

# Lanlivery Neighbourhood Development Plan

## Consultation Statement

2016 – 2030

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Neighbourhood Development Plan Steering Group

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## **Introduction**

The Consultation Statement has been prepared to fulfil the legal obligations of the Neighbourhood Planning Regulations 2012 under Section 5(2). A Consultation Statement:

- (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.

This Consultation Statement summarises all the statutory and non-statutory consultation that has been undertaken with the community and other relevant statutory bodies and stakeholders in developing the Lanlivery Neighbourhood Development Plan (LNDP). It describes how concerns have been addressed and what changes have been made to the final Plan as a result of the pre-submission consultation.

## **Aims of the Consultation**

In the **Community and Engagement Strategy (One-page summary)** ATTACHED produced at the beginning of the Neighbourhood Plan process, we stated that our objectives were:

- To protect and enhance our valued and astoundingly beautiful Parish whilst at the same time positively planning for the types of development and facilities we do need.
- To develop a Plan that is in line with the NPPF and Cornwall Local Plan; whilst at the same time is in keeping with the Parish of Lanlivery and the proven aspirations of the parishioners.
- That policies are aimed at making sure opportunities are created for local people to build to solve their own housing problems and that they are positively supported through the planning process.

## **Background Information to the Consultation on the Neighbourhood Plan**

Throughout the process, residents have been kept informed via the Parish magazine, Granite Towers, media releases, Parish Council Bulletins and the Lanlivery Parish Council website and Notice Board. Neighbourhood Plan Steering Group Meetings have been open to the public.

## 1. Public Meetings

Lanlivery Parish Council agreed to develop a Neighbourhood Plan at a public Parish Council Meeting held on 26th November 2014. The LNDP has been prepared using formal consultation procedures. The consultation process has involved a number of key stages:

- Public presentation and exhibition at Lanlivery Church, 16th May 2015,
- Presentations at Lanlivery Annual Parish Meetings (2?) on 22<sup>nd</sup> April 2015 & 27<sup>th</sup> April 2016,
- Neighbourhood Plan Questionnaire was sent to all residents, the school, the pub and local businesses on 1<sup>st</sup> April 2015 Photo of display board attached & Photo of poster attached

## 2. Neighbourhood Plan steering group

- Steering Group meetings to consider preliminary results of the questionnaire were held in July and August 2015
- The First Draft LNDP was produced – November 2015
- Steering Group meetings were held early 2016 to review first draft
- A Second draft LNDP was produced – April 2016
- Opportunity for Public comment at Annual Parish Meeting on 27th April 2016
- Third draft LNDP produced – May 2016

## Neighbourhood Plan Steering Group Members

Neighbourhood Plan Steering Group Members	Responsibility
Cllr Sinkins	?Chair
Cllr Roberts	?Vice Chair
Cllr Haley	?Member(Parish Council)
Cllr Richards	?Member(Parish Council)
Cllr Turner	?Member(Parish Council)
Sally Vincent (Parish Clerk)	?Secretary
Ed Veerman	?Member(Public)
Robbie Patterson	? Member(Public)
Gareth Hainsworth	? Member(Public)
Lorraine Wright	? Member(Public)

## Themed Working Groups

Working Group Members	Themed Working Group
Cllr Sinkins	Questionnaire & Draft
Cllr Roberts	Questionnaire & Draft
Sally Vincent (Parish Clerk)	Questionnaire & Draft


## 1. Community consultation initial survey

- The Neighbourhood Plan Questionnaire was sent to all residents, the school, the pub, local businesses on 1st April 2015,
- 250 copies were published and 190 delivered with the remainder placed in the church for those who required a spare copy- how many were sent out.
- The questionnaires were to be returned 23rd May 2015, they were mainly received as hard copy, there were 68 returned although some had been filled in by more than one person in the household giving 77 respondentsXXXXXXXXXX respondents,
- A copy of the Neighbourhood Plan Questionnaire is attached as Appendix 1.  
provide a blank copy of the survey. ATTACHED

## 2. Community consultation initial survey results

The following summary of responses and facts highlight all the things that make Lanlivery special and we should aim to keep them. The Parish has an aging population and we should try to keep our young people. Many older residents are still working. Unemployment is very low. Most properties are owner occupied and average 3-4 bedrooms

Approx. 40% of respondents want new separate accommodation within the next 15 years. Both younger and older people have a need for smaller housing with demand mainly for starter homes, self-build and retirement

Around 74% of respondents agree we need more homes, numbering between 10-20 homes over the next 20 years. These should be mixed smaller homes suitable for use as starter and retirement homes and without Section 106. Some homes should be available for rent and the Parish Council would consider building rental homes if it were found to be a viable proposition.

Overwhelming support to keep new homes around existing clusters/ village centre i.e. adjacent to existing properties. These should be individually designed and scattered. Definitely not as a new housing estate. It would be desirable to lift restrictions on holiday homes to provide full residential houses. Explore option of a main principal residence restriction.

The majority would like to see more businesses – mainly tourism & agriculture, small scale industry/ workshops. There was some support for a shop/retail –

perhaps in pub as a way of keeping it viable or shop could be run on a voluntary basis.

There is no public transport in Parish & we all have cars. Agreement for parking in the village either in the Glebe field or behind Lanxon Crescent. Both are glebe land and the possibility of leasing buying some land is to be explored.

State of the roads is a major worry – potholes

Village website idea popular – currently information is mainly via Granite Towers/ Guardian and word of mouth.

54% of respondents would consider a small wind turbine and would look at these on a case by case basis, people are happy to accept geothermal and hydro schemes. Most people have double glazing/insulation etc.

Very clear that residents do not want large wind or solar farms.

We need to actively push for better broadband or explore satellite/4G connectivity.

Development should not have an adverse effect on traffic.

Speed warning signs in village. Turn off village street lights in small hours.

### 3. Public Engagement Events

- Neighbourhood Plan Steering Group meetings have been open to the public,
- The public presentation and exhibition at Lanlivery Church held on xxth May 2015,
- The LNDP has been discussed regularly at Lanlivery Parish Council meetings,
- Landowners, local business owners and the school were invited to visit and attend the meetings and exhibition.

### 4. Strategic Environmental Assessment Screening opinion

The Lanlivery NDP Steering Group requested that Cornwall Council screen the Neighbourhood Plan for Strategic Environmental Assessment and Habitat Regulations Assessment on (insert date)24<sup>th</sup> February 2017.

Natural England, the Environment Agency and Historic England were consulted as part of the screening process. The screening opinion on 7th March 2017 concluded that an SEA and HRA is not required for the Neighbourhood Plan.

#### 5. Pre-submission consultation (Regulation 14) Community engagement

The Pre-Submission consultation on the draft plan proposal was held between (insert start date 24th March 2017) and (insert end date 5th May 2017). Hard copies of the Neighbourhood Plan were available to view at the Lanlivery Church and an electronic version was on the Lanlivery Parish website (insert any other community facilities where hard copies were available)NONE during the six week consultation period. The documents were also available as hard copy from the clerk to the Parish Council during the consultation period.

#### **Main Issues and Concerns Raised during the consultation**

##### 1. Pre-Submission consultation – Community engagement results

Two brief responses were received, both supportive. One highlighted a typographical error. The error in the text has been corrected.

##### 2. Pre-submission consultation (Regulation 14) Formal Consultee engagement

The formal consultee responses are summarised and set out in appendix 2. Changes recommended have been made.

#### **Final draft Neighbourhood Plan**

The Lanlivery NDP Steering Group have amended the draft Lanlivery Neighbourhood Development Plan from comments received during the Pre-Submission Consultation from statutory organisations and members of the community.

The Lanlivery Parish Council approved the draft Lanlivery Neighbourhood Development Plan proposal at their Council Meeting on 1<sup>st</sup> Novemebr 2017 (insert date).

#### **Appendices**

Please do what you can below, ignore the struck through lines, these are already covered or are not relevant.

- A copy of the terms of reference for the steering group ATTACHED
- A copy of questionnaires sent out during the consultation process ATTACHED

- A copy of posters, news articles, adverts, letters or leaflets distributed during the consultation process. POSTER attached, Article for Granite Towers APR/MAY 2015 attached and Report at APM 22<sup>nd</sup> April 2015 attached, Cornish Guardian Down Your Way Reports had NP updates on weeks commencing
- 7/3/16, 4/4/16, 6/6/16, 20/6/16, 27/6/16, 1/8/16, 31/10/16, 7/11/16, 28/11/16, 30/1/17, 27/2/17, 8/5/17, 22/5/17, 17/7/17, 17/7/17, 23/10/17 (these were mostly reporting on minutes from Parish Council Meetings)
- Photos of consultation events PHOTO of display board attached
- ~~Issues report~~
- ~~Information about the working groups (what they covered, when they met)~~
- ~~A table setting out members of the steering group and working groups~~
- A copy of the pre-submission consultation response report from Cornwall Council Officers ATTACHED
- Community and Engagement Strategy attached
- ~~Communication flowchart (how the neighbourhood plan steering group will communicate with working groups and parish or town council)~~
- List of statutory organisations consulted emailed to you 26<sup>th</sup> June 2017 included all on the list from Cornwall Council and all neighbouring parishes
- List of community organisations consulted N/A
- ~~A summary of the consultation responses~~
- Copies of steering group agendas and minutes
- Copies of working group or themed group minutes
- Copies of parish council meeting minutes where neighbourhood plan decisions have been made SALLY

If you have any queries relating to the guidance note or you would like advice on the draft consultation statement for your neighbourhood plan, please contact the Neighbourhood Planning Team e-mail [neighbourhoodplanning@cornwall.gov.uk](mailto:neighbourhoodplanning@cornwall.gov.uk)

## Appendix 1

### Copy of Neighbourhood Plan Questionnaire May 2015.

## Appendix 2

### Pre-submission consultation (Regulation 14) Formal Consultee Responses

The table sets out the statutory organisations that were consulted during the Pre-Submission consultation stage of the Neighbourhood Plan process.

<b>Statutory Organisation</b>	<b>Comment Received</b>	<b>Action Taken</b>
Natural England	Lanlivery supports a rich and diverse natural environment of international, national and regional importance for its, biodiversity and geodiversity interest and we welcome that this is recognised within the plan policies. Please be aware that the Mid Cornwall Moors Site of Special Scientific Interest (SSSI) was designated on 23rd February 2017. Part of the Breney Common and Goss and Tregoss Moors Special Area of Conservation (SAC) also falls within the parish and therefore the plan and its policies would be strengthened if they made reference to both these designated sites.	The LNP has been amended.
Environment Agency		
Home and Communities Agency		
Historic England	Having taken the opportunity (our first) to look at the Pre-Submission Draft Plan I can also confirm that there are no significant issues	The policy has been reviewed and the LNP has been amended.

	<p>which we feel the need to highlight or, on the basis of the current draft, would probably wish to comment on in the future. We are pleased that the community values its locally distinctive historic environment and wishes to ensure its protection and enhancement.</p> <p>The only policy that we would draw attention to is LE1: Wind Turbines. This promotes the use of LVIA methodology to determine whether such development is likely to be acceptable. It is important that we highlight that this methodology is in isolation unlikely to be able to adequately identify and assess relevant designated heritage assets and their significance. If the policy is to identify appropriate recognised methodology we would encourage equal reference to our own guidance on The Setting of Heritage Assets - <a href="https://content.historicengland.org.uk/images-books/publications/gpa3-setting-of-heritage-assets/gpa3.pdf/">https://content.historicengland.org.uk/images-books/publications/gpa3-setting-of-heritage-assets/gpa3.pdf/</a>. (Note: this guidance is in the process of being reviewed to create greater synergy between these two methodologies)</p> <p>We appreciate that policies for the protection of the historic environment exist elsewhere in the Plan and at the local and national level but to be consistent we believe it would be helpful for the policy to offer specific reinforcement.</p>	
Network Rail		
Highways Agency		

Marine Management Organisation		
Three (Mobile)		
O2 and Vodafone (Mobile)		
EE Mobile		
OFCOM		
Royal Cornwall Hospital Trust		
Peninsula Community Health		
Kernow Clinical Commissioning Group		
Healthwatch Cornwall		
National Grid		
Western Power Distribution		
EDF Energy		
Wales and West Utilities		
British Gas		
South West Water		
Adjoining Town and Parish Councils (please list the parish or town councils adjoining your Neighbourhood area)		

### **Appendix 3**

#### **Pre-Submission Consultation – Individual Community Responses Received**

The table below sets out the individual comments receive from members of the community during the Pre-Submission consultation and the action taken.

<b>Neighbourhood Plan Policy</b>	<b>Comment Received</b>	<b>Action Taken</b>
None affected	Two comments of support	One error in text corrected