



Neighbourhood Plans guide decisions about the way places will change. Very importantly, they influence decisions on applications for planning permission to put up new buildings or make other changes that are referred to as "development". Each Neighbourhood Plan is prepared by and for the community living in the place to which it relates.

This consultation is being carried out on behalf of Southwell Town Council by a working group made up of local residents and town councillors who have been working over the past couple of years to review the Southwell Neighbourhood Plan and would now like to know what other members of the community think about changes that are being proposed.

The Neighbourhood Plan for Southwell was approved at a community referendum in 2016, and then formally adopted by Newark and Sherwood District Council in October of that year. Since then, Southwell's Neighbourhood Plan has formed part of the Development Plan for the district and it is used in conjunction with the other components (the Core Strategy and Allocations and Development Management DPD) to determine planning applications and appeals in the parish of Southwell.

These sections only give summaries of the proposed Policy changes. If you wish to see details of these, copies of the Original Plan, the proposed New Plan, and a report showing the precise changes are available to view at Southwell Town Council Offices and Southwell Library or online at <https://www.southwellcouncil.com/neighbourhood-plan/>

This consultation is about the main changes that are now being proposed as a result of the review. We would like to find out what you, as a resident of, or owner of a business or land in Southwell Parish, or as a statutory consultee, think about the changes that are being proposed:

- **whether you agree with them?**
- **whether there are any comments or suggestions you would like to make about them?**

Through this form, we would like to find out what you think about changes that we are proposing to three parts of the Neighbourhood Plan:

- **the Vision,**
- **the Objectives,**
- **the Policies.**

First, we would like to ask you about the Vision that the Neighbourhood Plan is based on.

The Vision statement is important because it describes the sort of place the community would like Southwell to be in the future.

As set out in the current Neighbourhood Plan, the Vision for Southwell comprises three elements as follows:

- a) Building a Strong Community – ensuring that the community is supported by a strong social structure and appropriate infrastructure.*
- b) Supporting a Vibrant Trading Environment – to develop the economic vibrancy of the town and its hinterland.*
- c) Delivering a Good Place to Live – Ensure the protection and enhancement of the natural and built environment and leisure facilities whilst allowing appropriate new development.*

The Working Group considers that this Vision statement still summarises the future our community

Yes ☐

No ☐

Any Comments?

The next set of changes we are proposing relate to the Objectives.

Objectives are important because they set out core requirements that developments need to meet - or at least not hinder - if they are to be supported.

Objective 1: Sustainable Development

To ensure that new development contributes positively to the social, economic, and physical well-being of Southwell's community and the health of the environment, locally and globally.

Do you agree with the revised Community Objective 1?

Yes ☐ No ☐

Objective 2: Environment and Climate Change

To influence change and manage development so as to mitigate effects that could contribute further to climate change, and to adapt to those changes that are expected to occur alongside increasing and improving biodiversity throughout the parish.

Do you agree with the revised Community Objective 2?

Yes ☐ No ☐

Objective 3: Design and Heritage

To ensure that all development, regardless of type or location, contributes positively to the quality of Southwell's environment and does not detract from the town's unique character, historic environment, and landscape setting.

Do you agree with the revised Community Objective 3?

Yes ☐ No ☐

Objective 4: Sustainable Transport

To ensure that all residents and visitors have safe, convenient access to services, facilities, and amenities whilst minimising transport-related pollution and congestion.

Do you agree with the revised Community Objective 4?

Yes ☐ No ☐

Objective 5: Community Facilities

To protect and enhance the range of community facilities within the town to improve the quality of life for people both living and working in Southwell.

It is proposed that Objective 5 remains the same

Do you agree that objective 5 still works well within the Plan?

Yes ☐ No ☐

Objective 6: Housing and Employment

To support residential, and other employment-supporting development that meets strategic requirements for growth and promotes a sustainable relationship between homes and workplaces, whilst maximizing the benefits for the community.

Do you agree with the revised Community Objective 6?

Yes ☐ No ☐

Any Comments?

The next set of changes we are proposing relate to the Neighbourhood Plan's Policies.

The policies in a Neighbourhood Plan are very important because they are the first consideration when the Local Planning Authority (for Southwell, that is Newark and Sherwood District Council) is making decisions on planning applications. Policies should explain what types of development will be supported, where, and what is expected of those developments.

The policies within this Neighbourhood Plan are split up into 7 different policy sections each containing one or more policies relating to a particular topic.

The first policy section relates to Sustainable Development (SD) and contains just one policy.

The changes proposed to the policy will place more emphasis on the need for accessibility through active travel and public transport, as well as the avoidance of the loss of "best and most versatile" land for agricultural/horticultural production.

Do you agree with the proposed changes or would you like to make any comments?

Yes ☐

No ☐

Any Comments?

The second policy section relates to Environmental policies (E) and contains six different policies.

The current Policy E1 relates to flood risk assessment and mitigation.

The main changes proposed are minor and relate to the requirement to not compromise Southwell Local Drainage Designations in the second statement, and the allowance for climate change of 30% in the original policy compared to 40% in the new policy.

Do you agree with the proposed changes or would you like to make any comments?

Yes ☐

Any Comments?

No ☐

The current policy E2 relates to flood resilient design.

The proposed changes to this policy include a detailed hierarchical surface water drainage scheme. They will require proposals to demonstrate the performance of the designed system for a range of return periods and storm durations, and include additional requirements for the avoidance of combined sewer overflows and the integrity of existing flood defences.

Do you agree with the proposed changes or would you like to make any comments?

Yes ☐

Any Comments?

No ☐

The current policy E3 relates to green infrastructure and biodiversity.

The proposed changes to this policy will require development proposals to be accompanied additionally by a baseline assessment of the habitats, species, and overall biodiversity value of the site, demonstrating how development will produce a net gain in biodiversity. They will also require developments to identify any wildlife on the site which is of special ecological importance and provide appropriate offsetting arrangements where a net gain in biodiversity cannot be achieved. Development proposals that fail to provide a net gain in biodiversity will not be supported. Retention of any hedge row(s), tree(s), or other features of merit for maintaining Blue and Green infrastructure on development sites will be required.

Do you agree with the proposed changes or would you like to make any comments?

Yes ☐

Any Comments?

No ☐

The current policy E4 relates to public rights of way and wildlife corridors.

The proposed change to this policy will emphasise making Public Rights of Way (PROWs) more attractive for public use, using erect vegetation as boundary screening divisions, and comply with the Southwell Design Codes when providing or retaining trees, woody species, and hedges along PROWs.

Do you agree with the proposed changes or would you like to make any comments?

Yes ☐

Any Comments?

No ☐

The current policy E5 relates to the Green Link.

The proposed change to this policy will have the additional aim of helping to conserve the rural character of the town.

Do you agree with the proposed changes or would you like to make any comments?

Yes ☐

Any Comments?

No ☐

The current policy E6 relates to climate change.

The proposed changes to this policy includes a change of title to “Climate Change” and covers renewable energy generation schemes, including wind and solar farms, the provision of well-designed, energy-efficient buildings and a new focus on water conservation. The proposed changes also outline specific requirements for the siting and orientation of new developments, the use of energy-efficient building materials, and the incorporation of on-site renewable energy generation.

Do you agree with the proposed changes or would you like to make any comments?

Yes ☐ Any Comments?

No ☐

The third policy section relates to Design and Heritage policies (DH) and contains three different policies.

The current policy DH1 relates to sense of place.

The proposed changes to this policy will require all built development to be sustainable in its design and set out expectations for the Southwell Design Codes to be applied to all developments within the Neighbourhood Area. They will also require development proposals to demonstrate how they have been influenced by the Design Codes. Proposals within or adjoining the Conservation Area will also have to outline how they will preserve or enhance its character or appearance.

Do you agree with the proposed changes or would you like to make any comments?

Yes ☐ Any Comments?

No ☐

The current policy DH2 relates to the Public Realm

The main difference between the current policy and proposed change is the inclusion of a new requirement for development proposals to contribute to a high quality of Public Realm and for landscape proposals to demonstrate how they will be maintained for the life of the development.

Do you agree with the proposed changes or would you like to make any comments?

Yes ☐ Any Comments?

No ☐

The current policy DH3 relates to the historic environment.

The main difference between the current policy and proposed change is the inclusion of a new requirement for development proposals to not negatively impact the status, defining features, or general views of the Southwell Conservation Area. Additionally, the proposed change will also include requirements related to assessing and reporting archaeological features or artefacts that may be discovered during development.

Do you agree with the proposed changes or would you like to make any comments?

Yes ☐ Any Comments?

No ☐

The fourth policy section relates to Transport and Access policies (TA) and contains five different policies.

The current policy TA1 relates to cycle and pedestrian routes.

The proposed changes will continue to emphasise the importance of providing accessible pedestrian and cycle routes but will seek to prioritise protection and enhancement of existing networks as well as creating new ones. It will include additional criteria such as off-road cycle routes and highlight the need for negotiation between developers and key stakeholders, including Southwell Town Council, Newark and Sherwood District Council, Nottinghamshire County Council, and Sustrans. It will also identify the possibility of funding improvements through the Community Infrastructure Levy (CIL).

Do you agree with the proposed changes or would you like to make any comments?

Yes ☐ Any Comments?

No ☐

The current policy TA2 relates to public transport connectivity.

The proposed changes to this policy will require new residential developments of more than 10 dwellings to be located within 300 metres or a 5-minute walk of existing public transport services, and if not, to subsidise a new or extended transport link. They will also seek contributions from household developments over 10 dwellings for improving public transport provision and make funding for integrated transport provision eligible for allocation from the CIL.

Do you agree with the proposed changes or would you like to make any comments?

Yes ☐

Any Comments?

No ☐

The current policy TA3 relates to the highways impact.

The proposed changes will list specific sites and areas that require highway improvements, and new developments must meet specific design criteria. The changed policy will also include measures to improve pedestrian priority and traffic-calming measures within new developments.

Do you agree with the proposed changes or would you like to make any comments?

Yes ☐

Any Comments?

No ☐

The current policy TA4 relates to parking standards.

The proposed changes will also include specific parking standards for residential development and emphasize the need for free and affordable parking charges in the town centre. The size of parking bays is increased

Do you agree with the proposed changes or would you like to make any comments?

Yes ☐

Any Comments?

No ☐

It is suggested that a new policy (TA5) should be created to cover the parking strategy for Southwell.

Do you agree with the proposed changes or would you like to make any comments?

Yes ☐

Any Comments?

No ☐

The fifth policy section relates to Community Facilities (CF) and contains four different policies.

CF1,3&4 have minor corrections and updates. CF2 has reinforced the requirement for developers to provide Green and Open Spaces

Do you agree with the proposed changes or would you like to make any comments?

Yes ☐

Any Comments?

No ☐

The sixth policy section relates to Housing and Employment policies (HE) and contains two different policies.

The current policy HE1 relates to housing type and density .

It is proposed that the content of this policy should remain largely the same but with the inclusion of a target "mix" for 2031 and combination of the currently separate greenfield and brownfield tables into one.

Do you agree with the proposed changes or would you like to make any comments?

Yes ☐

Any Comments?

No ☐

The current policy HE2 relates to economic development and employment The main changes proposed are that whereas the original policy allocates employment land So/E/2 and E3 whereas in the new policy E3 is deleted and land is reserved for potential other uses should it not be needed for employment. Additionally, the original policy mentions the safeguarded land associated with the Southwell by-pass, which is not mentioned in the new policy as the line of the by-pass has been deleted from the County Council' road programme.

Do you agree with the proposed changes or would you like to make any comments?

Yes ☐ Any Comments?

No ☐

The seventh and final policy section relates to Specific Sites (SS) and contains two different policies.

It is proposed that the Site Specific Policies for sites that have already been developed should be removed.

It is proposed that for policies SS4-SS6 the following statement should be added to the end of the each policy:

ix). Maintenance of key existing landscape features such as hedges and landscape planting for the lifetime of the development.

Do you agree with the proposed changes or would you like to make any comments?

Yes ☐ Any Comments?

No ☐

Space for additional comments

Please send the completed form (to arrive before 18th August) to:-

Southwell Town Council,

The Old Court House,

Burgage,

Southwell

NG25 0EP

Or email to admin@southwell-tc.gov.uk

