

Schedule of Representations to Draft SCI and Recommended Changes

Name and Organisation Andrew Norton Lincolnshire County Council
Agent and Company

Comment Ref SCI14 **Section of SCI** 1.1 **Response Type** Support

Comments Lincolnshire County Council (LCC) would like to thank the District Council for the opportunity to comment on the Draft Statement of Community Involvement (SCI). Consultation with interested people and organisations is a key component of the Local Plan Making and Development Management Process. It is considered that the document clearly sets out when and how people will be consulted and that the range of consultation methods are appropriate and in accordance with the Regulations. In addition LCC note and welcome their inclusion as a consultee in both the 'Duty to Co-operate' and 'Specific Consultation Bodies' lists contained within Appendix 1.

Changes to SCI Sought

SKDC Response Comments noted.

Recommended Changes No changes are proposed to the SCI.

Name and Organisation Sue Bull Anglian Water
Agent and Company

Comment Ref SCI18 **Section of SCI** 1.1 **Response Type** Commenting

Comments Anglian Water welcomes consultation on Local Plan documents and planning applications and is keen to work with and support South Kesteven District Council on their growth aspirations. We are keen to respond to all Local Plan document consultations and all major (10+) planning applications and other applications where there may be concerns or issues relating to water supply and/or drainage. Developers are encouraged to contact Anglian Water at the earliest opportunity to discuss their capacity and drainage requirements and, with this in mind, we provide a pre planning service. We have no other comments to make on the SCI statement.

Changes to SCI Sought

SKDC Response Comments noted.

Recommended Changes No changes are proposed to the SCI.

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Name and Organisation	Andrew Norton Lincolnshire County Council	Agent and Company	
Comment Ref	SCI16	Section of SCI	1.1.2
		Response Type	Commenting
Comments	A key part of consultation is reporting back to consultees about how their comments have been considered and how they have influenced the plan / decision making process. The second sentence of paragraph 1.1.2 states that the Draft SCI sets out standards and arrangements for reporting to those engaged in the consultation process. In respect of plan making; it is acknowledged that at the submission stage supporting documentation will be sent to the inspector, including a summary of the issues raised during the previous stages. However there does not appear to be any indication of how feedback will be provided to consultees at each stage e.g. Reg 18, to show how their views have been considered and how these have affected the plan making process. Lincolnshire County Council would welcome clarification on this element of the consultation process. For example will a consultation responses document be prepared at each stage summarising the responses made and the District Council's response; and will consultees be sent information about where such a document can be viewed?		
Changes to SCI Sought	For clarity amend the SCI to provide information about how results of consultation will be fed back to consultees at each stage of the plan making process.		
SKDC Response	After each consultation stage a schedule summarising the representations received is prepared and published on the website. This would also include the Council's reponse to the representations. Agree that it would be helpful to make reference to this in the SCI.		
Recommended Changes	In section 2.5 add new paragraph to read: After each consultation stage the Council will prepare and publish on the website a schedule of the representations received and the Council's response to them.		

Name and Organisation	Rajinder Kaur Highways Agency	Agent and Company	
Comment Ref	SCI3	Section of SCI	1.2.5
		Response Type	Commenting
Comments	The Highways Agency (the Agency) welcomes the opportunity to comment upon the South Kesteven District Council Statement of Community Involvement (SCI) and welcomes the Council's commitment to engaging with communities, businesses and other interested organisations in the development of the District. The Agency notes the aim of the Council to adhere to the 'duty to co-operate' manifesto as set out in the Localism Act 2011, which requires Local Planning Authorities to engage with neighbouring authorities and other statutory bodies to consider joint approaches to plan-making. The Agency welcomes the Council's approach to meeting this duty as indicated by the commitment to engage with other statutory		

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bodies, including the Agency as set out in Appendix 1 of the document. The Agency trusts that the comments above are helpful and looks forward to on-going engagement with the Council as part of its local planning activities.

Changes to SCI Sought

SKDC Response Comments noted.

Recommended Changes No changes are proposed to the SCI.

Name and Organisation Andrew Norton Lincolnshire County Council

Agent and Company

Comment Ref SCI15

Section of SCI 2.2.1

Response Type Commenting

Comments Throughout the Draft SCI e.g. Paragraph 2.2.1, 2.3.2 there are various references to the Local Planning Regulations. To make it easier for interested parties to find these should they wish to read them it may be useful to insert a footnote containing a weblink.

Changes to SCI Sought Add footnote to provide link to Local Planning Regulations.

SKDC Response Agree that inclusion of a link to the Regulations would be helpful.

Recommended Changes In paragraph 1.2.2 add a footnote with web link to the Local Planning Regulations .

Name and Organisation Mr Peter Graham Cavendish Gospel Hall Trust

Agent and Company Mr John Shephard J & J Design

Comment Ref SCI10

Section of SCI 2.2.8

Response Type Objecting

Comments This is incorrect. In accordance with Section 20 (6) of the Planning and Compulsory Purchase Act 2004 (PCPA) only representors who request a change to the DPD have the opportunity to participate at the Examination Hearings. Central Beds Gypsy and Traveller Local Plan has recently been withdrawn due to incorrect public expectation on participation.

Changes to SCI Sought Amend to accord with Section 20 (6) of PCPA and PINS 'Examining Local Plans Procedural Practice' paragraph 2.11.

SKDC Response The Council is quite clear that the right to appear and be heard is limited to those who have made representations seeking a

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change to the Plan, although everyone who makes a representation to the Submission Plan is initially notified of the examination process. It is agreed, however, that the wording could be clarified to make this clearer. It should also be noted the Inspector is not precluded from inviting anyone to appear and be heard at a hearing session(s) where the Inspector thinks that person is needed to enable the soundness of the Plan to be determined.

Recommended Changes

Amend 2nd sentence in paragraph 2.2.7 to read: 'The supporting information will include the formal representations made to the Submission Plan, including' Amend 2nd sentence in paragraph 2.2.8 to read: 'Anyone who has made a formal representation when the Submission Plan is published will be notified of the examination process. The right to appear and be heard at examination hearings is limited to those persons who have made representations seeking a change to the Plan. However, the Inspector is not precluded from inviting anyone to appear and be heard at a hearing session(s) where they think that person is needed to enable the soundness of the Plan to be determined.'

Name and Organisation Mr Peter Graham Cavendish Gospel Hall Trust

Agent and Company Mr John Shephard J & J Design

Comment Ref SCI11

Section of SCI 2.2.10

Response Type Objecting

Comments The SCI should confirm that all further Main Modifications will be subject to consultation for a minimum of six weeks as set out at paragraph 2.2.6.

Changes to SCI Sought The SCI should confirm that all further Main Modifications will be subject to consultation for a minimum of six weeks as set out at paragraph 2.2.6.

SKDC Response The requirements for the publication of main modifications to a Plan are not prescribed by Regulation. As such the precise arrangements for public consultation on any main modifications may vary from case to case although the Inspector would be guided by the principles set out in the PINS procedural practice for examinations. This indicates that there may be limited circumstances where the Inspector is satisfied that no party would be prejudiced by a main modification and consultation would not be required.

Recommended Changes No changes are proposed to the SCI.

Name and Organisation Mrs N Jacobs Bourne Town Council

Agent and Company

Comment Ref SCI4

Section of SCI 2.3.3

Response Type Objecting

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Comments Bourne Town Council does not agree with the proposed consultation period of 4 weeks - this should be 6 weeks. 4 weeks is not long enough especially during the summer months.

Changes to SCI Sought Last sentence should say: This will be for a minimum of 6 weeks

SKDC Response For the preparation of Supplementary Planning Documents (SPDs) the Regulations only require a period of not less than 4 weeks for representations to be made: the wording in the SCI reflects this. In practice the Council would normally adopt a period of 6 weeks although there may be occasions when a 4 week period would be used, for example re-consultation on a proposed change to the draft SPD.

Recommended Changes No changes are proposed to the SCI.

Name and Organisation Mark White English Heritage

Agent and Company

Comment Ref SCI2

Section of SCI 2.6

Response Type Commenting

Comments With regards to Neighbourhood Planning, we would welcome notification of proposed Neighbourhood Planning areas as well as consultation on draft plans. The regulations state that English Heritage should be consulted on draft plans where our interests are considered to be affected, but we would also welcome early notice of proposed neighbourhood areas. We have guidance on Neighbourhood Planning, which can be found at: www.english-heritage.org.uk/caring/get-involved/improve-your-neighbourhood

Changes to SCI Sought

SKDC Response Comments noted. English Heritage can be added to the organisations notified when applications to designate Neighbourhood Areas are received.

Recommended Changes No changes are proposed to the SCI.

Name and Organisation Mr Peter Graham Cavendish Gospel Hall Trust

Agent and Company Mr John Shephard J & J Design

Comment Ref SCI12

Section of SCI 3.0.3

Response Type Objecting

Comments Conservation Area Consent has recently been abolished.

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Changes to SCI Sought This reference to Conservation Area Consent should be deleted.

SKDC Response As separate Conservation Area Consent is no longer required, agree this reference should be removed.

Recommended Changes In paragraph 3.0.3 delete 4th bullet point.

Name and Organisation Mrs N Jacobs Bourne Town Council **Agent and Company**

Comment Ref SCI5 **Section of SCI** 3.2.4 **Response Type** Objecting

Comments Bourne Town Bourne Town Council feels that this is vague. There is concern that not everyone will be treated the same.

Changes to SCI Sought In all cases, the neighbouring properties, on all sides, will automatically be notified individually by letter that an application has been received, and invited to inspect the application and make any written observations within 21 days and any others which the case officer assesses to also be heavily affected by a proposal will receive individual notification of that application.

SKDC Response In the revised SCI, the publicity requirements for planning applications and prior notifications has been amended to align with the legislative requirements as set out in the Development Management Procedure Order etc. It would not be appropriate to undertake to notify every neighbouring property to the site as there may be valid reasons why this would be inappropriate or unreasonable, such as where the property is deemed to be materially unaffected by the proposal or it is not reasonably possible to accurately identify all neighbouring properties, for example (but not exclusively) dwelling units within inaccessible blocks of apartments or buildings recently converted into dwellings with no obvious address.

Recommended Changes No changes are proposed to the SCI.

Name and Organisation Mrs N Jacobs Bourne Town Council **Agent and Company**

Comment Ref SCI6 **Section of SCI** 3.2.5 **Response Type** Objecting

Comments Bourne Town Bourne Town Council feels that the word 'normally' is too vague; the statement should be more specific. The changes are proposed to protect case officers, neighbouring properties/tenants as well as applicants.

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Changes to SCI Sought In all cases, the neighbouring properties, on all sides, will automatically be notified individually by letter that an application has been received, and invited to inspect the application and make any written observations within 21 days and any others which the case officer assesses to also be heavily affected by a proposal will receive individual notification of that application.

SKDC Response See response to comment SCI5 (paragraph 3.2.4).

Recommended Changes No changes are proposed to the SCI.

Name and Organisation Mrs N Jacobs Bourne Town Council **Agent and Company**

Comment Ref SCI7 **Section of SCI** 3.2.7 **Response Type** Commenting

Comments Bourne Town Bourne Town Council feels that the word 'minor' on its own is too vague; to protect the case officer, the description of 'minor' should be stated somewhere within this document. Once 'minor' has been described it becomes clear to everybody what 'major' means. Also leaving everything up to the discretion of the case officer is not helpful to neighboring properties. There should be more detailed policies to make people aware of what can be expected.

Changes to SCI Sought Remove the second sentence and in the first sentence refer to all applications rather than major or minor ones. e.g. For all applications within conservation areas and all other applications a site notice will be displayed close to the site

SKDC Response A definition of major developments is already included in the SCI as a footnote to paragraph 3.2.3.

Recommended Changes No changes are proposed to the SCI.

Name and Organisation Mrs N Jacobs Bourne Town Council **Agent and Company**

Comment Ref SCI8 **Section of SCI** Appendix 1: Consultation Bodies **Response Type** Commenting

Comments There is mention of 'Coal Authority' and 'any relevant electricity, water and sewage providers' but NO mention of 'British Gas';

Changes to SCI Sought British Gas should be included in this list.

SKDC Response Agree that reference should be made to gas suppliers but this should be generic rather than refer to a named company as

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there are a number of licensed holders.

Recommended Changes Amend the 10th bullet point under Specific Consultation Bodies in Appendix 1 to read: Any relevant electricity, gas, water and sewage providers

Name and Organisation Mr Guy Hird Upper Witham IDB **Agent and Company**

Comment Ref SCI9 **Section of SCI** Appendix 1: Consultation Bodies **Response Type** Commenting

Comments The only comment is to include 'Internal Drainage Boards' on the list of Specific Consultation Bodies in Appendix 1: Consultation Bodies

Changes to SCI Sought As previously described.

SKDC Response The Internal Drainage Boards would be included under the 10th bullet point but 'provider' should be changed to 'undertaker'.

Recommended Changes In 10th bullet point change 'providers' to 'undertakers'.

Name and Organisation Mr N Sandford Woodland Trust **Agent and Company**

Comment Ref SCI17 **Section of SCI** Appendix 1: Consultation Bodies **Response Type** Objecting

Comments We would like to see the Woodland Trust listed as a specific consultation body in Appendix 1. The Woodland Trust is the UK's largest woodland conservation charity and has been based in Grantham for over 30 years, where we employ over 150 people. As a local organisation in South Kesteven, we would like to support the work of South Kesteven Council and be consulted on relevant issues. We would particularly like to be consulted on planning applications which may have an adverse impact on ancient woodland or ancient or veteran trees. Also, we would like to be consulted on any planning policy documents which include policies on trees and woods or natural greenspace.

Changes to SCI Sought As previously described.

SKDC Response Specific Consultation bodies are prescribed by legislation and set out in the Local Planning Regulations. As such, it would not be appropriate to include other organisations under this heading. The Woodland Trust are included on the Local Plan consultation database and are notified when relevant planning policy documents are published. It would not be practicable

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to notify The Woodland Trust on relevant planning applications as suggested. However, they could be provided with the weekly list of planning applications, which would enable them to identify planning applications which may impact on their interests.

Recommended Changes No changes are proposed to the SCI.

Name and Organisation Mr Peter Graham Cavendish Gospel Hall Trust **Agent and Company** Mr John Shephard J & J Design

Comment Ref SCI13 **Section of SCI** Appendix 1: Consultation Bodies **Response Type** Support

Comments The regulations continue to make special provision for faith communities. Cavendish Gospel Hall Trust supports the list of general consultation bodies which includes bodies who represent the interests of different religious groups in the area. This is in accordance with the regulations. The trust will welcome the opportunity to participate in planning consultations relevant to the trusts responsibilities for new places of worship particularly in the Stamford area.

Changes to SCI Sought

SKDC Response Comments noted

Recommended Changes No changes are proposed to the SCI.

Name and Organisation Mark White English Heritage **Agent and Company**

Comment Ref SCI1 **Section of SCI** Appendix 1: Consultation Bodies **Response Type** Commenting

Comments We do not have any detailed comments on the draft document, but welcome the identification of English Heritage in Appendix 1 as a Duty to Co-operate body and as a specific consultation body. As you will be aware, we are also a statutory consultee for certain planning and listed building consent applications. We would welcome consultation at an informal level in addition to the requirements of the legislation where issues may benefit from our early involvement. It is helpful to receive hard copies of consultation letters, although email consultation is also acceptable.

Changes to SCI Sought

SKDC Response Comments noted.

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**Recommended
Changes**

No changes are proposed to the SCI.
