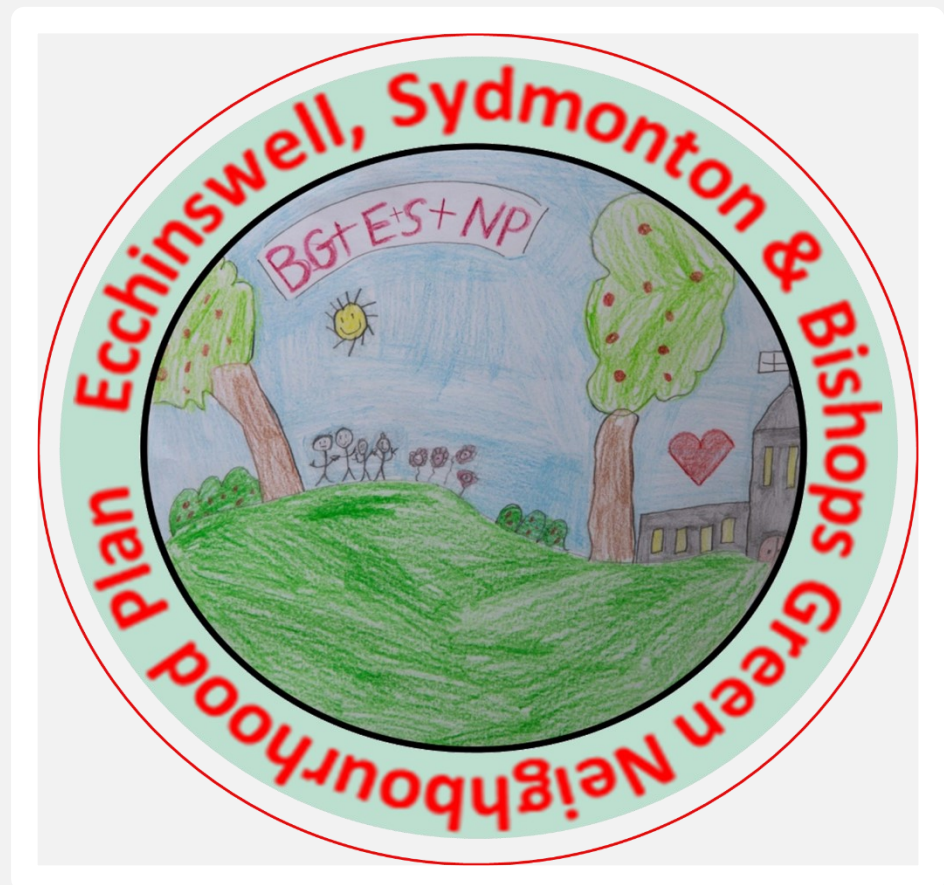


## Ecchinswell, Sydmonton & Bishops Green Neighbourhood Plan (2021– 2039)

# Plan Overview and Request for Comments.



Published by:

Ecchinswell, Sydmonton & Bishops Green Parish Council

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# IMPORTANT NOTE FOR READING THIS LEAFLET

The purpose of this leaflet is to:

- provide an easy-to-read **overview** of the ES&BG Neighbourhood Plan,
- help residents and other consultees understand what is in the plan,
- inform you where we are in the process of development and approval, and..
- invite you to **read the main document** and make comments or ask questions.

N.B. this leaflet is NOT a replacement for the full plan document with its supporting appendices and hence should not be used as the basis for any response to consultation (nor for considering any planning related matters).

## What is the Neighbourhood Plan?

It is a formal record of how the local community sees the future of the parish of Ecchinswell, Sydmonton & Bishops Green up to 2039 in the context of National/Borough plans and policies. It is the result of extensive community consultation and has been developed for the Parish Council by a team of volunteers with support from statutory bodies and specialist advisors.

## Where are we in the process?

We now have a full draft of the plan that is built out of the material that received strong support from the community consultations held in May 2022. The plan now needs to go through 3 steps to be “approved” and to have “weight”. We are now at the first step:

1. A “Pre-Submission Consultation” **review by residents** and a range of statutory bodies during September 2022 – this may trigger some (hopefully minor) changes and/or improvements to the plan.
2. Submission for formal examination by an independent expert appointed by B&D BC to confirm the plan has been properly prepared and is compliant with relevant policies. We hope this will be complete by around end 2022/early 2023.
3. Once it has passed examination, the plan is subject to approval by a referendum of local residents - we hope this will take place alongside local elections in May 2023.

## What should I do now?

We are distributing this leaflet to encourage you to read and review the full plan documents and make any comments you might have by the end of September 2022. The documents are here: [ESBP NP Pre Submission Consultation](https://tinyurl.com/37buburk) (<https://tinyurl.com/37buburk>) -- apologies – it is a big read – the main plan is 80+ pages and there are 19 supporting appendices!

If you have comments or questions or want to see a printed copy of the plan, please contact one of the Neighbourhood Plan Team by phone or text to **077 4873 3388** or by email to: [n.plan.esbg@gmail.com](mailto:n.plan.esbg@gmail.com). Some drop-in opportunities to see the plan are scheduled –see back page.

This is the **essence of our plan** – it received overwhelming support at the May 2022 community consultations:

<b>What we value:</b>	<ul style="list-style-type: none"><li>➤ <b>Our rural setting,</b></li><li>➤ <b>Access to green spaces,</b></li><li>➤ <b>Our heritage assets.</b></li></ul>
<b>What we want to do:</b>	<ul style="list-style-type: none"><li>➤ <b>Protect our rural environment &amp; heritage assets,</b></li><li>➤ <b>Improve sustainability,</b></li><li>➤ <b>Improve biodiversity.</b></li></ul>
<b>Any more homes should be:</b>	<ul style="list-style-type: none"><li>➤ <b>In limited numbers based on modest local growth,</b></li><li>➤ <b>Affordable,</b></li><li>➤ <b>In keeping with rural setting,</b></li><li>➤ <b>Providing more options for young families, the elderly &amp; less mobile.</b></li></ul>

The main plan document comprises:

- the **Vision** for the parish that puts flesh on the above
- a set of **Objectives** that will deliver the vision
- **18 “land-use policies”** that provide a framework for Planning decisions that ensure delivery of the vision and objectives alongside National and Borough policies
- A set of **policy maps** that illustrate geographically where the policies apply
- a number of projects and programmes that lie outside the scope of Planning decisions but are required to complete the vision.

The **Vision** and **Objectives** were developed from the first wave of community consultations in September 2021, endorsed by residents in May 2022 and can be seen in the main plan document or [here](https://tinyurl.com/ytx7xh9e) (<https://tinyurl.com/ytx7xh9e>)

The bulk of the plan is made up of the **18 land-use policies** and supporting evidence; these are summarised as follows:

1. **Settlement Boundaries** – a single core “built area” is defined for each of Bishops Green and Ecchinswell; the rest of the parish is “countryside” – different planning rules apply inside and outside the boundaries.
2. **Overall Housing Supply To Meet Local Needs** – this is the basic strategy – **“some but not a lot”** of extra housing to meet local growth – specifically:
3. **Housing in Bishops Green** – a plan for ~ 15 homes on a designated site in Bishops Green – and;
4. **Housing in Ecchinswell** – a plan for ~ 5 homes on a designated site in Ecchinswell.
5. **Design Quality in the Parish of Ecchinswell, Sydmonton and Bishops Green** – a set of “rules” for appearance and materials to preserve the rural feel of the parish.
6. **Design Quality in the Ecchinswell Conservation Area** – to reinforce our heritage.
7. **Community Engagement in Planning** – to drive greater involvement in decisions.

8. **Support For Rural Businesses & Workspace** – an enabler for new businesses provided they are suited and scaled to our rural parish.
9. **Support For Home Working** – facilitates change to homes as this grows.
10. **Broadband & Mobile Communications** – stimulates/mandates improvement.
11. **Community Facilities** – supports existing and encourages new.
12. **Green Infrastructure Network & Nature Recovery** – sets direction for improvement with green corridors etc to protect/improve habitats etc.
13. **Valued Landscapes & Key Views** – secures and protects our highly valued rural environment.
14. **Local Green Spaces** – protects and enhances these important assets
15. **Dark Skies** – retains what we have – seeks improvement
16. **Zero Carbon Buildings** – seeks construction standards fit for the future
17. **Carbon ‘Sinking’ (Sequestration)** – seeks off-sets for any larger development
18. **Encouraging Active & Sustainable Travel** – seeks improvement on traffic management/parking/alternative modes etc – linked projects vital in this area

These Policies provide **guidrails and defences** to be applied in any future planning decisions – the Parish Council and the community need to actively promote the policies in all response to planning questions/applications.

The plan also creates a comprehensive agenda for Local Infrastructure improvement that the Parish Council and residents will need to champion with relevant stakeholders – this has limited weight but it enables us all to tell a clear and coherent story.

A number of projects needed to deliver the overall vision and objectives are defined. These fall outside formal planning processes – but provide a clear agenda for the PC to champion with the community and relevant stakeholders.

Based on the above summary, we hope you are now encouraged to review the full plan and make any comments. **Please do this before the end of September 2022.**

You can access the documents as pdf files here: [ESBP NP Pre Submission Consultation](#) (<https://tinyurl.com/37buburk>) Please email any comments to: [n.plan.esbg@gmail.com](mailto:n.plan.esbg@gmail.com)

As an alternative, there will be some “drop-in” opportunities for reading a printed copy and to ask questions/make comments. These will be for ~ 2hrs each at **1730 on Thur 15th Sept at Echinswell Village Hall; 1730 on Wed 21st Sept at Bishops Green Village Hall;** and **1300 on Sat 24th Sept at the Royal Oak.** Please call or text **077 4873 3388** or email [n.plan.esbg@gmail.com](mailto:n.plan.esbg@gmail.com) for details or to request other date options.