

Barton Submission Neighbourhood Development Plan

Consultation Statement

November 2022

1.0 Introduction and Background

1.1 This Consultation Statement has been prepared in accordance with The Neighbourhood Planning (General) Regulations 2012 (SI No. 637) Part 5 Paragraph 15 (2)¹ (as amended). Regulation 22 (2) defines a “consultation statement” as *a document which –*

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

(b) explains how they were consulted;

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

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

1.2 National Planning Practice Guidance provides further advice:

‘A qualifying body should be inclusive and open in the preparation of its Neighbourhood Plan (or Order) and ensure that the wide community:

- Is kept fully informed of what is being proposed
- Is able to make their views known throughout the process
- Has the opportunities to be actively involved in shaping the emerging Neighbourhood Plan (or Order)
- Is made aware of how their views have informed the draft Neighbourhood Plan (or Order).

¹ <http://www.legislation.gov.uk/uksi/2012/637/contents/made>

1.3 Barton Neighbourhood Development Plan has been prepared in response to the Localism Act 2011, which gives parish councils and other relevant bodies, new powers to prepare statutory Neighbourhood Plans to help guide development in their local areas. These powers give local people the opportunity to shape new development, as planning applications are determined in accordance with national planning policy and the local development plan, and neighbourhood plans form part of this Framework. Other new powers include Community Right to Build Orders whereby local communities have the ability to grant planning permission for new buildings.

1.4 Early work on the NDP was moved forward by a Steering Group which was established in 2017. The group signed up to a terms of reference and elected chair and vice chair. An application for designation of a neighbourhood plan was made to Preston City Council on 30th March 2017 for designation as a neighbourhood planning area. The application was approved by the Council on 8th September 2017, after a six week consultation 11/5/17 – 23/7/17 which received a total of 8 consultation responses. Full details are available on Preston City Council's website www.preston.gov.uk

The NP Area covers an area of land which is within the administrative borough of Wyre Borough Council under Myerscough and Bilsborrow Parish Council. Barton Parish Council is the lead parish on the Neighbourhood Plan and both Preston City Council and Wyre Borough Council have been consulted throughout the process.

1.5 **Overview of consultation**

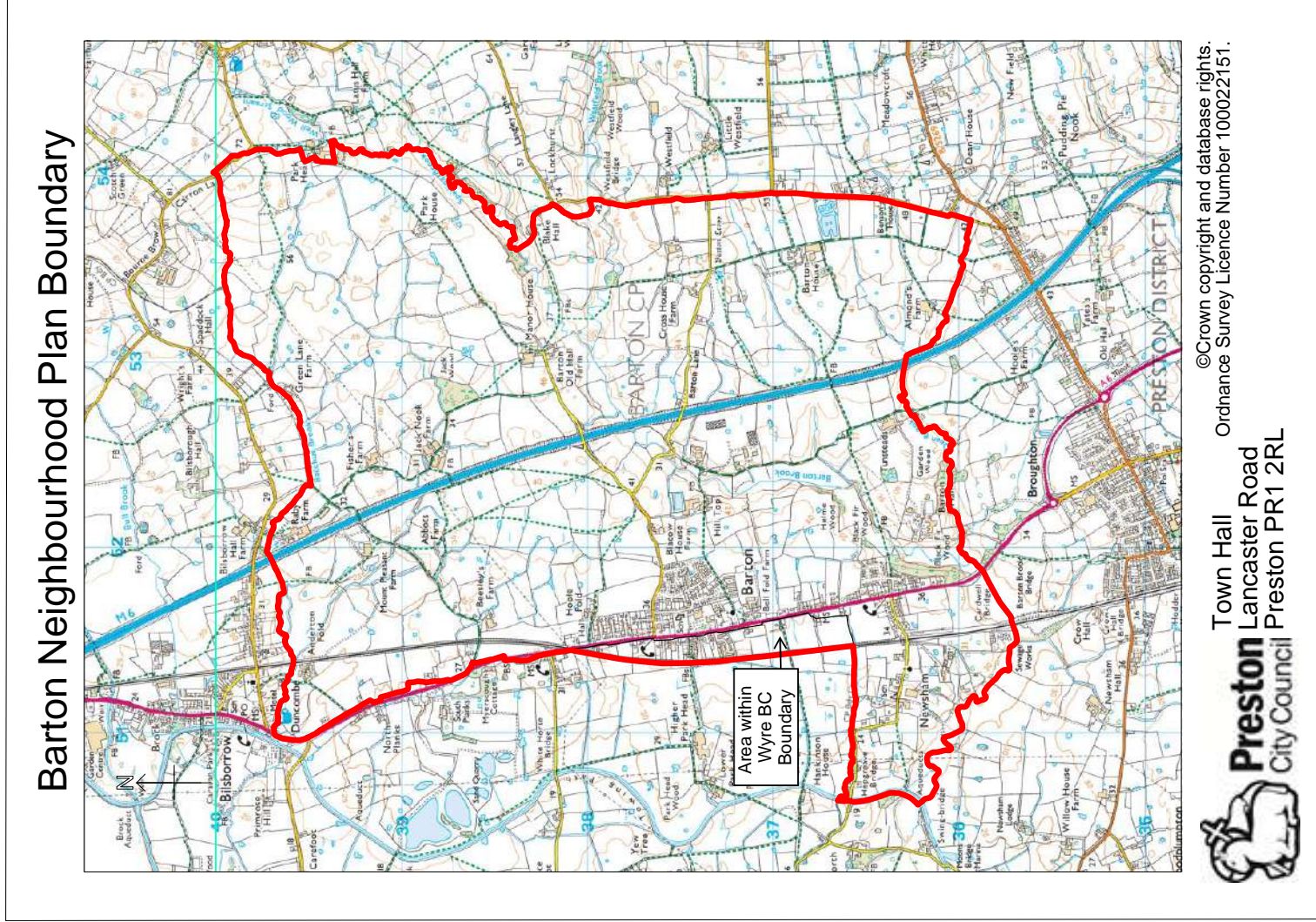
Application for the Neighbourhood Plan Approved by Preston City Council 8th September 2017

Scoping Questionnaire August 2018

Informal Consultation draft issues and options: 21st April 2020 – 29th May 2020 (on line questionnaire and draft issues document)

Regulation 14 consultation: 6 weeks Monday 5th October - Monday 30th November 2020

Map 1 Barton Designated Neighbourhood Area (the yellow shaded area shows that part of the NP area which falls within Wyre Borough Council)



2.0 Neighbourhood Plan Development and Informal Public Consultation

2.1 Planning consultants Kirkwells were appointed in the Summer of 2019 by the Parish Council to provide ongoing professional Parish planning support and advice and to build upon the good work which the parish council has already made. A Steering Group of interested residents and Parish Councillors was set up and the Group met regularly throughout the preparation of the Plan period.

2.2 Members of the Steering Group were keen to ensure that local residents and stakeholders had opportunities to become involved in the plan throughout its preparation, and not just at consultation on the Draft Plan stage. Updates on the emerging Neighbourhood Plan and further invitations to comment and become involved were included in parish newsletters to all local households in Barton.

Scoping questionnaire August 2018

2.3 In August 2018 a Scoping Questionnaire was sent out to all residents and businesses in the NP area to gather views and options on a wide range of issues in Barton including; transport, utilities, employment and business, health and well being, safety and security, new homes and ecology, heritage and community assets. The paper questionnaire was distributed throughout the village with each household receiving one copy. Further copies were made available through the Barton Neighbourhood Plan website. The website also provided additional details and information about the survey and guidance on notes on the questionnaire. The closing date for the survey was 30th September 2018 and completed questionnaires could be returned to a number of venues around the village. A total of 241 completed questionnaire were returned and full survey report was produced dated January 2019, the report is available on the Parish Council website.

Informal public consultation 'emerging policies' May 2020

2.4 Informal consultation on the emerging Vision, Objectives, Issues and Options was carried out over a 5 week period from 21st April until the 29th May 2020. This was at the height of Pandemic and lock down restrictions therefore an online questionnaire was made available together with a copy of the draft 'issues and options' document.

Barton Neighbourhood Plan

First Discussion Draft Issues & Options March 2020



Neighbourhood Development Plan Issues and Options Response Form MARCH 2020

1. Do you agree with the draft Vision and Objectives? (Pages 2 & 3)

YES/NO*

Do you have any suggestions for how they might be improved?

2. Do you agree with the key issues which have been identified on page 15?

Are there any key issues which you consider have been missed out?

YES/NO*

Please provide any comments

3. Planning Policy Option Green Infrastructure

Do you agree with the description for Barton on the Green Infrastructure within the Neighbourhood Plan Area?

YES/NO*

Please provide any comments on additional sites.

3.0 Formal Consultation on the Barton Draft Neighbourhood Development Plan – 12th October 2020 – Monday 30th November Regulation 14

3.1 The public consultation on the Barton Draft Neighbourhood Development Plan was carried out in accordance with The Neighbourhood Planning (General) Regulations 2012 (SI No. 637) Part 5 Pre-submission consultation and publicity, paragraph 14. This states that:

Before submitting a plan proposal to the local planning authority, a qualifying body must—

(a) publicise, in a manner that is likely to bring it to the attention of people who live, work or carry on business in the neighbourhood area—

(i) details of the proposals for a neighbourhood development plan;

(ii) details of where and when the proposals for a neighbourhood development plan may be inspected;

(iii) details of how to make representations; and

(iv) the date by which those representations must be received, being not less than 6 weeks from the date on which the draft proposal is first publicised;

(b) consult any consultation body referred to in paragraph 1 of Schedule 1 whose interests the qualifying body considers may be affected by the proposals for a neighbourhood development plan; and

(c) send a copy of the proposals for a neighbourhood development plan to the local planning authority.

3.2 The Barton Draft Neighbourhood Plan was published for formal consultation for 7 weeks from Monday 20th October until Monday 30th November 2020. The Draft Screening Report for Strategic Environmental Assessment (SEA) of the Neighbourhood Plan also was published for consultation with Historic England, Natural England and the Environment Agency.

3.3 The Draft Neighbourhood Plan and a copy of the Response Form were available for viewing and downloading from the Parish Council website www.barton-pc.org.uk (screenshots of these web pages are provided in the Appendix). Consultation responses were invited using the accompanying Response Form (provided in the Appendix) by email to clerk@barton-pc.org. Hard copies of the document were also available by calling the parish clerk. The draft was available to view at www.barton-pc.org.uk

- 3.4 Over 50 emails/letters were sent to all statutory consultation bodies, providing information about the consultation dates, and the locations where the Draft Plan and accompanying documents could be viewed and downloaded. Copies of the letter/email were also sent out to a wide range of non-statutory consultees. Respondents were invited to complete the Response Form and to submit completed forms / other comments by email or by post to the Parish Council. A copy of the letter and the complete list of Consultation Bodies and other groups / organisations consulted is provided in the Appendix.
- 3.5 The Steering Group discussed the best ways of getting maximum coverage of the consultation. The consultation was run at a time with Covid restrictions therefore the usual public events were not held. A range of consultation methods were put together:

Copies of the draft and associated documents at various locations in the village

- Barton lodge Hotel
- Barton Takeaway
- The Kopper Kettle
- Barton St Lawrence Church
- The Pickled Goose
- The village Hall
- Owd Nells
- Bilsborrow Post Office
- Brooks Gelato (Station Lane)

4.0 Summary of Consultation Responses to the Draft Neighbourhood Plan

4.1 In total, 14 groups/individuals sent representations.

4.2 Table 1 below sets out the responses submitted to the Draft Neighbourhood Plan, together with information about how these responses have been considered by the Parish Council and have informed the amendments to the Submission Neighbourhood Plan.

4.3 Table 2 lists the Consultation Bodies to the SEA Screening Report prepared by Kirkwells.

Table 1 Consultation Responses and Consideration of Responses, Barton Neighbourhood Development Plan 5th October – 30th November 2020

Regulation 14 Consultation

Rep No and Name	Document Comments Refer	Section to which comments relate	Support /Object Neutral Comment	Summary of representation	Parish council comments	Amendments to NP
Highways England	Draft Neighbourhood Plan Reg 14	Policy BNDP 04	Support	Policy BNDP 04 (Promoting Cycle and Pedestrian Activities) in that we would welcome involvement in any initiatives to be taken forward that may physically affect the Public Right of Way crossings of the M6 motorway shown in the Connectivity Plan.	Welcome support, continue to liaise	None required
Natural England	Draft Neighbourhood Plan Reg 14	All	Support	No specific comments	Noted	None Required
Wyre Borough Council	Draft Neighbourhood Plan Reg 14	All Introduction		<p>General formatting issues</p> <p>3rd Paragraph, refers to the parish councils jointly applying for the whole parish to be designated as a Neighbourhood Area. This needs to be updated to refer to whole of Barton parish (in Preston) and part of Mysercough & Billsborrow parish (in Wyre).</p> <p>Can reference also be made as appropriate to explain Myerscough & Billsborrow Parish Council delegated its neighbourhood planning function to Barton parish council to prepare the BNDP. I note that this is partly discussed in paragraph 4.</p> <p>4th Paragraph – I assume the population figure refers to Barton Parish area only, therefore you may need to include footnote to make it clear that the population figures only relate to “Barton” part of the NDP.</p> <p>5th Paragraph – should this be referring to the A6 is on the western edge of Barton parish council?</p>	<p>Noted</p> <p>Noted</p> <p>Noted</p>	<p>Change 3rd para page 5</p> <p>Update Fig 1 to show that part of Wyre</p> <p>Add new sentence into para 3</p> <p>Foot note Reference to Pop figures</p>

		Figure 2	Update reference to: Wyre Local Plan (February 2019) (2011-2031)	Noted	New Figure 2 with Wyre Housing Allocations
		Policy 1	<p>This plan excludes Wyre Local Plan (2011-2031) allocations within the “Wyre” part of the Barton NDP. This excludes the three residential allocations (SA1/23, SA1/24 and SA1/25), it also excludes the settlement boundary. The key therefore only refers to allocations within Preston City Council.</p> <p>Criteria (1) reference to “network of path” – should this read public pathway? Criteria (1) reference to “grassland” – what is meant by this, is grassland the same as fields or does it refer to a specific ecological feature? Criteria (2)(b) “restoring existing green infrastructure” – if it already exists, how can it be restored. Should this relate more to improving the quality of the existing green infrastructure?</p>	<p>Alter Figure</p> <p>Noted: paths Grassland is referred as meadow by Natural England</p> <p>Noted, ‘restoring green infrastructure where it has been neglected.’</p>	Reword
		Figure 3	<p>Does Figure 3 Green Infrastructure Map of Barton Neighbourhood Area identify all forms of GI as defined by Policy BNDP 01 (01)? It is assumed as there are no GI (as defined by Wyre Local Plan Policy CDMP4) that no GI is shown within the “Wyre” part of the Barton NDP.</p>	No designated Gi for Wyre.	No change required
		Policy 2	No Comment		
		Policy 3	<p>Criteria (3) refers to “following projects” but none are identified, should Policy BNDP03 criteria (3) be incorporated into BNDP 04? Should policy BNDP 03 and 04 be merged into one policy?</p>	Yes, this has been noted and considered a sensible approach	Policies 3 & 4 have been merged to create ‘Active Travel’

		Policy 4	Figure 7a and 7b (referred to as figure 7 in the policy) include additional proposal which are not listed in 3rd paragraph (only one project listed). Should all the projects identified on figure 7a and 7b be referred to in the Policy BNDP 04 or should figure 7a and 7b be updated?		Noted and maps amended
		Figure 7a	Is it intentional that existing PROW in Wyre are not identified on the plan?	PROW for Wyre are shown	
		Figure 7b	Incorrect Neighbourhood Area Boundary shown, figure 7b does not include land in Wyre. As per above, is it intentional that existing PROW in Wyre are not identified on the plan?	Noted and amended	Map amended
		Policy 5	1st Paragraph refers to “where surface water flood risk is a known issue” - is a known issue for who? Is this referring to Lead Local Flood Authorities role in managing flood risk from surface water? Criteria (a) – Please note that SuDs may not be able to be achieved on minor developments.	Contact LLFA and ask for comments	
		Policy 6	1st Paragraph refers to “defined development boundary.....(see figure 2)”. We cannot see this identified in figure 2 and we cannot see a definition for this in the NDP. Should this be referring to the defined settlement boundary within the Wyre Local Plan and mapped within the Wyre Local Plan policies map? The policy says refer to figure 2 Criteria (d) “....proposed new properties, and inappropriate loss of off-street car parking” Criteria (e) “....of the proposed use development to access.....”	Produce a new plan showing just the settlement boundary	Updated figure 2 with clear boundary for ‘rural settlement boundaries’

		Page 33	<p>Please see appendix 1 below which provides an up to date housing position for Wyre at the base date 31st March 2020.</p> <p>Please note that the APS position also needs to be updated to reflect the latest position that is available on the Wyre Council website: https://www.wyre.gov.uk/info/200318/evidence_base/1309/annual_position_statement</p>	Comments accepted and latest position will be updated in the plan	
		Policy 7	No Comment – policy only identifies sites within Preston City Council		
		Policy 8	<p>Providing a plan or further locational information would be beneficial.</p> <p>It is understood that the three assets identifies are within Preston City Council and therefore have no further comments to make.</p>	Noted, policy 8 has been removed	
		Policy 9	It is assumed that the policy supports all existing businesses. Does the policy for example support expansion of an existing dwelling where a business is being run from a residential address as part of a home office?	The policy doesn't such specifics, each application would be taken on its merits	

Preston City Council	Draft Neighbourhood Plan Reg 14	All	Support	General	Yes noted	Glossary to be included
				Paragraph numbers would be useful		
				Glossary of terms at the beginning of the doc	Yes Noted	
		Chapter 1		NDP definition	Noted	
		Chapter 4		HPC definition or include in glossary	Noted	
		Chapter 6 pf 10 point 1		Easier word than 'embodying'	'representing'	
		Point 2		All' residents – maybe change to 'our' or 'the' residents.	Note	
		Point 6				
		Objectives		Formatting		
		Chapter 7		Perhaps include something on climate change		
		Chapter 7		Preston Local Plan (2012 – 2016) should read: Preston Local Plan (2012 – 2026)		
				Suggested changes.....the NPPF paragraph 29 states: "29. Neighbourhood	Noted	
		Policy 1		Support overall principle.		
Policy 2	b) restoring existing green infrastructure;	Noted				
Page 21	LGS – include within a glossary or need to abbreviate in first paragraph.	Noted				
Policy 03	Para 3 is very wordy and full of acronyms and could be used in the glossary and cut the words down. Full stop instead of a :	Noted pg25 reorder				
Policy 4	Suggest title ' Active Travel' a term used in the emerging Lancashire Travel Plan.	Noted and change				

		Policy 5		Condensed and more user friendly		
		Policy 6		<p>Would highly recommend that the NP include some small allocations for housing in line with Paragraph 14 b) of the NPPF which states. 'In situations where the presumption (at paragraph 11d) applies to applications involving the provision of housing, the adverse impact of allowing development that conflicts with the neighbourhood plan is likely to significantly and demonstrably outweigh the benefits, provided all of the following apply⁸:</p> <p>a) the neighbourhood plan became part of the development plan two years or less before the date on which the decision is made;</p> <p>b) the neighbourhood plan contains policies and allocations to meet its identified housing requirement;</p> <p>c) the local planning authority has at least a three year supply of deliverable housing sites (against its five year housing supply requirement, including the appropriate buffer as set out in paragraph 73); and</p> <p>d) the local planning authority's housing delivery was at least 45% of that required⁹ over the previous three years. '</p>	<p>A policy on New Housing (policy 5) has been created which supports new housing within the defined development boundary.</p>	
		Policy 7		<p>Area of Separation – this policy which is outside defined 'area of separation' defined in Preston Local Plan. It's hard to justify and give weight to any greater protection than policy EN1.</p>	<p>Ares have been reduced in size, considered to be important to those living in the Parish to further safeguard against development pressures from the north and south of the NDP boundaries</p>	

		Policy 9 PG. 42 - 43		The expansion of existing businesses within the NDP area Support policy. Recent' should be deleted. Some of the applications are old now.	Noted and welcome Page 42 remove 'recent'	
LCC Archaeology				No comments		
Environment Agency		BNDP 1 and 6		No detailed comments to make in relation to your Plan at this stage. The concept of BNG aligns with Policy BNP 01 and could be introduced here and also BNDP 06 to strengthen the policies. Any new development should have regard to the latest planning practice guidance on how biodiversity net gain can be achieved as part of the proposed development.	Together with Natural England, English Heritage and Forestry Commission we have published joint advice on neighbourhood planning which sets out sources of environmental information and ideas on incorporating the environment into plans. This is available at: http://webarchive.nationalarchives.gov.uk/20140328084622/http://cdn.environment-agency.gov.uk/LIT_6524_7da381.pdf	

				<p>The Policy BNP 01 could also highlight some of the additional benefits of Green Infrastructure:</p> <ul style="list-style-type: none"> ☑ It increases surface water infiltration and by slowing and reducing surface water run-off, thus helps to mitigate flood risk and improve water quality. ☑ It provides shade, and allows species to move and respond to Climate Change (adaptation). <p>Climate Change The Draft Plan makes no mention of climate change, although some of the policies on sustainability will nonetheless contribute to mitigation.</p> <p>Policy BNDP 05 Surface Water Flooding could include reference to the need for surface water drainage to be designed to accommodate the future impacts of climate change (adaptation).</p>	Noted, include in objectives	<p>Put the following into the supporting text on page 18 It increases surface water infiltration and by slowing and reducing surface water run-off, thus helps to mitigate flood risk and improve water quality. ☑ It provides shade, and allows species to move and respond to Climate Change (adaptation).</p> <p>Add climate change on pages 30 and 31</p>
Beesleys Farm	Reg 14	BNDP 02 – Local Green Spaces	Object	Green Space	Remove	Amend Figure 5 remove site 1. Amend Figure 4 remove
Adams Planning & Development on behalf of Lowcock Family	Reg 14	BNDP 07 – Area of Separation	Object	Policy BNDP 07 of the draft Neighbourhood Plan does, however, conflict with the existing policies contained within the Preston Local Plan Site Allocations & Development Management Policies Document 2012 to 2026 (Preston Local Plan, Adopted 2nd July 2015).	<p>Note the comments made. The application for 100 dwellings has subsequently been refused.</p> <p>A of S has been reduced in size and the PC still consider that there is</p>	Area of Separation has reduced refer to map at Figure 8

				<p>The proposed 'Areas of Separation' allocations are excessive in size and would inhibit rather than enable the areas from making a contribution to delivering the Council's housing requirements if allocated.</p> <p>Our clients were surprised to understand that some of their landholding had been included within the proposed northern Area of Separation identified in Policy BNDP07 without prior consultation with any of the family members despite their being long-standing (i.e. third generation) members of the local community.</p> <p>The Parish Council will be aware that the northern portion of the land is the subject of a live planning application (Reference No. 06/2020/1087) for up to 100 new homes</p>	<p>some form of visible separation between Barton and Bilsborrow</p> <p>06/2020/1087 – Refused 11/1/21 Extract from officers committee report:</p> <p><i>'The proposed development of this site would significantly extend the settlement boundary of Bilsborrow south in to an area of the open countryside that represents the clear transition between the settlement of Bilsborrow and the rural nature of the surrounding area.</i></p> <p><i>The development of this site would therefore fail to conserve, retain and provide an appropriate transition from the built development into the open countryside and have an unacceptable visual impact upon the landscape character of the area.....'</i></p>	
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<p>PWA Planning on behalf of</p> <p>Seddon Homes</p>			<p>Community Consultation</p> <p>Vision & Objectives</p> <p>Policy 1 – GI</p> <p>Policy 4 – cycle and pedestrian</p> <p>Policy 6 – Housing</p>	<p>Land east of Garstang Rd, immediately south of Bilsborrow.</p> <p>Live application for 100 dwellings, 06/2020/1087. It is considered to be logical location for new housing.</p> <p>Note that affordable was put forward and this site could bring 30 affordable homes.</p> <p>Over half the proposed site has been put forward for open space (3.8 ha) of space.</p> <p>No objections</p> <p>No objections. As part of the scheme would be looking to enhance footpath connections.</p> <p>The policy makes no provision to allocate sites for housing. Barton is a sustainbale location and has a number of logical extension sites.</p> <p>Supporting text out of date on the JMOU which PCC has now withdrawn from. Not considered appropriate for the NDP to make reference to housing supply which is in a flux. Recent White Paper sets out a new methodology for calculating housing supply which could result in different targets.</p> <p>Object to what is being presented. Excessive in scale and include land which have logical locations for growth.</p> <p>Revised designations should be considered which are not so tightly drawn around Barton and Bilsborrow.</p>	<p>06/2020/1087 – Refused 11/1/21</p> <p>A policy on New Housing (policy 5) has been created which supports new housing within the defined development boundary.</p> <p>Noted and amend</p> <p>A of S has been reduced</p>	
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			Policy 7 – A of S	<p>Note part of an app (06/2020/0167) for 68 dwellings included part of the southern site which would fall in the proposed A of S.</p> <p>PCC made a full assessment of the A of S which have not been evidenced. A of S are broadly strategic matters which would normally be controlled by the Council. The policy refers to policy EN1 of the Preston which seeks to control development outside settlement boundaries in the open countryside, hence development in the proposed A of S are afforded policy protection.</p>	<p>Whilst the NP steering are well aware of the existing Preston LP policy EN1, it is considered that a specific policy is required relative to Barton, so safeguard any coalsense from Broughton to the south and Bilsborrow to the north.</p>	
<p>Avison Young on behalf of</p> <p>National Grid</p>				<p>Information and a map of the assets within the area, main asset being Heysham – Hutton-Penwortham Overhead transmission</p>	<p>Noted</p>	
<p>United Utilities</p> <p>Various comments made on redrafted document which also covered comments from the LLFA dated October 2022</p>		<p>BNDP 05 – surface water</p>		<p>Detailed comments which can be shared as a separate appendic.</p> <p>General comment:</p> <p>We are keen to continue working in partnership with you and Wyre Council to ensure that all new growth can be delivered sustainably.</p>	<p>Detailed comments made from UU and the LLFA. Very pleased to be developing a policy which is supported by the latest national policy and best practice. Acknowledge that this subject area is technical and have relied on the expertise of the UU and the LLFA.</p>	<p>Policy to be renamed Drainage and Water Management</p>

PWA Planning on behalf of Story Homes		Community Consultation Vision & Objectives Policy 1		<p>Specific comments to land off Jepps Lane. Current outline app 06/2020/1002 for 125 dwellings. This is a resubmission of 06/2019/0866. Consider the site to be a 'rounding off' development.</p> <p>Generally welcoming of affordable homes and note that Jepps lane is putting forward 35% affordable.</p> <p>Focus on health and wealth being of residents especially with the provision of green spaces. Jepps Lane will be putting forward public spaces for all to enjoy. The developer is also in agreement with LCC highways in a contribution to help improve the A6 Strategy.</p> <p>Jepps lane scheme proposes to maintain and enhance GI networks. Retain all trees and comprehensive tree planting</p> <p>Parish council need to acknowledge that it is the larger schemes that will make the most financial contribution to the 106's. the Jepps Lane scheme</p>	<p>06/2020/1002 – Refused 3/12/20 And appeal dismissed 3/2/22 <i>(para 50. The proposal amounts to a housing scheme of a significant scale that creates a commensurate degree of conflict with the development plan policy'.</i></p> <p>Noted – refer to policies BNDP 1, 2 and 3</p>	

		<p>Policy 3</p> <p>Policy 6 – Housing</p>	<p>would make a significant contribution to transport improvements though the village.</p> <p>The policy makes no provision to allocate sites for housing. Barton is a sustainable location and has a number of logical extension sites.</p> <p>Supporting text out of date on the JMOU which PCC has now withdrawn from. Not considered appropriate for the NDP to make reference to housing supply which is in a flux. Recent White Paper sets out a new methodology for calculating housing supply which could result in different targets.</p> <p>Jepps Lane considered appropriate site for new housing, developed without significant impacts. Planning Comm Dec 2019 considered the site an expansion.</p> <p>Support criteria for good design in the policy and believe that Jepps Lane would comply with this criteria.</p>	<p>The NDP does not preclude new housing but focuses it within the settlement boundary</p> <p>Noted</p>	<p>Page 33 – final para to be removed</p>
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		Policy 7 Area of Separation		<p>No evidence of 1 and 2 bed properties for elderly with no greater height than 2.5 storeys.</p> <p>No assessment has been carried out to establish the boundaries. Adequate policy protection is already given in PCC EN1. Imposing restrictions on housing developments which conflict with the existing Local Plan should be found unsound.</p> <p>PCC made a full assessment of the A of S which have not been evidenced. A of S are broadly strategic matters which would normally be controlled by the Council. The policy refers to policy EN1 of the Preston which seeks to control development outside settlement boundaries in the open countryside, hence development in the proposed A of S are afforded policy protection.</p>	A of S has been reduced in size and the PC still consider that there is some form of visible separation between Barton and Bilsborrow	
Emery Planning on behalf of Wainhomes (attached 4 plans)				<p>Specific interest in Cardwell Farm which they are wishing to promote housing for.</p> <p>Reference to outline permission for 55 dwellings 06/2018/0238 outline for 55 approved 18/9/18</p> <p>Refer to plan EP1 – to be considered as a site allocation. The site has the potential to deliver wide range of economic, social and environ benefits.</p>	<p>Cardwell Farm 6/2019/0752 Outline for 151 dwellings Refused by PCC 6/3/20. Appeal allowed on 9/3/21.</p> <p>06/2021/1074- RM approval for 06/2018/0238 (approved 9/12/21)</p> <p>Site has outline for 151 dwellings.</p>	PCC withdrew the judicial review challenge following several other appeal decisions in early 2022

Alban Cassidy On behalf of b Barton Hall)		Objective 4 Policy 7 Area of Separation	Support	<p><i>do not support the inclusion of Barton Hall within the area proposed. Barton Hall is an existing employment site and there are proposals to redevelop it for the same use. The site's inclusion within the boundary of an Area of Separation would limit the potential for its expansion as an existing employment site and prevent it from growing and developing as a local business, which be contrary to Objective 4 of the Plan.</i></p> <p><i>The boundary proposed under Policy BNP 07 boundary should therefore be amended so as not to locate Barton Hall within an Area of Separation."</i></p>	<p>Currently empty not allocated for employment.</p> <p>The boundary for the southern A of S has been reduced</p>	Updated A of S for the southern area
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Table 2 Responses from the Consultation Bodies to the SEA Screening Report (copies of the letter follow on the next page)

Consultation Body	Response
Natural England	Natural England does not have any specific comments on this draft neighbourhood plan.
Historic England	Historic England concur with your conclusion that the neighbourhood plan is unlikely to require full Strategic Environmental Assessment to be undertaken.
Environment Agency	The Environment Agency supports the inclusion of Policy BDNP 09 regarding Green Infrastructure, but otherwise has no comment to make regarding the Plan.

To note – Wyre Council carried out a separate SEA and HRA Screening Report for that part of the NP relating to Wyre Council’s administrative area. The 3 statutory consultees were consulted and copies of the responses can be provided.

Date: 24 September 2020
Our ref: 328690
Your ref: Barton NP SEA/HRA screening



Paula Fitzgerald
Kirkwells
paula.fitzgerald@kirkwells.co.uk

BY EMAIL ONLY

Hornbeam House
Crewe Business Park
Electra Way
Crewe
Cheshire
CW1 6GJ

T 0300 060 3900

Dear Paula

Barton Neighbourhood Development Plan - SEA and HRA Screening

Thank you for your consultation on the above dated 23 September 2020 which was received by Natural England on 23 September 2020

Natural England is a non-departmental public body. Our statutory purpose is to ensure that the natural environment is conserved, enhanced, and managed for the benefit of present and future generations, thereby contributing to sustainable development.

Screening Request: Strategic Environmental Assessment

It is our advice, on the basis of the material supplied with the consultation, that, in so far as our strategic environmental interests (including but not limited to statutory designated sites, landscapes and protected species, geology and soils) are concerned, that there are unlikely to be significant environmental effects from the proposed plan.

Neighbourhood Plan

Guidance on the assessment of Neighbourhood Plans, in light of the Environmental Assessment of Plans and Programmes Regulations 2004 (as amended), is contained within the [National Planning Practices Guidance](#). The guidance highlights three triggers that may require the production of an SEA, for instance where:

- a neighbourhood plan allocates sites for development
- the neighbourhood area contains sensitive natural or heritage assets that may be affected by the proposals in the plan
- the neighbourhood plan may have significant environmental effects that have not already been considered and dealt with through a sustainability appraisal of the Local Plan.

We have checked our records and based on the information provided, we can confirm that in our view the proposals contained within the plan will not have significant effects on sensitive sites that Natural England has a statutory duty to protect.

We are not aware of significant populations of protected species which are likely to be affected by the policies / proposals within the plan. It remains the case, however, that the responsible authority should provide information supporting this screening decision, sufficient to assess whether protected species are likely to be affected.

Notwithstanding this advice, Natural England does not routinely maintain locally specific data on all potential environmental assets. As a result the responsible authority should raise environmental issues that we have not identified on local or national biodiversity action plan species and/or habitats, local wildlife sites or local landscape character, with its own ecological and/or landscape advisers, local record centre, recording society or wildlife body on the local landscape and biodiversity receptors that may be affected by this plan, before determining whether an SA/SEA is necessary.

Please note that Natural England reserves the right to provide further comments on the environmental assessment of the plan beyond this SEA/SA screening stage, should the responsible authority seek our views on the scoping or environmental report stages. This includes any third party appeal against any screening decision you may make.

Habitats Regulations Assessment (HRA) Screening

Natural England agrees with the report's conclusions that the Barton Neighbourhood Plan would not be likely to result in a significant effect on any European Site, either alone or in combination and therefore no further assessment work would be required.

For any new consultations, or to provide further information on this consultation please send your correspondences to consultations@naturalengland.org.uk.

Yours sincerely

Jacqui Salt
Consultations Team



Ms Paula Fitzgerald
Barton Parish Council
Preston
Lancashire

Direct Dial: 0161 242 1445
Our ref: PL00716662
22 December 2021

Dear Ms Fitzgerald

Strategic Environmental Assessment (SEA) Screening Opinion for Barton Neighbourhood Plan (Revised December 2021)

We write in response to your e-mail of 15 December 2021, seeking a formal Screening Opinion from Historic England as to whether a SEA is required for Barton Neighbourhood Plan.

For the purposes of this consultation, Historic England will confine the advice given to the question, "Is it likely to have a significant effect on the environment?", in respect to our area of concern, cultural heritage. Our comments are based on the information accompanying the above email.

The Neighbourhood Plan area includes a small number of designated heritage assets. There are also likely to be other features of local historic, architectural or archaeological value and consideration should also be given to the wider historic landscape.

In the context of the criteria set out in Schedule 1 of the Environmental Assessment of Plans and Programmes Regulations 2004 [Annex II of SEA Directive], and on the basis of the information supplied, it is considered that the plan appears to propose no site allocations or policies that would have significant environmental effects upon the historic environment, and so Historic England concur with your conclusion that the neighbourhood plan is unlikely to require full Strategic Environmental Assessment to be undertaken.

We would like to stress that this opinion is based on the information made available at this time. To avoid any doubt, this decision does not preclude Historic England providing further advice on later stages of the SEA process, should this be required, nor objecting to specific proposals that may subsequently arise (either as a result of this consultation or in later versions of the plan/guidance), where we consider that these would have an adverse effect upon the environment.

The views of the three other statutory consultation bodies should be taken into account before the overall decision on the need for SEA is made.

Historic England strongly advises that the conservation and archaeological staff of Wyre Borough Council, Growth Lancashire (for Preston City Council) and Lancashire County Council are closely involved throughout the preparation of the plan and its assessment. They are best placed to advise on: local historic environment issues and priorities, including access to data held in the HER (formerly SMR); how the policies or proposals can be tailored to minimise potential adverse impacts on the historic environment; the nature and design of any required mitigation measures; and opportunities for securing wider benefits for the future conservation and management of historic assets.

We would request that you please send Historic England a copy of the determination as required by REG 11 of the Environmental Assessment of Plans and Programmes Regulations 2004.

Yours sincerely,

Pippa Brown
Historic Places Adviser
Pippa.Brown@historicengland.org.uk

cc:

Preston City Council
Planning Policy Division
Lancastria House Lancaster Road
Preston
Lancashire
PR1 2RH

Our ref: NO/2012/103813/SE-
04/SC1-L01
Your ref:
Date: 16 November 2020

Dear Sir/Madam

Barton Neighbourhood Plan SEA and HRA Screening Report

Thank you for consulting us on the above document.

Environment Agency position

We have reviewed the screening report for Strategic Environmental Assessment (SEA) and Habitats Regulation Assessment (HRA). We agree with the report conclusions that the draft Barton Neighbourhood Plan does not require either a full SEA nor a full HRA to be undertaken.

Yours faithfully

Mrs Liz Locke
Sustainable Places Officer

e-mail clplanning@environment-agency.gov.uk

Environment Agency
Lutra House Walton Summit, Bamber Bridge, Preston, PR5 8BX.
Customer services line: 03708 506 506
www.gov.uk/environment-agency
End

Appendices: Consultation on the Draft Neighbourhood Development Plan for Barton NDP

Regulation 14 consultation

Extract from PCC website

Barton Village Neighbourhood Plan (current application)

Barton Parish Council (lead parish) with Myerscough and Bilsborrow Parish Council submitted a Neighbourhood Area application to Preston City Council and Wyre Borough Council on 30 March 2017.

Barton Pre-Submission Neighbourhood Plan Regulation 14 Consultation (Neighbourhood Planning (General) Regulations, 2012)

From Monday 12 October 2020 the draft Barton Neighbourhood Plan will be subject to a seven week period of consultation.

This will close at 5pm on Monday 30 November 2020.

Copies of the plan and supporting documents can be viewed online by visiting the [Barton Parish Council website](#) or you can download a [PDF copy here](#).

You can make comments on the plan using the [online response form here](#).

Extract Wyre Council

The screenshot shows the Wyre Council website interface. At the top, there is a navigation bar with the Wyre Council logo, links for 'myWyre Account', 'Have Your Say', a search icon, and a 'Council Services' menu. Below the navigation bar is a yellow banner with a warning icon and the text 'Latest updates: Coronavirus: Testing, vaccination, our support services and self-isolation payments >'. The main content area has a breadcrumb trail: 'Home / Planning and building control / Planning policy / Development Plan / Neighbourhood plans'. The title 'Neighbourhood plans' is followed by a list of four items: 1. Neighbourhood plans, 2. Dolphinholme neighbourhood plan, 3. Barton village neighbourhood plan, and 4. Garstang neighbourhood plan. A 'Downloads' section on the right lists: Local development scheme, Local plan 2011-2031, Local plan document library, Masterplans, and Neighbourhood plans. The 'Barton village neighbourhood plan' section is highlighted with a green line. It contains the text: 'Myerscough and Bilsborrow Parish Council with Barton Parish Council (lead parish) submitted a neighbourhood area application to Wyre Council and Preston City Council on 30 March 2017. A six week consultation was held from 11 May until 23 June 2017. After consideration of the consultation comments, the area application was approved on 8 September 2017. Supporting documents are available as follows:'. Below this text is a list of three links: 'Consultation report', 'Formal notice', and 'Neighbourhood area map'. The 'Neighbourhood Plan consultation' section follows, stating: 'Barton Parish Council consulted on the draft Neighbourhood Plan between 12 October and 30 November 2020. Further information can be found on the [Barton Parish Council website](#) .



Barton Neighbourhood Development Plan Pre-Submission Plan (Regulation 14) Response Form

The response form below provides an opportunity to comment on the Barton Neighbourhood Plan which can be found at www.barton-pc.org.uk.

Please read through the draft plan and let us have your views below. If you have any questions then please contact us at clerk@barton-pc.org.uk or 07894 262320.

 paula.kirkwells@gmail.com (not shared) [Switch account](#)



BARTON
VILLAGE NEIGHBOURHOOD PLAN

**Barton Village
Neighbourhood Plan**
Regulation 14 Consultation
Autumn 2020

**YOUR chance to have
YOUR say about the
FUTURE of
Barton Village**



Barton Parish Council - Lancashire

November 5, 2020 · 🌐



A reminder that our draft Barton Village Neighbourhood Plan is out to consultation and we would really really appreciate your support in getting your views on this very important document for our village.

We have included the links below to the draft document and the response form to enable you to provide your views.

We are more than happy to go through this on the phone with anyone that would prefer to submit responses that way so please do get in touch if you would prefer to go through it this way.

<https://www.barton-pc.org.uk/.../Barton%20Village...>

<https://docs.google.com/.../1FAIpQLSc8n39O41OxRr.../viewform>

**Barton Neighbourhood Development
Plan Pre-Submission Plan (Regulation
14) Response Form**

Response form below provides an opportunity to comment on the Barton
Neighbourhood Plan which can be found at www.barton-pc.org.uk
Please read through the draft plan and let us have your views below. If you have any
queries please contact us at enquiries@barton-pc.org.uk or 07984 262320

Vision and Objectives - Do the vision and objectives capture all that is
important in Barton as we plan for the future?

- Yes
- No

DOCS.GOOGLE.COM

**Barton Neighbourhood Development Plan Pre-Submission Plan
(Regulation 14) Response Form**

The response form below provides an opportunity to comment on the Barton Neighbourhood Plan which can be found at www.barton-pc.org.uk. Please read through the draft plan and let us have your views below. If y...





Barton Parish Council - Lancashire

@BartonParishCouncil · Interest

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Barton Parish Council - Lancashire

October 10, 2020 · 🌐



Parish Updates:

▶ We are now entering the Regulation 14 stage of consultation on our Barton Neighbourhood Plan and the plan will be available on the Parish Council website later today at, www.barton-pc.org.uk, along with a form to download and return by email or via an online google form. A newsletter will also be delivered shortly to all parishioners informing them of the process and how to respond. We are happy to help parishioners complete telephone responses or provide a paper copy of the documents, but do ask that where possible all responses are completed online or sent by email in recognition of the current situation with COVID and the need to reduce the handling of paper.

Your views are extremely important in the formation of this important plan for your village so we hope that you will be in a position to give us your views over the 6 week period of consultation.



Welcome to the Autumn/Winter edition of our Parish Newsletter and in particular we would like to extend a special welcome to all of our new parishioners who have joined us in the village...Welcome to [Barton!](#)

Neighbourhood Plan Consultation

The neighbourhood plan group have been working hard to pull together the Draft Barton Neighbourhood Plan ready for you to give them your views!

Your comments and opinions on the draft plan are what matter the most to ensure that the plan reflects as much as possible the views of residents, businesses and people who work in Barton and interested parties who feel the plan will affect them. A public consultation exercise will take place for a period of 6 weeks running from Monday 5th October 2020 to Monday 30th November 2020....and we need your [input!](#)

A copy of the draft Neighbourhood Plan for consultation will be made available to view on the Parish Council website at www.barton-pc.org.uk with instructions and help on how to complete the consultation. The draft plan will also be available in hard copy at various locations throughout the village and a list of these locations will be available on the website. A feedback form will also be provided.

All comments received will be fed back into the process with a final draft of the plan due out by the beginning of 2021.

What is a Neighbourhood Planning?

Neighbourhood planning enables communities to play a much stronger role in shaping the areas in which they live and work and in supporting new development proposals. This is because unlike the parish, village or town plans that communities may have prepared, a neighbourhood plan forms part of the development plan and sits alongside the local plan prepared by the local planning authority. Decisions on planning applications will be made using both the local plan and the neighbourhood plan, and any other material considerations.

Neighbourhood planning provides the opportunity for communities to set out a positive vision for how they want their community to develop over the next 10, 15, 20 years in ways that meet identified local need and make sense for local people. They can put in place planning policies that will help deliver that vision or grant planning permission for the development they want to see.

To help deliver their vision communities that take a proactive approach by drawing up a neighbourhood plan or Order and secure the consent of local people in a referendum, will benefit from 25% of the revenues from the Community Infrastructure Levy (CIL) arising from the development that takes place in their area. Barton Parish Council already benefits from some CIL contributions from developments taking place in our parish, but this amount would increase with a neighbourhood plan in place and would enable us to direct even more funding towards projects and infrastructure that meet an identified local need.

How can the community ensure its neighbourhood plan is deliverable?

Plans should be prepared positively, in a way that is aspirational but deliverable. Strategic policies in the local plan or spatial development strategy should set out the contributions expected from development. This should include the levels and types of affordable housing required, along with other infrastructure. Neighbourhood plans may also contain policies on the contributions expected from development, but these and any other

