolkit.com) to</p>		

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		help support this process as well as in the reports provided.		
Environment Agency	3.31	<p>We welcome the consideration of the aspects of the environment we cover especially the application of the flood risk sequential test in the selection of the proposed allocated sites i.e. steering development to areas at low risk of flooding.</p> <p>Because of the nature of the water environment within the boundary of Brigstock, the potential risk it poses and the benefits it brings, we recommend the inclusion of the wording in section 3.31 into the Plan’s policies.</p>	Noted. National and local policy on flood risk and SuDS is well-developed. Our Plan does not seek to repeat or duplicate guidance.	No change.
Local Green Spaces				
East Northamptonshire Council	B11	<p>1st sentence - suggested additional text, for clarity: “The following sites, as shown on the Policies Map, have been designated as Local Green Spaces...”</p> <p>Last paragraph - suggested revisions, for clarity: “Development New build development that would</p>	Agreed.	<p>Policy B11 be amended as follows:</p> <p><i>The following sites, as shown on the Policies Map, have been designated as</i></p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>harm the openness or special character of a Local Green Space (as designated on the Polices Map) or its significance and value to the local community will not be permitted supported unless there are very special circumstances which outweigh the harm to the Local Green Space, such as:</p> <ul style="list-style-type: none"> • Provision of appropriate facilities to service a current use or function; or • Alterations or replacements to existing building(s) or structure(s) provided that these do not significantly increase the size and scale of the original building(s) or structure(s).” 		<p><i>Local Green Spaces...</i></p> <p><i>Last paragraph: New build development that would harm the openness or special character of a Local Green Space or its significance and value to the local community will not be supported unless there are very special circumstances which outweigh the harm to the Local Green Space, such as:</i></p> <ul style="list-style-type: none"> • <i>Provision of appropriate facilities to service a current use or function; or</i>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
				<ul style="list-style-type: none"> • <i>Alterations or replacements to existing building(s) or structure(s) provided that these do not significantly increase the size and scale of the original building(s) or structure(s).</i>
Chris & Niki Newbery	B11	<p>We have looked at the Plan for the open space and notice that this includes an area owned by ourselves, and we have had no direct communication about this proposal.</p> <p>Who do we need to talk to in order to establish the reason and meaning of this?</p>	The defined Local Green Space “The Park” should not include the Manor gardens or the paddock next to the WI Hall.	The Local Green Space designation for “The Park” should exclude the Manor gardens or the paddock next to the WI Hall.
Gladman Developments	B11	<p>This policy seeks to designate five parcels of land as Local Green Spaces (LGS). In order to designate land as LGS the Parish Council must ensure that it is able to demonstrate robust evidence to meet national policy requirements set out in the Framework. Whilst noting that evidence has been</p>	Our checklist incorporates Natural England’s Accessible Natural Greenspace Standards (ANGSt) to define the likely	No change

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>produced to support the proposed designations Gladman submit that in the context of the settlement of Brigstock many of these designations are in fact extensive tracts of land. The issues surrounding LGS designations have been considered in a number of other Examiner’s reports across the country and we highlight the following decisions:</p> <ul style="list-style-type: none"> - The Seldlescombe Neighbourhood Plan Examiner’s Report1 recommended the deletion of a LGS measuring approximately 4.5ha as it was found to be an extensive tract of land. - The Oakley and Deane Neighbourhood Plan Examiners Report2 recommended the deletion of a LGS measuring approximately 5ha and also found this area to be not local in character. Thereby failing to meet 2 of the 3 tests for LGS designation. - The Alrewas Neighbourhood Plan Examiner’s Report3 identifies that both sites proposed as LGS in the neighbourhood plan ‘in relation to the overall size of the Alrewas 	<p>size of a suitable Local Green Space and its distance from the local community.</p> <p>A site of over 20ha (50 acres) is considered to be “an extensive tract of land” and therefore not suitable for designation as a Local Green Space. The largest of the proposed Local Green Spaces is The Park which is 5.43 hectares.</p>	

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>Village’ to be extensive tracts of land. The Examiner in this instance recommended the deletion of the proposed LGSs which measured approximately 2.4ha and 3.7ha.</p> <p>- The Freshford and Limpley Neighbourhood Plan Examiner’s Report⁴ identified that the six LGS proposed did not meet the criteria required by the Framework either collectively or individually.</p> <p>Indeed, the Examiner identified that the combination of sites comprised of an extensive tract of land. The Examiner also considered that the protection of fields to ‘prevent agglomeration between the settlement areas... is not the purpose of Local Green Space designation’.</p> <p>- The Eastington Neighbourhood Plan Examiner’s Report⁵ recommended the deletion of three LGS (16ha and 2ha) considered to be extensive tracts of land. The third proposed LGS was deleted due to the lack of evidence demonstrating its importance and significance to the local community.</p>		

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>- The Tattenhill and Rangemore Neighbourhood Plan Examiner’s Report⁶ recommended the deletion of 2 LGS comprising of 4.3ha and 9.4ha.</p> <p>- The Norley Examiner’s Report⁷ identified a total of 13 parcels of land to be designated as LGS.</p> <p>The Examiner recommended at §4.98 that the identification of these extensive tracts of agricultural land was contrary to NPPF policy and recommended that the policy should be deleted.</p> <p>The proposed LGS measured in the range of 1ha - 4.3ha.</p>		
East Northamptonshire Council	B11/B12	Suggested minor/ editing change - For clarity it would be helpful to identify sites by bullet points within the policy text	Agreed	The Plan be reviewed to ensure that there is a consistent approach to lists within polices and text.
Services, Facilities and Infrastructure				

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
East Northamptonshire Council	5.4	Suggested additional sentence at the end of paragraph 5.4, to explain the wider context for primary school provision in the area: “The next nearest schools are Stanion C of E and Little Stanion Primary Schools; approximately 4km and 5km respectively (by road) from the village centre.”	Agreed	The following sentence be added at the end of paragraph 5.4: <i>The next nearest schools are Stanion C of E and Little Stanion Primary Schools; approximately 4km and 5km respectively (by road) from the village centre.</i>
Sport England	Sport	Government planning policy, within the National Planning Policy Framework (NPPF), 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. Providing enough sports facilities of the right quality and type in the right places	Sports and Recreation provision in Brigstock is set out in paragraphs 5.15-5.17. The principal provision is The Meadow which is the home of Brigstock Cricket Club who built the	Policy B12 be amended to include The Meadow and MUGA.

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>is vital to achieving this aim. This means that positive planning for sport, protection from the unnecessary loss of sports facilities, along with an integrated approach to providing new housing and employment land with community facilities is important.</p> <p>It is essential therefore that the neighbourhood plan reflects and complies with national planning policy for sport as set out in the NPPF with reference to Pars 73 and 74.</p> <p>It is also important to be aware of Sport England’s statutory consultee role in protecting playing fields and the presumption against the loss of playing field land. Sport England’s playing fields policy is set out in our Planning Policy Statement: ‘A Sporting Future for the Playing Fields of England’.</p> <p>http://www.sportengland.org/playingfieldspolicy</p> <p>Sport England provides guidance on developing planning policy for sport and further information can be found via the link below. Vital to the development and</p>	<p>pavilion there.</p> <p>There is space for a football pitch and outdoor fitness trail.</p> <p>The Meadow should be protected from unnecessary loss by Policy B12.</p> <p>Policy B13 requires new development to be supported by the improvement or remodelling of sports and recreation provision in Brigstock.</p> <p>The North Northamptonshire Strategic Sports Facilities Framework contains no</p>	

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>implementation of planning policy is the evidence base on which it is founded.</p> <p>http://www.sportengland.org/facilities-planning/planning-for-sport/forward-planning/</p> <p>Sport England works with local authorities to ensure their Local Plan is underpinned by robust and up to date evidence. In line with Par 74 of the NPPF, this takes the form of assessments of need and strategies for indoor and outdoor sports facilities. A neighbourhood planning body should look to see if the relevant local authority has prepared a playing pitch strategy or other indoor/outdoor sports facility strategy. If it has then this could provide useful evidence for the neighbourhood plan and save the neighbourhood planning body time and resources gathering their own evidence. It is important that a neighbourhood plan reflects the recommendations and actions set out in any such strategies, including those which may specifically relate to the neighbourhood area, and that any local</p>	<p>specific provision for Brigstock.</p> <p>There are local concerns about the lack of facilities for young people and this is also addressed by Policy B13.</p>	

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>investment opportunities, such as the Community Infrastructure Levy, are utilised to support their delivery.</p> <p>Where such evidence does not already exist then relevant planning policies in a neighbourhood plan should be based on a proportionate assessment of the need for sporting provision in its area. Developed in consultation with the local sporting and wider community any assessment should be used to provide key recommendations and deliverable actions. These should set out what provision is required to ensure the current and future needs of the community for sport can be met and, in turn, be able to support the development and implementation of planning policies. Sport England’s guidance on assessing needs may help with such work.</p> <p>http://www.sportengland.org/planningtoolsandguidance</p> <p>If new or improved sports facilities are proposed Sport England recommend you</p>		

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>ensure they are fit for purpose and designed in accordance with our design guidance notes.</p> <p>http://www.sportengland.org/facilities-planning/tools-guidance/design-and-cost-guidance/</p> <p>Any new housing developments will generate additional demand for sport. If existing sports facilities do not have the capacity to absorb the additional demand, then planning policies should look to ensure that new sports facilities, or improvements to existing sports facilities, are secured and delivered. Proposed actions to meet the demand should accord with any approved local plan or neighbourhood plan policy for social infrastructure, along with priorities resulting from any assessment of need, or set out in any playing pitch or other indoor and/or outdoor sports facility strategy that the local authority has in place.</p> <p>In line with the Government’s NPPF (including Section 8) and its Planning Practice Guidance (Health and wellbeing section), links below, consideration should</p>		

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>also be given to how any new development, especially for new housing, will provide opportunities for people to lead healthy lifestyles and create healthy communities. Sport England’s Active Design guidance can be used to help with this when developing planning policies and developing or assessing individual proposals.</p> <p>Active Design, which includes a model planning policy, provides ten principles to help ensure the design and layout of development encourages and promotes participation in sport and physical activity. The guidance, and its accompanying checklist, could also be used at the evidence gathering stage of developing a neighbourhood plan to help undertake an assessment of how the design and layout of the area currently enables people to lead active lifestyles and what could be improved. NPPF Section 8: https://www.gov.uk/guidance/national-planning-policy-framework/8-promoting-healthy-communities</p>		

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>PPG Health and wellbeing section: https://www.gov.uk/guidance/health-and-wellbeing</p> <p>Sport England’s Active Design Guidance: https://www.sportengland.org/activedesign</p>		
Northamptonshire County Council	Education	<p>In terms of Education provision, the County Council has a statutory responsibility for education provision in the county for children between the ages of 2, 3 and 4 for Early Years Provision (pre-school, play group and/or nursery provision), between 5 and 16 years for Primary and Secondary education, and for 16-19 year olds in sixth forms and sixth form colleges.</p> <p>The County Council will only seek contribution from residential developments towards schools.</p> <p>Contributions will usually be required from large (more than 10) housing developments to support the extension of or improvements to existing schools / pre-schools that serve the development, and/or the building of new education facilities where there is a significant housing proposal.</p>	<p>Policy B13 recognises that financial contributions towards the provision of additional school places at Brigstock Latham’s CE Primary School and secondary schools may be required.</p> <p>The latest information regarding the capacity of Brigstock Latham’s CE Primary school is helpful.</p>	<p>Paragraph 5.5 be amended to read: <i>As of September 2017, the school was operating at over 105% capacity with several year groups accommodating more pupils than defined by the school’s pupil admission numbers.</i></p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>Development in Brigstock would be served by Brigstock Latham’s CE Primary school. As of September 2017, the school was operating at over 105% capacity with several year groups accommodating more pupils than available as defined by the school’s pupil admission numbers. New housing development planned for during the Plan period may therefore require additional capacity to be created a contribution towards primary education provision will therefore be required through Section 106 obligations to ensure sufficient capacity is available.</p> <p>In terms of Secondary education, pupils from Brigstock would potentially be served by schools in Corby, Kettering and/or Oundle. It is currently expected that beyond 2017/18, there will be limited capacity within the Corby and Kettering areas to accommodate growth projections, based on three-year trend and birth rate data. New housing development planned for beyond this period may therefore require additional capacity to be created to accommodate a greater number of secondary pupils and therefore a</p>		

Brigstock Neighbourhood Development Plan: Consultation Statement

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>contribution may be required to ensure sufficient capacity remains available at a later date.</p> <p>NCC will continue to monitor all relevant demographic information closely to ensure that its statutory responsibilities are complied with.</p> <p>The amount of contribution sought will depend on the level and mix of housing provided, the level of pupils generated by new development and the demand for provision in the area. Contribution calculations are based on Department for Education “basic need multipliers” for both Early Years provision, Primary and Secondary schools.</p>		
<p>Northamptonshire County Council</p>	<p>Fire & Rescue</p>	<p>Regarding Fire and Rescue, the County Council has identified that new developments and associated infrastructure within Northamptonshire equates to an increase in population as well as traffic movements. This will inevitably lead to an increase in the spread of community risk which places additional demands on Fire and Rescue Service resources to ensure safe</p>	<p>Both the Libraries’ and Fire & Rescue requests appear to be tariff style charges which may not meet the statutory tests in the Community</p>	<p>No change</p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>places are maintained, consistent with national Government expectations and guidance.</p> <p>Northamptonshire Fire and Rescue Service sets out its criteria for responding to incidents within its Standards of Operational Response (SOR). The standards outline how the Service will respond to different incident types which fall within its statutory responsibilities under the Fire and Rescue Services Act 2004.</p> <p>The projected collective growth of the county will impact on the Service’s ability to maintain Standards of Operational Response.</p> <p>The county council applies a contribution rate of £106 per household towards local fire and rescue infrastructure costs; this cost is based on the current cost per household of providing Fire and Rescue services.</p>	<p>Infrastructure Levy Regulations 2010.</p>	
<p>Northamptonshire County Council</p>	<p>Libraries</p>	<p>Where a new development will generate additional need and library space requirement, the County Council requires contributions towards the costs of providing new, extended and/or improved library facilities. The County Council has developed</p>	<p>Both the Libraries’ and Fire & Rescue requests appear to be tariff style charges which may not meet the</p>	<p>No change</p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>a Library Strategy to 2021. This examines the improvements required across all library provision in the county to support the delivery of growth and will act as further local needs guidance for developers.</p> <p>The County Council has adopted the National Library Tariff formula produced by the Museums Libraries and Archives Council (MLA). This includes:</p> <ul style="list-style-type: none"> • A minimum standard of 30 sq metres of new library space per 1,000 Population. • A construction and initial equipment cost on a per sq metre basis (adjusted to reflect Northamptonshire building costs), based on BCIS building costs for public libraries. <p>In order to establish a proportionate cost towards the new works, the County utilises cost multipliers as per our adopted guidance.</p> <p>Local planning and library authorities are recommended to adopt a minimum tariff of £90 per person in new housing. This is adjusted for Northamptonshire to £88 per person, based on BCIS building costs. Further</p>	<p>statutory tests in the Community Infrastructure Levy Regulations 2010.</p>	

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		information on these calculations can be found in the County Council's Planning Obligations Framework and Guidance Document 2015.		
Northamptonshire County Council	Broadband	<p>The Northamptonshire vision is for the county to be at the leading edge of the global digital economy. This requires new developments (both housing and commercial) to be directly served by high quality fibre networks. Access to a next generation network (speeds of >30mbs) will bring a multitude of opportunities, savings and benefits to the county. It also adds value to the development and attract occupiers.</p> <p>In order for the commercial communications market to be able to deploy to these new build areas, measures must be introduced at the earliest opportunity.</p>	Noted	No change
Robert Leacroft	B12	<p>The following should also be included in the list of protected facilities.</p> <p>Village Hall The Meadow</p>	Agree	The Village Hall, The Meadow and Cemetery be added to the list of protected facilities under policy B12.

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		Cemetery		
Mr A Baillie Mrs H Batty Mrs E Bennett Mr S Bennett Mrs M Druce Mr D Eldred Mrs S Eldred Mrs J Finnie Mr P Hewett Mr E Howlett Mrs J Howlett Mr & Mrs Jones Mrs M McDonald Mrs A Owen	5.20	There is an allotment on Grafton Road and aren't there some behind the Cemetery?	These are private allotments.	No change

Brigstock Neighbourhood Development Plan: Consultation Statement

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
<p>Mr M Reynolds Mr G Townsend Mrs J Thompson Mrs F Wagstaff Mrs E Winrow Mrs S Wise</p>				
<p>Mr & Mrs Robinson</p>	<p>Traffic and parking</p>	<p>Although we fully appreciate the comprehensive plan put forward for the village, there will still be a need to plan for further car parking needs and control of the traffic flows in the village. This will need to include all the construction sites access for very large vehicles on a temporary basis. We feel this is something that could get overlooked and cause disruption for the future.</p>	<p>In September 2016, Northamptonshire County Council published new parking standards which should ensure that new developments include an appropriate level of car parking to minimise the need for on-street car parking.</p> <p>The Highway Authority have</p>	<p>No change</p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
			<p>been consulted on the Plan's proposals.</p> <p>Policy B17 addresses construction site parking and traffic.</p>	
<p>Environment Agency</p>	<p>5.32 - 5.36</p>	<p>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 Parish is underlain by varied bedrock geology including the Blisworth Limestone and Upper Lincolnshire Limestone, which are classified as Principal Aquifers. Bedrock of the Rutland</p>	<p>Noted</p>	<p>No change</p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>Formation, Kellaways Formation and Cornbrash Formation are present beneath other areas of the Parish, which are classified as Secondary A Aquifers. Parts of the southern and south-eastern parts of the parish are underlain by unproductive strata of the Blisworth Clay. Superficial deposits classified as Secondary A Aquifers are present as Alluvium deposits along the line of Harpers Brook. 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. The use of groundwater in the area makes parts of the area vulnerable to pollution from certain types of development. Brigstock lies outside any groundwater Source Protection Zones and there are no licensed or private domestic abstractions within the Parish. There are no current or historic landfill sites within the village boundary, although a small historic</p>		

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>landfill site is located outside of the Parish to the north-east associated with Brigstock by-pass which was input with inert materials circa 1985-86. We are able to provide further advice on protecting groundwater, including guidance on the use of sustainable drainage systems (SuDS). We recommend that developers should: 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 https://www.gov.uk/environment-agency for more information. We would like to refer the applicant/enquirer to our groundwater policies in Groundwater Protection: Principles and Practice (GP3), available from our website. This sets out our position for a</p>		

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>wide range of activities and developments including:</p> <ul style="list-style-type: none"> ▫ Waste management ▫ Discharge of liquid effluents ▫ Land contamination ▫ Ground source heat pumps ▫ Cemetery developments ▫ Drainage 		
<p>Anglian Water Services Ltd</p>	<p>5.32 - 5.34</p>	<p>The comments relating to water supply and foul sewerage network related to the specific sites previously identified by the Parish Council. The capacity of Anglian Water's existing infrastructure to accommodate further development will vary dependent upon the location and scale of the proposed development. We would ask that this section is amended to this effect.</p>	<p>Noted</p>	<p>The first sentence of paragraph 5.34 be replaced with:</p> <p><i>The capacity of Anglian Water's existing infrastructure to accommodate further development will vary dependent upon the location and scale of the proposed development.</i></p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
East Northamptonshire Council	5.36	Suggested additional text at end of paragraph 5.36: “Contributions are not sought from developments of 10-units or less, and which have a maximum combined gross floor space of no more than 1000sqm; i.e. so-called “minor” developments.”	Proposed amendment is not considered necessary.	No change
East Northamptonshire Council	B13	Suggested amendment, for clarity: “New development will should be supported...”	Agree	First sentence of Policy B13 be amended to: <i>New development should be supported by the provision of new or improved infrastructure...</i>
Heritage and Design				
Historic England	General	Your Neighbourhood Plan falls within Bigstock conservation area and includes a number of designated heritage assets including 1 GI listed building, 2 GII* listed building, 43 GIII listed buildings and 1 GI registered park and garden. It will be	East Northamptonshire Council’s Conservation Officer regarding the heritage and design policies of	No change

Brigstock Neighbourhood Development Plan: Consultation Statement

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>important that the strategy you put together for this area safeguards those elements which contribute to the importance of those historic assets. This will assist in ensuring they can be enjoyed by future generations of the area and make sure it is in line with national planning policy.</p> <p>The conservation officer at [name of Council] is the best placed person to assist you in the development of your Neighbourhood Plan They can help you to consider how the strategy might address the area’s heritage assets. At this point we don’t consider there is a need for Historic England to be involved in the development of the strategy for your area.</p>	the Neighbourhood Plan.	
East Northamptonshire Council	B15	<p>Suggested addition to opening sentence, for clarity: “Development proposals affecting designated local heritage assets...”</p> <p>As there are a sufficiently large number of local heritage assets it may be helpful to list these separately, outside of, Policy B15; e.g. “The following local heritage assets are designated...”</p>	Designated heritage assets are: A World Heritage Site, Scheduled Monument, Listed Building, Protected Wreck Site,	No change

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
			Registered Park and Garden, Registered Battlefield or Conservation Area designated under the relevant legislation. The buildings and structures identified by Policy B15 are non-designated heritage assets.	
Gladman Developments	B15	This policy sets out the circumstances that development proposals affecting local heritage assets will be supported. These circumstances do not accord with the Framework, specifically paragraph 135 which offers guidance on decision taking where an application affects a non-designated heritage asset. Gladman suggest the wording of this policy is modified to be more in line with paragraph 135 and the undertaking of a balanced judgement exercise.	Agree	Paragraph 6.10 be amended to read: Features of Local Heritage Interest <i>There are buildings and sites in the parish that make a positive contribution providing local character and</i>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
				<p><i>sense of place because of their heritage value. Although such heritage features may not be nationally designated, they may be offered some level of protection through the Neighbourhood Plan. The Brigstock Neighbourhood Plan includes information about local, non-designated heritage features including sites of archaeological interest to guide decisions.</i></p> <p>Policy B15 be amended to:</p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
				<p><i>The determination of planning applications which would affect features of local heritage interest (as listed below and shown on the Policies Map) will balance the need for or public benefit of the proposed development against the significance of the asset and the extent to which it will be harmed:...</i></p>
<p>East Northamptonshire Council</p>	<p>B16</p>	<p>Overall, B16 is a good robust design policy. Reference may be made to other examples such as Higham Ferrers. Suggested amendment, for clarity: “Only developments Development which reflects...”</p>	<p>The suggested amendment proposes a significant weakening of the design policy.</p>	<p>No change</p>

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
East Northamptonshire Council	6.13	Suggested additional text at the start of paragraph 6.13, to clarify the context for Policy B17: “The current Local Plan contains a ‘Considerate Construction’ policy (RNOTP Policy 12) to encourage contractors to sign up to the industry Code of Considerate Practice. This approach is also supported by the Neighbourhood Plan.”	Additional text agreed.	A new paragraph be added at 6.14: <i>The current Local Plan contains a ‘Considerate Construction’ policy (RNOTP Policy 12) to encourage contractors to sign up to the industry Code of Considerate Practice. This approach is also supported by the Neighbourhood Plan.</i>
East Northamptonshire Council	B17	Policy B17 does not accord with ENC Local Requirements for planning applications. Where appropriate (i.e. reasonable or practical), matters relating to the construction phase will be conditioned as an integral part of the development management process. NB: Town/ Parish	The Parish Council is keen to have an input into the Construction Method Statement.	No change.

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
		<p>Councils are not notified about Discharge of Conditions applications, although these are published on the ENC website.</p> <p>However, a revised policy wording has been suggested, to encourage (if not compel) the submission of a Construction Method Statement as an effective means to comply with the current Local Plan requirement (RNOTP Policy 12).</p> <p>1st sentence, suggested revision: “Development is encouraged to comply with the Code of Considerate Practice, to mitigate the short term local impacts at the construction phase. This may be demonstrated through a Construction Method Statement, which sets out:”</p>		
Employment				
East Northamptonshire Council	B19	It is suggested that Policy B19 should be incorporated into Policy B6 (Countryside), as set out at B6, above.	Policy B6 to be amended.	Policy B6 be amended to: The Countryside (land outside the Brigstock Village Boundary as

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
				<p>defined on the Policies Map) will be protected for the sake of its intrinsic character and beauty, the diversity of its landscapes, heritage and wildlife, the wealth of its natural resources and to ensure it may be enjoyed by all.</p> <p>Development in the Countryside will be limited to:</p> <ul style="list-style-type: none"> A agriculture and forestry; B the preservation of Listed Buildings; C the re-use and adaptation of

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
				buildings for appropriate purposes; D flood protection; E new dwellings in accordance with Policy B5; G the extension and replacement of dwellings; H Business development at the Sudborough Road Employment Area in accordance with Policy B18; I small-scale employment-generating development or farm

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
				diversification in accordance with Policy B19; J development at Brigstock Camp in accordance with Policy B20; K community services and facilities meeting a proven local need; L development by statutory undertakers or public utility providers; M recreation and tourism; and N transport infrastructure.

Representor	Policy/ Paragraph etc.	Representation	Response	Proposed Revisions to the Brigstock Neighbourhood Plan
East Northamptonshire Council	B20	<p>Policy text regarding the development of a new solar farm is too prescriptive. Revision to Policy B20 (1st paragraph), is suggested as follows:</p> <p>“Development of a new solar farm on the greenfield element of the Brigstock Camp site (as defined on the Policies Map), will be supported where this fulfils the relevant Local Plan criteria for renewable and low carbon energy schemes and provided that, at decommissioning:</p> <ul style="list-style-type: none"> • Installations are removed when no longer in use; and • The site is planted with trees and managed as woodland thereafter.” 	The deployment of a large-scale solar farm at the site is seen as a concession that will achieve the long-term objective of securing the site’s re-integration with the Rockingham Forest.	No change
Other				
East Northamptonshire Council	Appendices	Editorial - Maps require referencing as appendices	The Policy Maps are not appendices.	No change

