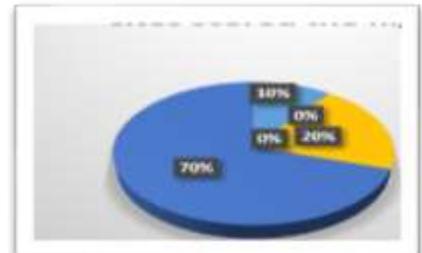
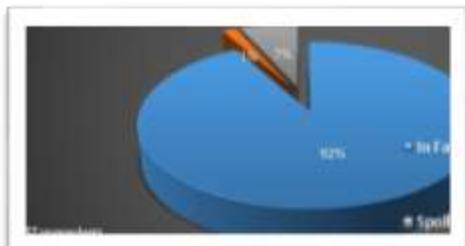
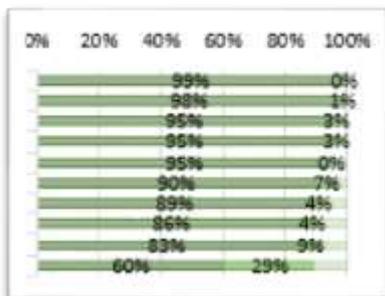


# WARBOROUGH & SHILLINGFORD

## NEIGHBOURHOOD DEVELOPMENT PLAN

### 2011 TO 2033

#### Consultation Statement



Names and addresses of individual consultees and images of children have been redacted in red

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## 1. Introduction

This Consultation Statement has been prepared to fulfil the legal obligations of the Neighbourhood Planning Regulations 2012. These require that when a qualifying body submits a Neighbourhood Plan to the local planning authority it must also provide a Consultation Statement. Part 5 of the Regulations sets out what a Consultation Statement should contain:

- details of the people and bodies who were consulted about the proposed neighbourhood plan and explanation of how they were consulted
- a summary of the main issues and concerns raised by the people consulted
- a description of how these issues and concerns have been considered and, where relevant, addressed in the proposed neighbourhood plan.

This Consultation Statement sets out:

- the background to preparation of the Plan
- a summary of the engagement and consultation that has helped to shape and inform preparation of the Plan
- details of those consulted about the Plan at the various stages of plan preparation and the extent to which efforts were made to ensure the Plan was prepared with support and input from the local community
- a description of the changes made to policies as the Plan emerged in response to consultation, engagement and critical review.

The process and techniques involved in seeking community engagement and preparing the Submission Plan were appropriate to the purpose of the Plan. The extent of engagement is considered by the Warborough & Shillingford Neighbourhood Plan (WSNP) Steering Committee (SC) to fulfil the obligations set out in the Regulations. The Consultation Statement supports and describes the process of plan making as envisaged through the Localism Act 2011 and the associated Regulations, and sets out how it has been applied in Warborough & Shillingford. This has improved the Plan and ensured that it best meets community expectations and the aspirations of the Parish Council.

## 2. Conclusions

The WSNP is the outcome of 2 years of intensive community engagement in various forms. It comprises a set of locally specific planning policies intended to guide development management decisions on planning applications, so that they better reflect the community's expectations concerning controls and support for development in Warborough & Shillingford.

We have received considerable support and guidance from many sources during the plan-making process. We are satisfied that the outcome from that support, and the manner in which community aspirations have been captured through the proposed planning policies, creates a neighbourhood plan which lends sufficient support to appropriate sustainable development proposals as they arise.

The Plan provides a set of planning policies that seek to support and guide decisions on sustainable development proposals. We believe that the draft Plan is a fair reflection of the

majority of views expressed by the local community throughout the various stages of plan preparation.

All legal obligations regarding the preparation of neighbourhood plans have been adhered to by the WSNP SC. The draft Plan is supported by a Basic Conditions Report and by this Consultation Statement both of which adequately cover the requirements set out in the Regulations. Warborough Parish Council has no hesitation in presenting the Plan as a policy document that has the support of the majority of the local community who have been engaged in its preparation.

This Consultation Statement completes the range of tasks undertaken to demonstrate that publicity, consultation and engagement on the Plan has been meaningful, effective, proportionate and valuable in shaping the Plan which will benefit residents in the Warborough & Shillingford Neighbourhood Plan Area by promoting sustainable development.

### 3. Approach to consultation

The aims of the Warborough & Shillingford Neighbourhood Plan consultation process were:

- To involve as much of the community as possible throughout all consultation stages of Plan development. To carefully consider all feedback so that the Plan was informed by the views of local people and other stakeholders from the start of the Neighbourhood Planning process
- To ensure that consultation events took place at critical points in the process where decisions needed to be taken
- To engage with as wide a range of people as possible, using a variety of approaches and communication and consultation techniques
- To ensure that results of consultation were fed back to local people and available to read via the Warborough Parish Council website as soon as possible after the consultation events.

Guided by external advisors Community First Oxfordshire (CFO), the WSNP SC worked to a consultation strategy which included a plan of consultation activities (see Appendix A).

### 4. Consultation and engagement

Given the importance of consultation and engagements, the WSNP SC engaged a wide variety of consultation techniques.

- 8 public meetings – thoroughly advertised and well attended
- 2 every-door-delivered surveys
- Over 10 every-door-delivered parish magazine articles
- over 2 dozen email updates (to the village email with 370 members)
- a presence on the Parish Council's website for key documentation
- posters and notification on Parish noticeboards
- 3 dozen Face Book posts (71 members- see Appendix G)
- Communication with key village groups (Appendix J).

The e-mail updates and Facebook page were accessible for anyone in the community but people had to 'opt in' for this communication (which was advertised at events).

The WSNP SC held open meetings to involve and seek feedback from the whole village at key stages:

- December 12, 2015 DROP-IN Display and introduction, Greet Hall (65 attendees)
- February 4, 2016 Workshop, St Laurence Hall (57 attendees)
- June 9, Survey Feedback, Objectives, Introduction to Site Assessment Process, Greet Hall (70 attendees)
- July 6, 1<sup>st</sup> Draft Site Assessment, Greet Hall (76 attendees)
- August 31, 2016 Question Time (Parish Council sponsored), Greet Hall (79 attendees)
- September 6, 2016 Land Owner presentations, Greet Hall (105 attendees)
- October 3, 2016 2nd Draft Site Assessment (40 attendees)
- November 30, 2016 Final Site Assessment and Policy Draft, Greet Hall (277 attendees). *256 took part in a straw poll and 92% indicated support.*

Details of the events and activities, how many people participated and what was discussed are documented in Appendix B along with highlights of publicity and community communication.

#### **4.1 Consultation on the designated neighbourhood plan area**

At its meeting on 2 September 2015, the Warborough Parish Council (PC) agreed to start the process to create a Neighbourhood Plan (NP). This decision was in response to a presentation earlier that evening to the village by John Howell, MP which received widespread endorsement by the large group of village attendees. Subsequently, the PC decided to proceed with a village NP (minute reference 2015/117)

On 7 October 2015, the PC, as the relevant body, met with individual volunteers who agreed to act as a Steering Committee (SC) to guide the NP process, with the original intention of coinciding the referendum with the local elections in May 2017. The group was representative, with geographical distribution and age representations. The Warborough and Shillingford Neighbourhood Plan (WSNP) agreed their Terms of References and submitted them to the PC on 2 December 2015 and published them on the PC website. Their acceptance was minuted 31 August 2016.

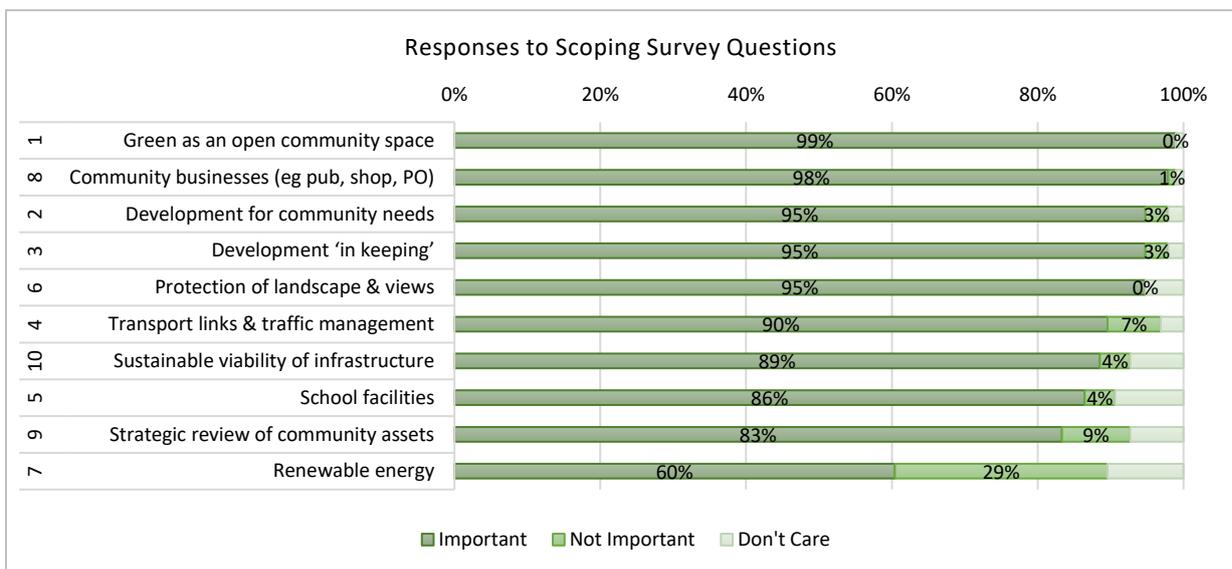
On November 13, 2016, the PC applied to South Oxfordshire District Council (SODC) to have the parish designated as the WSNP area. SODC's designation consultation period of 6 weeks ran from 11/12/2015-15/1/2016. 5 letters of support / no comment and 5 Statutory consultees with no comment. No objections were received. The designation was formally agreed 01 March 2016.

## 4.2 Consultation on scope & themes for the Neighbourhood Plan

The WSNP SC initially engaged the village with a Drop-In session on 12 December 2015, with aspirational drawings by local school children as well as historical village photos on display. The team outlined the Neighbourhood Plan process (65 attendees).



This was followed up by a scoping survey, designed in the context of existing village materials (2007 housing survey and village archives), delivered to every household in December to identify what was important to villagers and to raise the profile of Neighbourhood Planning. 96 households responded (22% of village households) and this, together with comments, helped inform the WSNP SC of the areas of focus identified by the village (Figure 1).



**Figure 1 Scoping Survey Responses**

The WSNP SC met in January 2016 and appointed Community First Oxfordshire (CFO) as advisors. They discussed aims and objectives in light of the evidence gathered in the scoping stage. These were refined over the following 6 months as WSNP SC discussions and community engagement activities continued.

The WSNP SC held a village workshop in February 2016 to further determine priorities and to help inform the questions that would be asked in an upcoming community-wide Consultation Survey.

The WSNP SC developed a detailed community survey with the help of CFO. This combined a housing needs survey with more general questions about opinions on housing development, living and working in Warborough & Shillingford. For specific questions (e.g. opinions on Housing Provision) additional input was sought from SODC and special care was taken to provide additional information e.g. affordable housing, and the implications of choosing sites vs infill. The survey [See <http://www.warboroughshillingford.org/project-documentation/> 'Community Questionnaire'] was distributed to all households in March 2016 and was completed by 256 households (59% response). Three Drop-In sessions were offered over a 3-week period at the local pub for parishioners who might have questions about filling in the survey.

CFO collated analysed the submissions from this questionnaire and submitted them to the WSNP SC to inform the development of the NP.

### 4.3 Consulting on the Neighbourhood Plan Objectives

The WSNP SC extracted objective themes from the community survey findings. Together with the survey results, these were discussed by the WSNP SC and presented in draft to the community at an event in June 2016, attended by 70 residents. Comments were invited at the meeting and emails used afterwards to address specific areas of concern. No comments were received.

Following further discussion within the WSNP SC resulted and the final Vision and Objectives were published on the website in September 2016.

### 4.4 Consulting on Issues and Options

Through extensive public engagement opportunities, the WSNP attempted to structure feedback into cycles for comprehensive and inclusive capture of village-wide input. From time to time throughout the project, a small number of households put forward criticism, issues or suggestions to the WSNP, outside of the feedback cycles described within section 4. The themes of this feedback included:

- criticism of the community survey process (access for overseas residents, lack of clarity)
- criticism of the way in which survey results were presented (one correction was made)
- criticism of consultation process (not enough consultation, not enough information)
- criticism of site assessment process and results (lack of technical expertise, speed of process, lack of site choice, incorrect decisions)

All letters were circulated to the WSNP SC to inform their thinking and where possible, incorporated into planned feedback cycles. In many instances, CFO were asked to review criticisms and advise: where possible, efforts were made to address criticisms (e.g. see 4.4.1).

#### 4.4.1 Responding to Issues

##### *Question Time Comes to Warborough*

The Parish Council held a "Question Time" meeting in August 2016 to address the request for more information and enable residents to pose general and specific questions to a broad range of neighbourhood planning experts and all members of the WSNP SC. This included Tom McCulloch of CFO, Charlotte Colver from SODC Policy and Stuart Ely, Chair for Berinsfield Neighbourhood

Plan SC. This was attended 79 residents; 11 parishioners asked a range of questions, broadly themed into these responses, which were covered by a variety of panellists:

- Large Site Development
- Site Assessment Process
- Landowner Negotiations
- Parish Council Oversight
- NP Consultation Protocol
- Small vs Medium Village
- NP Justification.

Additional questions were posed at the end of the meeting by several residents. Informal feedback was very positive (from presenters and attendees) and full minutes were published on the Parish Council [website http://www.warboroughshillingford.org/agendas-minutes/](http://www.warboroughshillingford.org/agendas-minutes/) 'August - 2016 - Extraordinary Meeting Minutes'.

### FAQ

A Frequently Asked Questions posting was included on the Parish website to address a series of complex or misunderstood issues in March 2017.

#### 4.4.2 Consulting on Options: Site Assessment Process

##### Site Assessment Process Summary

The result of the WSNP Survey was that the proportion of people choosing 'infill only' in response to the question 'where would you like to see development' was 39%.

It is clear that the results from the questionnaire were inconclusive when comparing infill-only (under half) and sites-only (under half), with (infill and sites) being able to swing the argument in either direction. These results, therefore, identified which options might be acceptable to the village. In particular, at the meeting where this was first discussed, it was to justify the next step in the process being a site assessment, because the use of a site could not be excluded by this data.

This also needs to be understood in the context of a "jump" in target numbers at the same time from a handful to 5% (June 2016 SODC emerging Local Plan), which also seemed completely unachievable via infill only (given the weakness of infill sites and the villages' track record of 1.2% infill over the past 20 years). This was further informed by the emerging vulnerability of communities without NPs to the 5-year land supply risks.

In summary, although it was not clear at the outset that a site allocation must be made by the NP, it was apparent that, for the process to satisfy due diligence, a consideration of sites would be reasonable, and the Site Assessment process was initiated.

Sites for development were identified via reference to the South Oxfordshire District Council (SODC) Land Bank and submissions to the Parish Council. This initially resulted in six potential sites. A further site was added in March 2017.

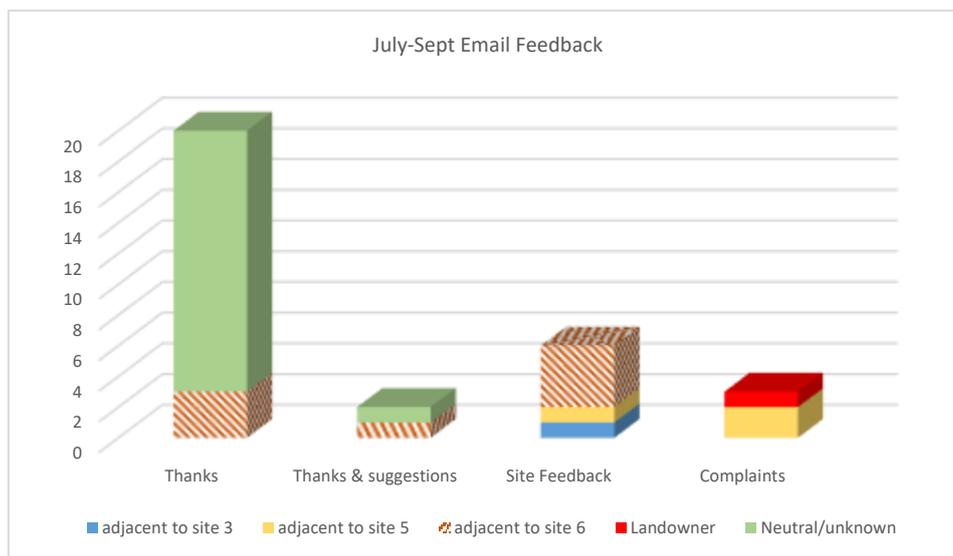
WSNP SC formed an Assessment Panel in May 2016 to test the suitability & viability of sites against criteria agreed with SODC. The panellists involved from inception to present day include:

L Kosobucki, K Croudace, S Taylor, R Pullen, E Jones, A Lamb and L Eaton and an external advisor T McCulloch from CFO. The Technical Site Assessment (TSA) was presented to the full WSNP SC for feedback at key stages throughout the process. A Health Check of the Sustainability Appraisal Review included a review of TSA material by Aecom, independent Environmental Consultants as advised by SODC, in April 2017. This informed the draft prior to Pre-submission.

A more detailed account of the TSA process is included in Appendix A of the Sustainability Appraisal Report. The initial assessment was approached in 2 Phases: Phase 1 was the factual site criteria (suitability). Phase II focussed on viability. Consultation involved land owners (described in section 4.4.3) and villagers. Key stages are described below:

#### *I. Phase I: 1st Draft presentation to the village July 2016:*

1<sup>st</sup> Draft Site Assessment material was presented to 76 attendees. 31 feedback emails were received and are categorised in Figure 2.



**Figure 2 Summer 2016 Email feedback**

The site feedback can be categorised into the following general themes:

- Personal site preferences
- Concerns about flooding
- Concerns about the impact of development on listed buildings
- Concerns about sites being too big for the number of houses acceptable to the village (as identified from the community survey)
- Identification of additional risks relating to individual sites.

Updates were made to the site assessments as a result of this feedback.

#### *II. Phase I: 2<sup>nd</sup> Draft presentation to the village October 2016:*

WSNP SC Assessors provided more detail on how assessments were made along criteria themes: R Pullen presented Views and Visibility, S Taylor traffic and movement, L Jones Ecology, KC,

Heritage & Culture. Draft Assessment Reports were published. 41 attended and 50 returned feedback forms. Villagers were asked if they broadly agreed with the assessment details of the 4 most advanced / well defined sites (Upper Farm 2, Cuckoo Penn 2, Six Acres and Plough Field); to provide factual data where they did not agree, and to comment on the other sites (Cuckoo Pen3 and Upper Farm 3). Overall feedback is shown in Figure 3, site feedback in Figure 4.

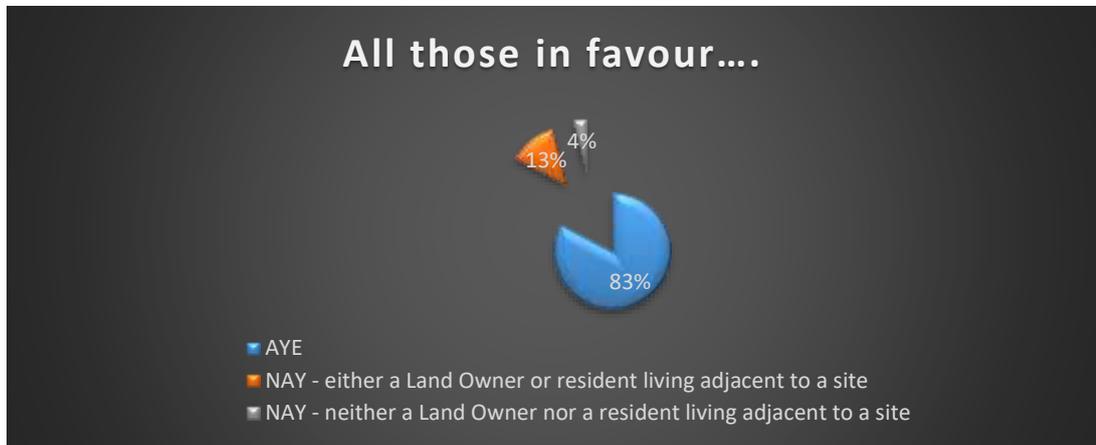


Figure 3 2nd Draft Overall Feedback

The assessing subgroup divided comments along criteria themes and reviewed every comment written. They proposed updates which were then circulate to the sub group and incorporated in subsequent iteration of the assessment.

Comments received relating to the four main individual sites can be categorised into the following themes:

Upper Farm 2:

- Green belt concerns
- Visibility impact
- Concerns relating to distance from centre (village envelope; exacerbating parking problems; poor integration of new development)
- Poor footpath/pedestrian links
- Flooding concerns
- Problematic road access
- Little scope for contributing solutions to identified village concerns.

Cuckoo Penn 2:

- Traffic/access issues
- Flooding concerns
- Visibility impact (both for and against)



Figure 4 2nd Draft Site Feedback

- Concerns relating to distance from centre (village envelope; exacerbating parking problems; poor integration of new development)
- Poor footpath/pedestrian links
- Little scope for contributing solution to identified village concerns
- Concerns that assessors had not properly taken into account landowner mitigation strategies.

#### Six Acres:

- Benefits from being near the centre (good pedestrian links; residents will walk; opportunity to solve school parking problem; better integrated with village)
- Concerns related to listed buildings/need for buffer zone
- Drainage/flooding concerns
- Lower visual impact (with disagreement from nearby residents)
- Access is good but must remain mindful of safety/calming issues
- Ecological concerns
- Concerns about size in relation to community stated preference for number of houses.

#### Plough Field:

- Flood plain issues
- Size of site in relation to both preferred numbers and ability of village facilities to cope
- Visual impact
- Archaeological issues
- Traffic/access issues.

### *III. Phase II: Viability Criteria*

Viability (focussing on the deliverability of a site and a keen concern of SODCs assessment of a NP) was discussed with CFO and SODC and criteria agreed in September 2016. This was presented in draft at a community consultation in October 2016. The first draft was circulated to the WSNP SC in October and refined and agreed at the SC meeting on November 11, 2016. It was discussed with SODC on November 22 and published on the Parish website prior to the 30 November 2016 public meeting.

Further consultation on sites is summarised below in Policy & Site Allocation Consultation

### *IV. Landowner Consultation & Community Input*

#### *I. WSNP SC and Land Owner meetings*

The owners of land bank sites and a developer who had contacted the PC were initially approached in the first quarter of 2016 to appraise them of the ambitions of the community to produce a Neighbourhood Plan, to gain their engagement in this process and to better understand their ambitions for their respective sites.

These initial meetings took place on:

- 26 January 2016
- 12 February 2016
- 26 February 2016
- 29 February 2016

Following the completion of the community survey in April 2016, follow-up meetings were offered to landowners to discuss the survey findings. Rectory Homes accepted the offer to meet; this meeting was held on 10 May 2016. Landowners were consistently appraised of and invited to contribute to the site assessment process as detailed in the TSA section of the Sustainability Appraisal Report.

On 14 July 2016, an e-mail was sent out to all landowners containing a copy of the first draft of the site assessment for their individual site. They were asked to provide corrections (with supporting evidence) of any perceived inaccuracies in the factual data and to detail any proposed mitigation strategies for identified risks, they were also invited to present to the village in early September (documented below).

Following that presentation, the WSNP SC invited all landowners to a meeting on 15 September 2016. The purpose of these meetings was to provide a summary of feedback from the landowner presentation evening the previous week and to discuss where the site assessment process was still flagging risks. This would give the landowners further opportunity to provide additional details in relation to mitigation strategies and/or to provide further evidence to support their plans prior to the public site assessment review meeting in October 2016. Sue Thirkettle (Cuckoo Pen) and Rectory Homes (Six Acres) accepted the offer to meet. A copy of the second draft of the site assessment (together with the hedge, footpath and school parking) survey were subsequently e-mailed out to all landowners in early October.

On 14 October 2016, the WSNP SC met with representatives of Carter Jonas and Welbeck Land, the latter having been newly appointed as a promoter for Plough Field. This meeting was to give them an opportunity to get up to speed with the Neighbourhood Plan process and to give feedback on their initial proposals for the site, in line with other Land Owners. This opportunity was also offered to the owner of Redwood Barn who contacted the WSNP in Q1 2017.

## II. Landowner Village Presentation

Land owners were invited by WSNP SC to present visions for their sites to the village at a meeting in the Greet Hall 6 September 2016. Three Land Owners accepted the invitation:

- Mr Leavesley, owner of Upper Farm was due to present on Upper Farm 1 (UF1 – a field site) and Upper Farm 2 (UF 2 farmyard and paddock site). As the presentation, he withdrew UF1 and spoke about a new site and proposed a retirement home on the pig farm site (UF3)
- Ms Thirkettle, owner of Cuckoo Penn spoke on Cuckoo Penn residence site (CP1) and Cuckoo Penn paddock site (CP2)
- Rectory Homes, developers who own an option on Six Acres together with architects, West Waddy, presented ideas on Six Acres.

105 villagers attended; 66 feedback forms were returned. Attendees were asked: How do you feel each landowner has addressed the priorities identified in the village survey (1 being badly, 5 being well):

- 1 Potential to improve traffic speed and/or flow problems through the village
- 2 Potential to improve village parking
- 3 Viable long-term premises for shop and post office
- 4a Priorities for type of accommodation - starter
- 4b Priorities for type of accommodation - elderly
- 4c Priorities for type of accommodation - affordable and family
- 5a Priorities for design and layout - quality of design
- 5b Priorities for design and layout - minimise impact on views
- 5c Priorities for design and layout - sufficient parking
- 6 Potential to provide improved or enhanced village amenities

All values between 1 and 5 inclusive were retained; all other values were marked as 0 and were excluded from the analysis. Due to the very poor full completion rate, we did not exclude respondents whose forms were not fully completed.

Overall (Figure 5), Six Acres achieved the highest average rating on 7 out of the 10 questions. CP2 scored highest on 2 of the questions and UF3 scored highest on 1 question.

The breakdown of each question can be seen in Figure 6:

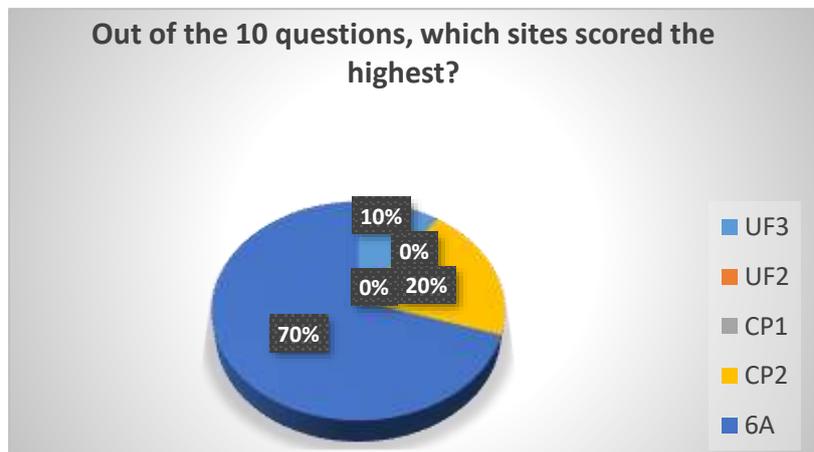


Figure 5 Overall Site Feedback

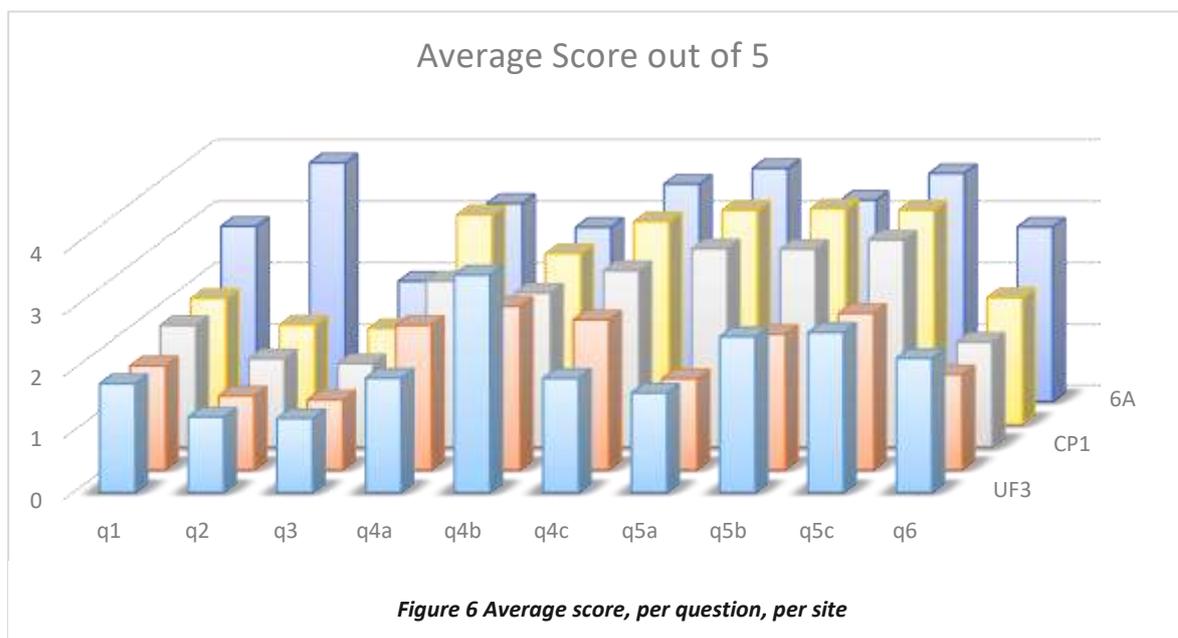


Figure 6 Average score, per question, per site

Attendees were also offered the opportunity to comment on the three presentations. For each the following main themes emerged:

#### Upper Farm sites:

- Divided opinion on merits of proposed retirement community but all agreed too far from centre of the village, with poor pedestrian links, to properly integrate, which would exacerbate traffic problems.
- Appreciation for suggestion to include traffic calming as part of any development.
- Concerns relating to the green belt
- Serious viability concerns due to lack of detail in presentation
- Risks associated with linking two sites together
- Poor fit with objectives of Neighbourhood Plan.

#### Cuckoo Penn Sites

- Welcomed commitment from local landowner to restrict numbers to minimum required
- Concerns about site access
- Concerns about distance from village amenities including poor pedestrian links
- Concerns about topography of CP2 in relation to flooding and visibility
- Divided opinion on lack of detail: an opportunity to influence or an unknown quantity
- Concerns regarding bland / corporate design.

#### Six Acres:

- Divided opinion on number of proposed houses: more than the village want, but less than many expected to be proposed
- Welcomed proposal for school parking but concerns that proposed area was not big enough and that traffic access/flow needed more careful consideration
- Location near centre helps with inclusivity, access and ability to meet village needs.
- Feeling that the developers had showed sympathy to village needs, but could improve building materials and layout to better reflect surrounding buildings / conservation area and provide more details on housing mix
- Concerns about disruption during development given proximity to existing problem.

Feedback was reviewed by the assessment team, updates to the Site Assessment were incorporated where agreed and the WSNP SC was briefed. This informed the subsequent discussions with Land Owners.

#### *V. Adjacent Neighbours' discussions:*

In addition to the 3 public events which focussed on site assessment and which were open to every villager, as the Site Assessment progressed the WSNP members had several meetings, discussions and email exchanges with residents adjacent to the 6 Acre site who approached the team with their concerns. Emails were circulated to the wider group of neighbours. In addition to hearing concerns specific to individual properties adjacent to the site, the WSNP endeavoured to identify shared perspectives and objectives.

The WSNP also received over 50 pages of feedback from individuals within this group concerning site assessment. SC members reviewed and considered all input carefully. This informed their analysis and decisions, and was reflected in discussions with the developer (prior to their planning application submission).

**4.4.3 Consulting on Options: Policy & Site Allocation**

The 8<sup>th</sup> WSNP public event was held on November 30, 2016 in the Greet Hall to discuss the draft policies, including the result of the Site Assessment which had been the subject of the previous 3 meetings. Invitations were extended at the October



3 public meeting and this was followed up with emails, flyers delivered to every household, posters and Facebook posts;



villagers also volunteered to knock on doors to encourage groups previously unrepresented to attend. The draft policies, including Site Allocation, which had been reviewed in draft with SODC, were published on the Parish Council website on November 28.

There were 2 sessions on offer: the 2:30-5pm slot offered a play area and toys for children as well as tea and biscuits, and an evening session (6:45-9pm) included presentations. On display throughout were complete copies of all policies, including large-print versions, draft site plans and elevations of the proposed dwellings on the site allocated in policy H4. Steering Committee Members were available for questions. The event was attended by 277 people.

Feedback was requested on:

**Style and design:** posters showing differing architectural styles were on display and villagers were asked to show their preference. This was used in the development of the Village Character Assessment, where results are summarised.

**Policies:** A double sided a4 form was provided for feedback policies. This was also available on the Parish Council website, as well as the draft site plans and elevations for the allocated site. Villagers were offered a week to submit written responses. Figure 7 shows a summary of feedback. A more detailed report can be found in Appendix K. This was used to inform further refinement of the policies where appropriate.

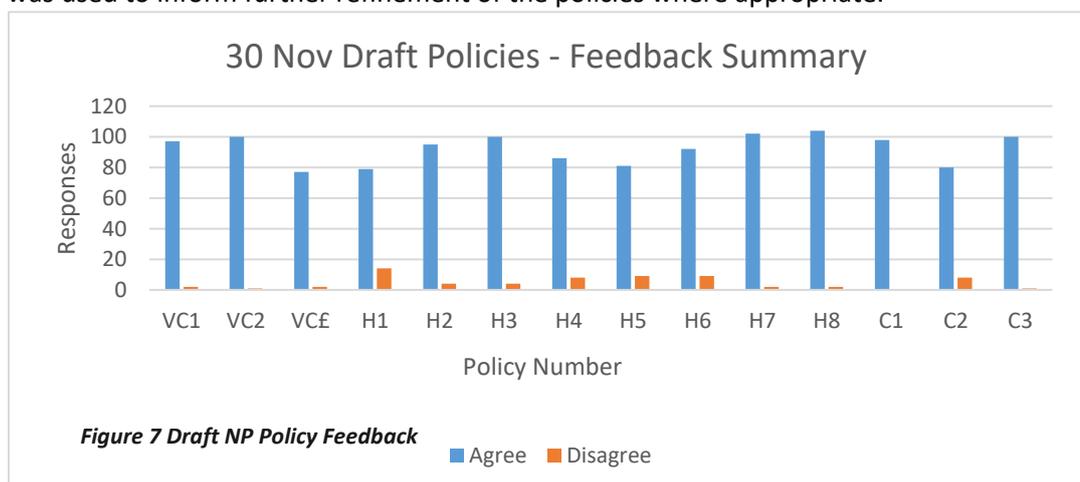


Figure 7 Draft NP Policy Feedback

■ Agree ■ Disagree

**Overall:** Attendees at both sessions, who reflected a balanced representation across the parish (Figure 8 – indicative, not actual addresses) were offered the opportunity to participate in a poll if they were eligible for inclusion on the local Electoral Role in May 2017. They were asked to indicate either ‘Yes, I support the Neighbourhood Plan’ or ‘No, I’m happy with developer led planning’ (Figure 9). The overwhelming majority, 92%, were in favour of the draft NP.

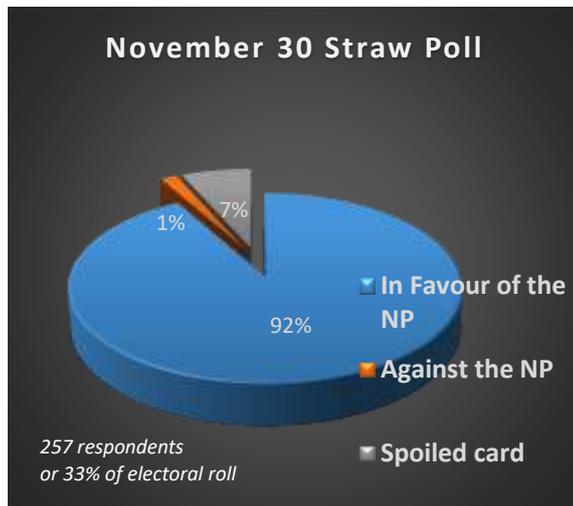


Figure 8 Draft NP Policies - Overall Feedback

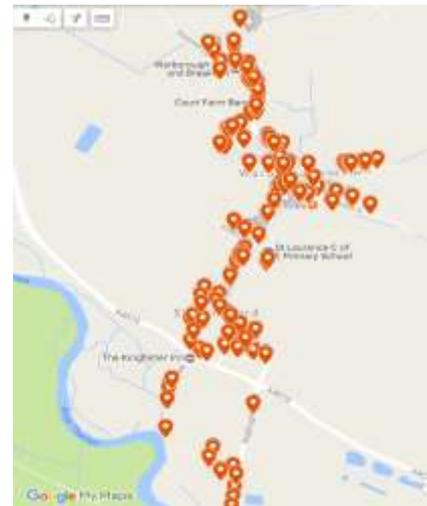


Figure 9 Draft NP Presentation Turnout

A very small number were not in favour. A further 7% spoiled cards indicating either a) abstention, b) abstention with objection to the options offered in the poll (which reflected the wording in the SODC Draft Plan below) or c) abstention with objection to the Technical Site Assessment process (for example, the lack of a site choice).

11.8 We propose that where villages are in the process of preparing a neighbourhood plan, the houses allocated to these villages should be delivered through the neighbourhood plan, allowing communities to have their say on where development in their area will go. If a neighbourhood plan does not progress within a specified time frame, we will, as the local planning authority, support acceptable proposals that come forward through the planning application process.

SODC Draft Local Plan 2032 June 2016 Housing in rural Communities

#### 4.5 Sustainability Assessment Scoping Report consultation

The WSNP submitted the Sustainability Assessment Scoping Report (SASR) notification for consultation with the statutory consultees as advised by SODC on 18 January 2017 (emails for Environment Agency, Oxfordshire County Council as the Lead Local Flood Authority, Historic England, SODC and Natural England are shown in 5.4 and Appendix E section 5.5.1 shows the email and notice). The notice was also placed on village notice boards and on the Parish Council

website. Adjacent Parishes and the St Lawrence Parochial Church Council and School were also sent the notification. The 6-week consultation ended on 22 February 2017.

Comments received are detailed in Appendix G section 5.7.1 and were used to inform the SAR.

#### 4.6 Pre-submission consultation (Regulation 14 Consultation)

##### 4.6.1 Notification

Pre-submission consultation, which included the NP and Sustainability Appraisal Report, took place over an 8-week period from 28 June 2017 through 23 August 2017, to allow for summer breaks. Publicity for this consultation is included in Appendix E 5.5.2 and was designed in consultation with CFO. It included notification posters, emails to residents (with 3 follow-ups), an article in the parish newsletter delivered to every door and material on the parish website. Hardcopies of all reports and notifications were available in the SODC Offices and in the St Laurence Hall foyer, with specific opening times each week. We asked the community to let us have their views on the draft WSNP, highlighting anything they thought needed to be changed and made it clear that their responses and comments would help us to finalise the WSNP for submission. We explained that a further consultation would take place, before review by an independent examiner, which would proceed a referendum. 188 villagers responded.

Formal e-mails (Appendix E section 5.5.2) inviting comments on the pre-submission documents emailed to statutory consultees listed in Appendix D 5.4. 6 statutory consultees commented.

Local organisations and businesses, adjoining parishes and landowners (listed in Appendix D 5.4) were all e-mailed (Appendix E 5.5.2). 7 commented.

##### 4.6.2 Feedback Approach

###### *Material:*

6 Statutory consultee submissions were received. 5 land owners/agents and 2 organisations responded. These are listed in section Appendix H section 5.8.2 I.

The local response to the regulation 14 consultation was significant from the modest electoral role of 787. Below is a summary of the feedback forms and accompanying material received, once multiple submissions from electronic and physical deliveries were reconciled.

	Documents	Pages	Residents	Documents	Pages	Submissions
<b>Against</b>	<b>55</b>	<b>606</b>	<b>35</b>	<b>27%</b>	<b>78%</b>	<b>18.6%</b>
<b>Support</b>	<b>148</b>	<b>164</b>	<b>150</b>	<b>72%</b>	<b>21%</b>	<b>80%</b>
<b>other</b>	<b>3</b>	<b>5</b>	<b>3</b>	<b>1%</b>	<b>1%</b>	<b>1.6%</b>
<b>Grand Total</b>	<b>206</b>	<b>775</b>	<b>188</b>			

Of the material objections against the plan, 92% of documentation was submitted by 7 households. The log of residents' submissions is included in Appendix H section 5.8.2 III.

### *Analysis:*

For **statutory consultees**, submissions were summarised and reviewed by the SC, CFO and an independent Planning Consultant. Comments and responses are summarised in section 4.6.3 I.

**Landowner** responses (logged in Appendix H 5.8.2 I) were reviewed by the Land Owner Coordinator and a Steering Committee member, who informed the SC Assessment Panel of material changes and any updates. This was then used to inform the final drafts and is summarised in section 4.6.3 II.

For **resident** submissions, the following policy was adopted:

- Where multiple individuals submitted a joint document, this was analysed once, but their views were counted individually (6)
- Where multiple physical and/or electronic submissions were received from the same respondent the last, directly emailed version was considered
- Where multiple people appear to reference a nearly identical 27-page document these were visually inspected by an independent 3<sup>rd</sup> party and one version was considered
- Where comments were mainly positive, this was taken as support; All positive comments were totalled and summarised for reporting purposes; where specific material facts or corrections are articulated, they have been analysed and included in Themes for response.
- where no views are expressed, this is recorded as 'other' (2)
- where documents of 5 pages or more were received, the entire document was reviewed & comments analysed; analysed comments were grouped into themes and those themes responded to. The original document is posted on the web [here](#).
- Where contradictions are submitted from the same respondent this was recorded.
- Some residents subscribed to a report and submitted their personal responses: The analysis noted subscribers, and their individual responses were also noted, but were not double counted
- Where residents submitted a report from a consultant with no page numbers/unbound the WSNP attempted to contact the planning consultant, as advised by SODC. The consultant did not respond
- In submissions from parishioners who are also landowners or business operators, this is reflected in parishioner statistics and included in material used to consider the Technical Site Assessment review.

To facilitate rigorous analysis for residents' feedback, a database was built to enable recording, identification and querying of comments.

Considerable resource was deployed to ensure that all 775 pages of the 188 resident's feedback was read by at least 2 SC members and carefully considered. 18 themes were identified and summarised. The distribution of responses across these themes are shown in Figure 10.

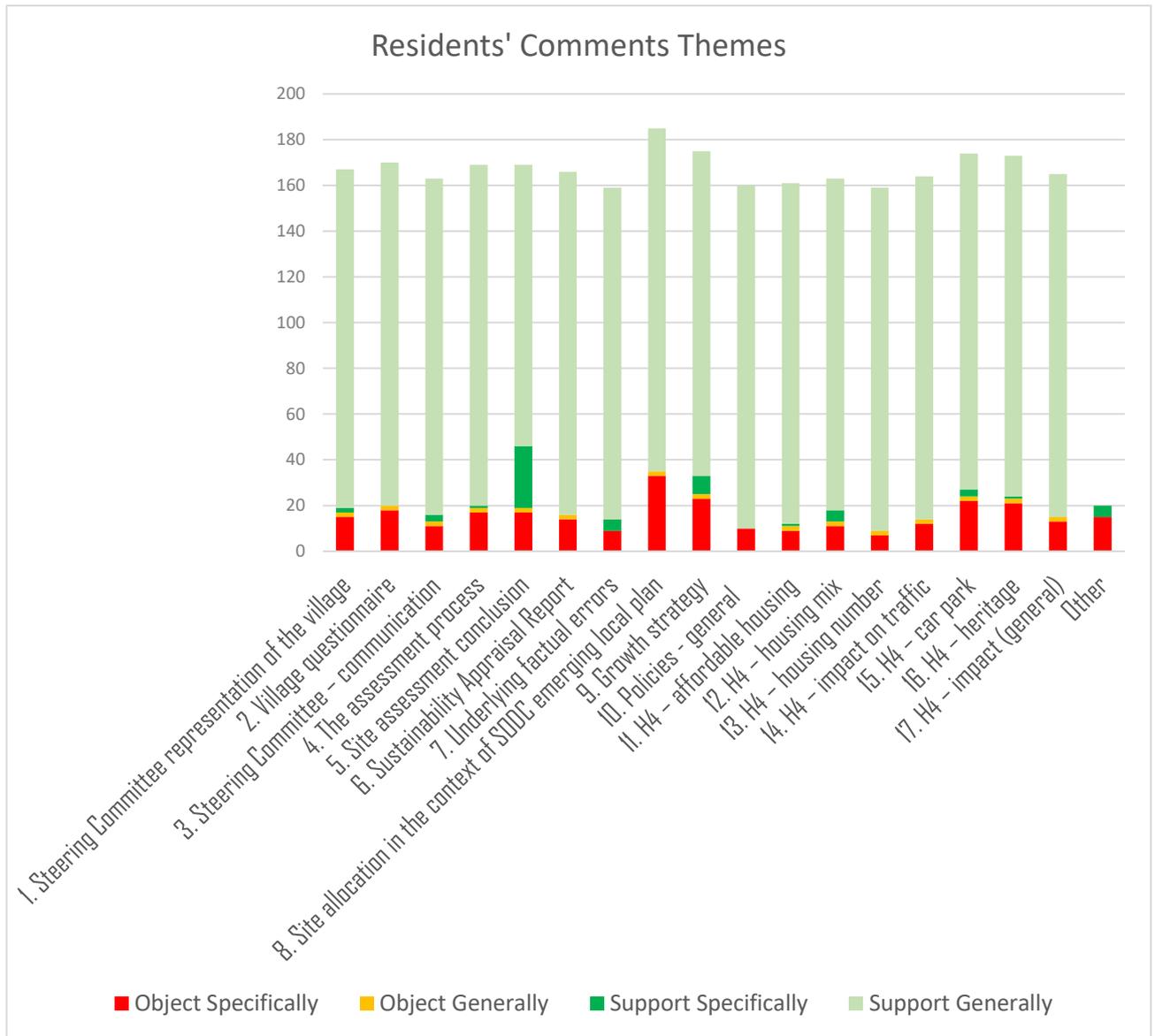


Figure 10 Distribution of residents' comments by Theme

This summary of themes was distributed to the SC and discussed in detail at two SC meetings and one Assessment Panel meeting. Responses were carefully reviewed and a summary is included in section 4.6.3 III, with further detail in Appendix H section 5.8.2 IV. Appendix H section 5.8.2 V shows the mapping tool used to categorise resident submissions into themes.

**4.6.3 Issues raised and changes to the Plan:**

Summaries of issues raised and changes to the Plan are grouped by:

- I. Statutory consultees
- II. Landowners and organisations
- III. Residents.

and are outlined in the following sections. More information can be found in Appendix H, Section 5.8.2.

*I Statutory Consultees*

The following table summarises comments received from Statutory Consultees, along with the WSNP SC responses.

<b>Pre - Submission NP documents referenced</b>	<b>Statutory Consultee</b>	<b>WSNP Response</b>
Policy C1	Comments were received from SODC and Thames Water, especially related to current infrastructure.	Policy amended as per SODC suggestion. Now comprises C1 and C2. C1 states: Proposals for new residential development should not worsen any infrastructure deficiency and where it does this should be mitigated for.
C2	SODC suggested considering classes of use, study of current floor space and potential change of use and cited Chinnor examples	Policy amended as per SODC suggestion, however it was not deemed beneficial to conduct a study into floor space. number of units or promoting change of use.
C3	SODC suggested formatting justification and evidence changes for clarity	Supporting evidence added as suggested (Appendix H).
C4	SODC Cil comments: generally supportive	Noted.
Character Assessment and Policies	SODC and Heritage England made comments about the Character Assessment.	Additions were made to the existing Character Assessment (development pattern, views & green spaces) and differences with historic views were added.  'Most Positive features' added.  This was referred to in updated policy wording in the NP, as suggested.
E1	SODC suggested separating local employment and community assets into 2 distinct policies	Policy amended as per SODC suggestion
H1	Historic England (HE) and SODC made specific reference to this policy.	Policy amended as per SODC suggestion (and incorporated into VC1). Reference to protection of heritage assets clarified as per HE suggestions and reference made to their protection under NPPF.
H2	SODC Policy and Housing departments commented on H2 highlighting potential conflict and requesting the need to reflect district policies and the Local plan	Policy amended as per SODC suggestion (note now policy H1)
H3	SODC Policy and Housing requested this policy be amended to reflect SODC Housing policy to meet basic condition	Policy amended as per SODC suggestion (note now in policy H1)

Pre - Submission NP documents referenced	Statutory Consultee	WSNP Response
H4	HE, OCC, SODC and SODC Conservation and Thames Water all commented on this Site Allocation policy.	Together with a planning consultant, the SC carefully considered all suggestions. Policy amendments made (note now policy H2), in particular making it a criteria-based policy as recommended by SODC
H4	OCC & Natural England (NE) suggest the need for development to provide a net gain in biodiversity. NE also suggest 40% [later updated to 50%] of development site be given to greenspace.	Policy H2 (site allocation) amended as suggested. The objective relating to biodiversity is tested against all policies in the SAR.
H5	HE suggestions to resist cumulative effects of infill is welcomed. SODC comments NE suggests prioritising brownfield sites for infill.	Policy amended as per HE & NE suggestions and amendments made to accommodate SODC recommendations (note now policy H3)
H6	SODC suggest adding local detail into policy wording, or delete; OCC suggested review of wording.	Policy amended as per SODC suggestion to incorporate local detail. (Note now policy H4.)
H7	SODC suggest wording the policy positively; OCC suggested review of wording	Policy amended as per SODC suggestion. (Note now policy H5.)
H8	SODC suggest this flooding policy is not a policy, it is a statement and does not add local detail	No other reports exist to provide additional local detail. Further detail added in NP sustainability challenges. Policy deleted.
NP	OCC request renaming of footpaths to footways	Wording has been amended in the NP to make the differentiation clear
VC	HE, OCC and SODC all commented on these policies, which multiple recommendations for rewording, restructuring and combining.	Together with a planning consultant, the SC carefully considered all suggestions. Policy amendments made by combining all three VC policies into one, and restructuring as a criteria-based policy as suggested by SODC.
NP App G	OCC request clarification regarding Hammer Lane descriptions	Wording has been amended to clarify
NP	OCC support rubbish receptacle storage areas	Noted (Now in policy VC1).
NP Intro	SODC suggest timeframe changes and clarification on consultation	Content amended accordingly

<b>Pre - Submission NP documents referenced</b>	<b>Statutory Consultee</b>	<b>WSNP Response</b>
NP Vision and Objectives	SODC suggest expanding vision and objectives.	The NP feel that the vision and which underpinned objectives and all NP development were well tested in the community and integral to the process of the development of the NP. Whilst we agree with the sentiments, we do not feel that now would be the appropriate time to make fundamental changes to the underlying vision and objectives.
NP	OCC detail Wallingford School expansion plans	Noted.
NP	OCC request that scheduled monuments are excluded from development and non-scheduled sites preserved.	Noted. (Now in policy VC1).
NP	NE suggest: biodiversity protection references be included in the policy wording.	Wording added in VC1, H4, H3, and H2 as suggested.
NP	NE suggest: an additional biodiversity project and commend Benson NP policy wording.	Biodiversity wording added to existing footpath policy, which is well-evidenced from the consultation process, and to the footpath, parking and playground projects.
Sustainability Appraisal Report (SAR)	HE requests that clarification is made to note the potential harm to the Warborough conservation area and listed buildings and to demonstrate that special regard has been given to the desirability of their conservation.	Content amended accordingly.
SAR Appendix - Technical Site Assessment	HE requests that amendments are made to the site assessments to note the potential harm to the Warborough conservation area and listed buildings and to demonstrate that special regard has been given to the desirability of their conservation.	<p>Content amended accordingly.</p> <p>The SC note that there are a number of heritage assets throughout the Parish. Some potential sites have evidence of heritage assets on the site itself and the TSA assessments focussed on a comparison of potential harm across all sites, rather than focussing on one site in isolation (as might be the case, for example, in response to a planning application).</p> <p>A list of changes made to the TSA assessments can be found in Section 5.8.2. Key elements include: 1- making the equity of the assessment approach to heritage across all sites clearer; 2- including additional heritage information and; 3- clarifying methodology used, in</p>

Pre - Submission NP documents referenced	Statutory Consultee	WSNP Response
		particular, in relation to how mitigation was incorporated, and how harm vs benefit was considered.
SAR	OCC suggest referring to Oxfordshire Wildlife and Landscape Study, and Historic Landscape characterisation data.	The OWLS bio map was included in the biodiversity section of the SASR, the key findings of which were summarised in the SAR. No action taken.
SAR	SODC request that additional information is included in support of infill growth figures of 2% and clarify throughout that option 2 in report is allocation plus infill.	Content amended accordingly (also see response to theme 9 in section 5.8.2)
SAR	NE agree no significant impact on Little Wittenham SAC; Development biodiversity impact can be mitigated	Noted. SAR mitigation updated to reflect. NP Projects updated to include 'green infrastructure'

## II Organisations & Landowners

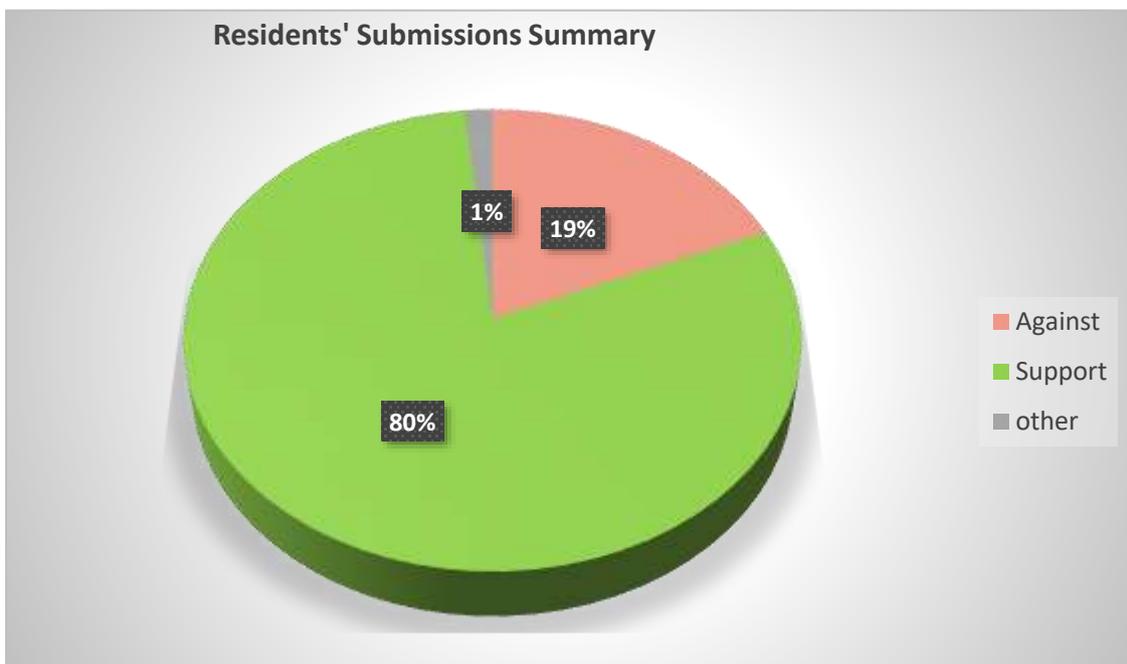
5 land owners/agents and 2 organisations responded. A summary of their comments and the WSNP responses are summarised below, with more detail in Appendix H section 5.8.2 II:

Respondent	Summary & Action
Coalition of 7 local households (residents and [REDACTED] calling themselves 'Save Warborough as a Village'	<b>Against:</b> feedback noted and included in residents' feedback below Section 4.6.3 III, below (individually and as a group)
Six Bells Pub, The Green South N Hickey (tenant landlord)	<b>Against.</b> <ul style="list-style-type: none"> <li>• H2: affordable housing is not affordable (Action: See Theme 11 of in residents' feedback below Section 4.6.3 III)</li> <li>• H4/E1 Heritage impact will reduce filming and tourism and harm rural economy (Action: See Themes 16 &amp; 17 in residents' feedback below Section III)</li> <li>• Complaint over lack of consultation (No Action – see Theme 3 in residents' feedback below Section III)</li> </ul>
Homes and Communities Agencies	Support noted; links to submissions are in Appendix H; no action
Joland Bowater - Rectory Homes (6Acres site)	Support noted; links to submissions are in Appendix H; updates to NP/SAR/TSA as per amended site master plan and studies/survey results received (drainage & archaeology)

WardelArmstrong/Ellis/Leavesley (Upper Farm site)	Intention to continue with plans noted; no additional plan details submitted; links to submissions are in Appendix H. No Action
Carter Jonas/Welbeck Land/Bacon (Plough Field Site)	Intention to continue with plans noted; links to submissions are in Appendix H; no additional plan detail submitted; No Action
Thirkettle [REDACTED] (Cuckoo Penn Sites)	<b>Against:</b> extracts and links to submissions are in Appendix H; extracts of feedback are in Appendix H 5.8.2.ii; feedback on process/other sites also incorporated into residents' feedback process. No additional plan details submitted; new site information (eg Agricultural Land Classification) added to the TSA

*III Resident submissions:*

At a high-level, submissions were categorised as 'objecting' or 'supporting'. The result of residents' pre-submission consultation is shown in Figure 11.



**Figure 11 Pre-Submission Consultation Summary Feedback**

All residents' feedback (Appendix H section 5.8.2 III and V) was carefully considered and summarised into themes as discussed in Section 4.6.2. This is detailed in the chart on the following 3 pages. For each theme:

- To provide an indication of the number of respondents objecting or supporting each theme, either generally or specifically, mini bar charts are used (representing the totality of respondents, the wider the bar, the more objectors or supporters there were)
- objections are summarised (in *italics*)
- responses are summarised (in **bold**).

Responses to each Theme are available in Appendix H section 5.8.2 IV

Resident Feedback Themes	Source Respondents				Objection summary and response
	Object		Support		
<b>Overall:</b> The material presented is in line with my thinking	35		150		see objection themes, below
	Object Generally	Object Specifically	Support Generally	Support Specifically	
1. Steering Committee representation of the village	< 5			< 5	<ul style="list-style-type: none"> <li>• SC was not representative</li> </ul> <p>No changes were made as a result of this feedback</p>
2. Village questionnaire	< 5			< 5	<ul style="list-style-type: none"> <li>• Questionnaire results were not used to inform the process or conclusions</li> </ul> <p>No changes were made as a result of this feedback</p>
3. Steering Committee – communication	< 5			< 5	<ul style="list-style-type: none"> <li>• SC Communication was inadequate</li> </ul> <p>No changes were made as a result of this feedback</p>
4. The assessment process	< 5			< 5	<p>The Site Assessment <u>process</u> was inadequate, not compliant with guidelines and/or omitted information</p> <p>Action: A meeting of the site assessors took place on 13th Oct 2017 to consider the content of pre-submission responses. All sites were reviewed in the light of the comments made and the following changes to the Technical Site Assessment were agreed:</p> <ul style="list-style-type: none"> <li>• Ensure grade of agricultural land included for all sites</li> <li>• Ensure the 20-year old map of historic views in Conservation Area documentation is properly referenced and placed in context for today</li> <li>• Include latest report from Historic England and review to ensure equity of approach to heritage assets (see also theme 16).</li> <li>• Add additional heritage information for Six Acre site: FP7 and dog-walking/trespassing evidence</li> <li>• Add in text to clarify that Six Acre entrance is in conservation area</li> <li>• Add in personal accident injury claim data provided by residents' report</li> <li>• Add in soakaway test response from Six Acre developer</li> <li>• Reflect OCC transport and archaeology perspectives.</li> <li>• Add clarification of methodology used, in particular in relation to how mitigation was incorporated, and how harm vs benefit was considered</li> </ul>
5. Site assessment conclusion	< 5				<ul style="list-style-type: none"> <li>• The site assessment conclusion was incorrect</li> </ul> <p>Action: Text in the Technical Site Assessment and Sustainability Appraisal Report was amended to more clearly communicate the reasons behind the conclusion.</p>
6. Sustainability Appraisal Report	< 5			< 5	<ul style="list-style-type: none"> <li>• Disagreement with specific objectives and/or 'scores'</li> </ul> <p>Action: The SC reviewed the detailed pre-submission consultation responses in the SC meeting on 13th October and agreed the following changes:</p> <ul style="list-style-type: none"> <li>• Update the heritage impact of Six Acres (pre-mitigation) to red</li> </ul>

Resident Feedback Themes	Source Respondents				Objection summary and response
	Object		Support		
<b>Overall:</b> The material presented is in line with my thinking	35		150		see objection themes, below
	Object Generally	Object Specifically	Support Generally	Support Specifically	
7. Underlying factual errors					<p>A number of potential errors were identified.</p> <p>Action: All responses pointing out underlying factual errors have been reviewed and changes will be incorporated into the next version of the NP.</p>
8. Site allocation in the context of SODC emerging local plan and NPPF	< 5				<ul style="list-style-type: none"> <li>SODC local plan (H10) states infill is preferred option for small villages or sites with 10 houses or fewer, 5-10% is a guide and not mandated, etc</li> <li>Various conflicts with planning policies cited</li> </ul> <p>Having taken advice from CFO and independent planning experts there are no policies with the Neighbourhood Plan which are not consistent with the SODC emerging local plan or national policies. This is consistent with the feedback from SODC.</p> <p>Action: Text in the NP was amended to more clearly communicate the reasons behind the conclusion.</p>
9. Growth strategy	< 5				<ul style="list-style-type: none"> <li>Objection to the preferred growth strategy option</li> </ul> <p>Action: Text was amended to more clearly communicate the reasons behind the preferred strategy.</p>
10. Policies - general					<p>Policies referenced included:</p> <ul style="list-style-type: none"> <li>H5 (where opponents of H4 wished to see it loosened to allow more infill) NO specific response</li> <li>H1 (where opponents of H4 wish to see it broadened to allow Cuckoo Pen development) NO specific response</li> <li>H6 (where there was a wish to retain the rural nature of foot paths and resist urbanisation in general) Action: Policy strengthened (now policy H4)</li> <li>VC1 &amp; VC2 (asserted opinion) Action: See response to statutory consultees</li> </ul> <p>Overall action: All responses relating to specific policies will be reviewed in partnership with an independent planning consultant and policies will be updated if appropriate. Specific responses in relation to policy H4 (allocation of Six Acres) are set out more fully below.</p>
11. H4 – affordable housing	< 5			< 5	<ul style="list-style-type: none"> <li>a questioning of the efficacy of Affordable Housing policies in general, NP policies not withstanding</li> </ul> <p>Action: Policy wording strengthened in relation to affordable housing as part of housing mix (H1 in revised document). Additional policy (H6 in revised document) added to safeguard existing social affordable intermediate housing</p>
12. H4 – housing mix	< 5				<ul style="list-style-type: none"> <li>questioning the efficacy and appropriateness of the mix of housing</li> </ul> <p>Action: Policy wording strengthened in relation to housing mix (H1 in revised document).</p>
13. H4 – housing number	< 5			< 5	<ul style="list-style-type: none"> <li>Too many; more than village wants</li> </ul> <p>Based on the questionnaire results the recommended option is higher than many villagers desire. However, for the reasons fully articulated in the SAR we believe this is the better option for the village, and based on pre-submission consultation feedback there is evidence that the village is in agreement.</p> <p>Action: H4 (H2 in revised document) reduced to 29 units and wording strengthened</p>

Resident Feedback Themes	Source Respondents				Objection summary and response
	Object		Support		
<b>Overall:</b> The material presented is in line with my thinking	35		150		see objection themes, below
	Object Generally	Object Specifically	Support Generally	Support Specifically	
14. H4 – impact on traffic	< 5				<ul style="list-style-type: none"> <li>Car park and / or development will not improve current traffic and will introduce other issues</li> </ul> <b>Action:</b> H4 (H2 in revised document) wording strengthened
15. H4 – car park	< 5			< 5	<ul style="list-style-type: none"> <li>Car park is inadequate</li> </ul> <b>Action:</b> H4 (H2 in revised document) wording strengthened
16. H4 – heritage	< 5			< 5	<ul style="list-style-type: none"> <li>Views from Green / Impact on listed buildings / Impact on conservation area / Biased photography</li> </ul> <b>Action:</b> H4 wording (H2 in revised document) strengthened. See also response to statutory consultees.
17. H4 – impact (general)	< 5				<ul style="list-style-type: none"> <li>Economic impact on pub (given landlord against), Light pollution, Car park will attract the wrong sort of people / fly tipping, Flooding risk not in policy, Infrastructure - road, water, sewage concerns</li> </ul> <b>Action:</b> H4 wording (H2 in revised document) strengthened.
Other					a) NP has colluded with developer. No. No Action b) Suggestions for edits and missing information highlighted eg Projects: Action: Edits to Projects d) gravel threat understated. It is discussed in the SAR. Further action outside of the scope of NP. e) CILS are an ulterior motive for development No. No Action f) extension of greenbelt/conservations areas/protected spaces/re-purpose private land/footpaths required. Outside of the scope of NP. No Action

## 5. Appendices

### 5.1 A: WSNP consultation strategy

The table below shows the stages of the WSNP, its purpose, the consultation method employed by the SC and who else was involved. Statutory stages are highlighted in blue; recommended stages are in light grey.

Stage	Purpose	Consultation method	Who to involve
Area Designation	Confirm the area to which NDP policies will relate	Statutory consultation (6 weeks) by SODC	Statutory consultees
Launch	Encourage volunteers; identify steering committee members	Open meeting (2 hours, evening, widely publicised)	Community
Scoping	Scope the NP  Vision & Objectives	Questionnaire to every household; drop in session (Saturday, 2 hours); results published. Workshop to brainstorm ideas (widely publicised, well attended)	Community
	Determine Village requirements	SC design & distribute questionnaire based on villager's earlier input; pub drop sessions offered for any questions; results independently collected and analysed; results published and discussed at an evening event	Steering Committee Community
Sustainability Appraisal	SWOT analysis; baseline sustainability research; setting of sustainability objectives Technical Site Assessment	Undertaken by Steering Committee; evidence also used from previous community consultation events	
	Test NP Objectives against sustainability objectives	Undertaken by Steering Committee. Interim results presented to community and landowners for feedback; second draft produced	
Draft NP	Emerging policies and final TSA	Undertaken by Steering Committee 2x community consultation events Feedback forms and straw poll	Community
Sustainability Appraisal Scoping Report	Consult on SA scoping report	Statutory consultation (6 weeks)	Statutory consultees Community Other stakeholders interested in the Plan
Pre submission NP	To consult on the draft WSNP and Sustainability Appraisal Report	Statutory consultation (6 weeks statutory - 8 weeks provided)	Statutory consultees Community Other stakeholders interested in the Plan
Final submission NP	To consult on final WSNP documentation (Plan, Sustainability Appraisal Report, Basic Conditions	Statutory consultation (6 weeks)	Statutory consultees Community Other stakeholders interested in the Plan

Stage	Purpose	Consultation method	Who to involve
Referendum	Statement and Consultation Statement To ask the community if it wants South Oxfordshire District Council to use the Neighbourhood Plan for Warborough and Shillingford to help it decide planning applications in the neighbourhood area	Referendum	Community

## 5.2 B: Record of Community Involvement

Table A is a complete inventory of community involvement, including land owner engagements and all public meetings. All publicity is included in Appendices F & G. All publicly available records are located on the Parish Council website <http://ws-pc.org/>

<b>Key:</b>	<i>public meeting</i>	
	<i>delivered to every household</i>	

**Table A:**

Date	Engagement / Discussion	Note / Reference Document
07/10/2015	Discussion with Parish Council about creation of WSNP SC (Neighbourhood Plan Steering Committee)	<a href="http://www.warboroughshillingford.org/agendas-minutes/">http://www.warboroughshillingford.org/agendas-minutes/</a>
03/11/2015	WSNP SC Committee Meeting to agree documents required and process. (Charlotte Culver, SODC attended)	<a href="http://www.warboroughshillingford.org/minutes/">http://www.warboroughshillingford.org/minutes/</a>
01/12/2015	December 2015 Village Magazine & email	introduction: request for help and Drop-in invitation
01/12/2015	Neighbourhood Plan Scoping Survey	Appendix C
12/11/2015	Community email	Request for volunteers for WSNP SC
03/12/2015	Community email	'W&S Neighbourhood Plan Kick Off' Launch with attachments and notification of first questionnaire drop
04/12/2015	WSNP SC Committee Meeting Tom McCulloch from Community First Oxfordshire (CFO) attended. Following this it was decided to use CFO as the consultants for the NP.	<a href="http://www.warboroughshillingford.org/minutes/">http://www.warboroughshillingford.org/minutes/</a>
10/12/2015	Neighbourhood Plan Public Drop-in Meeting - Greet Hall	65 attendees; historic displays; school children contributions (section 4.2)

Date	Engagement / Discussion	Note / Reference Document
11/12/2015	Community email	Request to complete and reasons for NP Survey. Notification/reminder of Drop in session on Sat. 12.12.15
02/01/2016	Warborough and Shillingford Neighbourhood Plan Facebook page created.	The topics discussed can be seen on this Facebook page. As of 1/11/16 this has 71 members
04/01/2016	Community email	Announcement of creation of NP Facebook
08/01/2016	WSNP SC Committee Meeting	<a href="http://www.warboroughshillingford.org/minutes/">http://www.warboroughshillingford.org/minutes/</a>
14/01/2016	Meeting with Primary School Head, to discuss NP, school numbers and parking issues.	Summary of discussion summarised in email 14/01/16 KMC.
26/01/2016	Community email	Report on 12.12.15 Village Drop-In Session and explanation of 'what next'
26/01/2016	Meeting with Land bank 'owners' of Six Acres; Rectory Homes	'Minutes of meeting at the Land Owners.docx'
28/01/2016	Results of scoping survey published via Parish Magazine and Facebook.	See Appendix C & Appendix F: February 2016 Parish magazine
03/02/2016	Community email	Notification and reminder of NP Workshop on 04.02.16 (Appendix F)
04/02/2016	<b>Public Meeting</b> in St Laurence Hall, initial presentation from CFO to set the scene and then each 'table' was requested to provide input.	Register of attendees. 57 attendees 'Npworkshopattendees.xlsx'. Input from all attendees captured and stored 'NP Workshop 20160204 Record n of 7.pdf' and in section 4.2
09/02/2016	Community email	Follow up on NP workshop meeting
12/02/2016	Meeting with Land Bank representative (Upper Farm)	Minutes of Midland Pig discussion.docx
12/02/2016	WSNP SC Committee Meeting	<a href="http://www.warboroughshillingford.org/minutes/">http://www.warboroughshillingford.org/minutes/</a>
17/02/2016	Community email	Reasons to get involved in NP (Appendix F)
22/02/2016	Community email	How to participate in Neighbourhood Planning
22/02/2016	Meeting with Land bank owner (Plough Field)	Minutes of meeting at Pear Tree Cottage.docx
23/02/2016	NP information added to village / Parish Council web site.	<a href="http://www.warboroughandshillingford.org/newpage">www.warboroughandshillingford.org/newpage</a>
29/02/2016	Meeting with Land Bank owner (Cuckoo pen)	'Minutes of meeting at Cuckoo Penn on 29 <sup>th</sup> February.doc'. Email sent to owner & WSNP SC, Subsequent email from owner
03/03/2016	Phone call from Rectory Homes to seeking progress update	LK documented conversation in email 3/3/16

Date	Engagement / Discussion	Note / Reference Document
16/03/2016	WSNP SC Community Consultation Questionnaire distributed	
19/03/2016	School parking survey completed	NP Parking Survey Results (draft) PDF KMC minuted meeting
24/03/2016	WSNP SC Committee Meeting	<a href="http://www.warboroughshillingford.org/minutes/">http://www.warboroughshillingford.org/minutes/</a>
30/03/2016	Article in April Parish Magazine to explain the WSNP Questionnaire	Article in village magazine explaining Scoping Survey and its purpose
30/03/2016	Community email to inform village that survey was being delivered and the reason for the survey	Email 30/03/16
30/03/2016	Community email	Explanation of what a NP (KC)
07/04/2016	Community email to remind people of the 'drop in' offer to raise questions at the pub.	Email 7/4/16
Between 22/04 and 20/05	Richard Pullen meeting with shop premises owner to discuss future of shop / post office with relation to NP.	RP minutes of discussion
16/03/2016	Meeting with shop owner to discuss future of shop / post office in relation to NP	JR emailed report of meeting to WSNP SC
1,8,15/04/16	Village 'pub drop in' available to all to answer any questions on survey	Email and Facebook advertised; Limited attendance (less than 10 people). Email summary of discussions to rest of WSNP SC
14/04/2016	Community email	reminder of opportunity to talk to Steering Group at 6 Bells about Community Questionnaire
18/04/2016	Community email	Email to village email to answer questions raised about the survey and prompt completion of survey
22/04/2016	WSNP SC Committee Meeting	<a href="http://www.warboroughshillingford.org/minutes/">http://www.warboroughshillingford.org/minutes/</a>
01/05/2016	May 2016 Parish Magazine article	Thanks & explanation of process after receiving completed questionnaire. Notice of 09.05.16 Village Meeting
10/05/2016	Meeting follow up with Land bank owner of Six Acres, Rectory Homes, to discuss Survey findings.	Minutes of meeting (NP20160510RectoryHomes.docx)
20/05/2016	WSNP SC Committee Meeting	<a href="http://www.warboroughshillingford.org/minutes/">http://www.warboroughshillingford.org/minutes/</a>
03/06/2016	June 2016 Parish Magazine article	Notification of Survey results and of 09/06/16 village meeting to hear results
09/06/2016	<b>Public Meeting</b> to circulate results of WSNP Survey, to discuss Survey, vision & objectives &	70 attendees Vision & objectives Survey results

Date	Engagement / Discussion	Note / Reference Document
	assessment criteria and inform of next steps (73 attendees)	no feedback received Outlined in section 4.3
10/06/2016	WSNP SC Committee Meeting	<a href="http://www.warboroughshillingford.org/minutes/">http://www.warboroughshillingford.org/minutes/</a>
13/06/2016	July 2016 Parish Magazine article	Notification of 6 <sup>th</sup> July meeting
14/06/2016	Community email	Update on process and notice of 06.07.16 village meeting
14/06/2016	Follow-up village meeting email	Wandsplan; survey results posted on website. <a href="http://www.warboroughshillingford.org/project-documentation/">See http://www.warboroughshillingford.org/project-documentation/</a> 'Community Questionnaire and Vision & Objectives'
24/06/2016	Site Assessors Review Phase I 1 <sup>st</sup> draft	Working document
01/07/2016	Correspondence from St. Laurence School	Letter from Chair of St Laurence School Governors regarding children pick-up and drop-off
01/07/2016	Community email	Benson development and importance of W&S having NP
05/07/2016	Community email	Reminder of 1 <sup>st</sup> Draft feedback village meeting on Appendix G section 5.7.16
06/07/2016	<b>Public Meeting</b> Presentation of Phase I Site Assessment 1 <sup>st</sup> Draft	76 attendees (registration sheets) Summarised in Section 4.4
08/07/2016	Community email 'What Next?'	Strategic Objective, Feedback, Governance and update of process, LK
08/08/2016	WSNP SC Committee Meeting	<a href="http://www.warboroughshillingford.org/minutes/">http://www.warboroughshillingford.org/minutes/</a>
18/07/2016	Community email	Explanation of reason for and process of NP, EJ
14/08/2016	Email received SA 1 LO Feedback from Sue Thicketed Cuckoo Penn	Assessors Review and incorporate mitigation and adjust scores accordingly
15/08/2016	Email sent by Emma Fellowes re Plough Field: Boundary Plan + Letter SA1 Mitigation	Reviewed by Assessors
19/08/16	Community email from Parish Council	Announcing Extraordinary Parish Council Meeting and WSNP Question Time event on 31/08/16
21/08/2016	Cuckoo Penn RE: Warborough & Shillingford - Landowner presentation Sue Thirkettle confirmed attendance	Agreed to present slide presentation to community in Greet Hall
22/08/2016	NP Question Time. Sue Thirkettle submission of 11 Questions to Gaby Bedford for Q&A	All questions were compiled into Q&A
22/08/2016	Sue Thirkettle Email. NP Question time raised concern that questions were being screened	Questions were compiled into running order.

Date	Engagement / Discussion	Note / Reference Document
23/08/2016	Email ref Plough Field from Mark Utting declining to attend LO Presentation but seeking meeting with NPSC.	
26/08/2016	Email re Plough Field from James Bainbridge Carter Jonas: Introduction for new agent / promoter	
23/08/2016	Community email	Update and note about notifications and timings
23/08/2016	Community email from Parish Clerk	Agenda for Extraordinary Parish Council Meeting and 'Question Time' notice
25/08/2016	Cuckoo Penn Sue Thirkettle. Terms of Reference and Minutes. Challenge to PC minutes with suggested amends	Addressed to PC Clerk but forwarded to LO Coordinator
28/08/2016	5 Emails received from Sue Thirkettle Cuckoo Penn RE NP Question Time: Requests for anonymity, clarifications etc	Questions were compiled into running order. i.e. 11 questions were reduced to two.
31/08/2016	<b>Public Meeting:</b> Parish Council's formal adoption of Neighbourhood Plans Terms of Reference and presents Question Time.	Parish Council minutes available via Warborough Parish Council webpage 79 attendees (registration sheets) Summarised in Section 4.4
01/09/2016	Community email	Update of new personnel joining SC and open invitation for others to get involved
01/09/2016	September 2016 Parish Magazine	Notification of 'Landowners Plans' meeting and update
01/09/2016	2 x emails received from Sue Thirkettle Cuckoo Penn re LO presentations: Issue of timing and not being able to be there before 8pm Chasing IT support	Timing and assistance given.
02/09/2016	2 emails received from Sue Thirkettle Cuckoo Penn re LO Presentations. Questioning timings and IT support How to confirm presentation will project	Assistance given by LO Coordinator
04/09/2016	Telephone call from MD James Leavesley ref LO Presentation confirming attendance	File Note
05/09/2016	3 emails received from Sue Thirkettle Cuckoo Penn re LO Presentation: Confirming arrangements for slide presentation Presentation confirmation of who and when plus confirming feedback meeting attendance concerns re: presenting due to no experience	Assistance and answers given by LO Coordinator
06/09/2016	1 email received from Sue Thirkettle re LO presentation confirming [REDACTED] can answer questions	Noted: Confirmed set up will be done with [REDACTED] in attendance

Date	Engagement / Discussion	Note / Reference Document
06/09/2016	Public Meeting Land Owner Presentations to Village (Rectory Homes, Leavesley, Cuckoo Penn)	Registration sheets <i>Feedback</i> summary.  105 attendees Summarised in Section 4.4
07/09/2016	Email from Sue Thirkettle Cuckoo Penn re LO presentation: Confirming delivery of a USB stick with copy of slides for publication on PC website.	Confirm to return USB for inclusion of another image prior to publication
08/09/2016	3 emails received from Sue Thirkettle Cuckoo Penn re LO Presentation: NP landowners meeting next week Clarification of need for technical info: RE: Re: Sue Thirkettle Slides Confirming need help to add slide for PC website and seeking footpath information RE: Re: Sue Thirkettle Slides Hedge Survey question	If any please bring if mitigation evidence Nil Await feedback - hedge part of feedback SA 2
09/09/2016	WSNP SC Committee Meeting	<a href="http://www.warboroughshillingford.org/minutes/">http://www.warboroughshillingford.org/minutes/</a>
11/09/2016	Email received from Sue Thirkettle Cuckoo Penn: Sending extra slide which is now included in deck: concern about not knowing scores Issue with timing for [REDACTED] to make the meeting - agreed 10.15 start	Accepted and sent to PC Councillor Kerry Lobb to be published. Changed meeting time to accommodate request.
12/09/2016	2 emails received from Sue Thirkettle Cuckoo Penn: RE: Site Assessment RE: Landowner Feedback Meeting Thurs 15th:	
12/09/2016	Community email	Notice for 21.09.16 village meeting
15/09/2016	2 emails received from Sue Thirkettle Cuckoo Penn: NP - authorisation & Today's NP meeting: Authorising [REDACTED] to represent Sue Response post the meeting with questions	
15/09/2016	Land Owner meetings with Steering Committee (Cuckoo Penn, Rectory Homes - Leavesley chose not to attend) Sent email feedback .	NP20160915MinutesCP2.docx NP20160915Minutes6A.docx  Email feedback received 15.44 from Naomi Light after missing LO feedback meeting at 2pm
16/09/2016	3 emails received from Sue Thirkettle Cuckoo Penn: Apologies Recording meeting without notifying those present FW: DRAINAGE REPORT Forwarding Drainage report NP URGENT Withdraw CP1 and resubmit as CP3	Recording meetings in a private house without getting consent from those involved unacceptable to NPSC.
18/09/2016	Email from Sue Thirkettle Cuckoo Penn: Copy of minutes of meeting with LO Sue Thirkettle - Sue Thirkettle responded with amends.	Kate Croudace reviewed

Date	Engagement / Discussion	Note / Reference Document
19/09/2016	Email received from Sue Thirkettle Cuckoo Penn: SA feedback Clarification on responding and by when ref technical and postponed meeting	Noted
19/09/2016	Community email	Postponement of 21.09.16 meeting
20/09/2016	Email from JK Leavesley withdrawing all sites except UF2	
20/09/2016	Email from Sue Thirkettle Cuckoo Penn: Disclosure of [ developer ] for CP2 plus mitigation	Noted: Milgate Letter on file.
21/09/2016	Email from RH with feedback to LO feedback meeting	Email from Steve Kerry on behalf of Jim Rawlins
22/09/2016	Email from Sue Thirkettle Cuckoo Penn: Re: Cuckoo Pen minutes from 15 September 2016 ST amends	Noted - Sent to Kate Croudace
25/09/2016	Email from Sue Thirkettle Cuckoo Penn: Cuckoo Penn mitigation measures Letter ref mitigation for CP2 not reflected in the minutes	Distributed on Wandsplan
25/09/2016	[REDACTED]: Cuckoo Penn - Resending: Cuckoo Penn Mitigation Measures	Received
26/10/2016	6 emails received from [REDACTED]: Cuckoo Penn - Resending SA Feedback sent on 19th Sept Resending NP Urgent sent on 16th Sept Resending SA Resending Apologies Resending What Next Resending Todays NP Meeting	Received
27/09/2016	Email from JK Leavesley seeking timetable update	Joe Blackstone email enquiry - DC responded with LO timetable response on 29/09/16
29/09/2016	Email from JK Leavesley clarifying NP sites being withdrawn and which is to continue.	Email from Naomi Light withdrawing UF1 & UF3 sites
30/09/2016	Community email & posters	Notice of 03/10/16 meeting
03/10/2016	Public Meeting	03.10.16 registration sheets, 40 attendees Summarised in Section 4.4
05/10/2016	Email from LO Coordinator to Sue Thirkettle:	Phase 1 Site Assessments for CP2 (paddock) and CP3 (residence plus paddock)
05/10/2016	LO Coordinator email to NP landowners sending out 2nd Draft SA reports. Sent to Rectory Homes, Carter Jonas, Sue Thirkettle and JK Leavesley by LO Coordinator	Ph 1 2nd Draft SA for UF2, Cuckoo Penn, Plough Field & Six Acres: Hedgerow Survey: Footpath Survey: Car Parking Survey
05/10/2016	Community email	Thanks for attending meeting
10/10/2016	Email from Nigel Conie seeking Correction to infill site planning failure adjacent to Cuckoo Penn and Upper Farm 2	Corrected
12/10/2016	Rectory Homes WSNP SC meeting	See notes

Date	Engagement / Discussion	Note / Reference Document
13/10/2016	Rectory Homes Feedback on Second Draft Site Assessment	Email from Jolande Bowater RH
Q3&4 2016	Response to request for information from Parishioners adjacent to the 6Acre site	N Brown (DC, RP – meetings, PD email discussions) Email response sent from DC to Nick Brown ref his parking concern in front of 6A gate. A Brewer (GB, LE) C&M MClarty (LK)
13/10/2016	Community email	Reminder to return feedback forms
13/10/2016	WSNP SC Committee Meeting plus Policy Design	<a href="http://www.warboroughshillingford.org/minutes/">http://www.warboroughshillingford.org/minutes/</a>
14/10/2016	Meeting of NPSC with Carter Jonas representing Plough Field at The Lo'ans	Minutes of Meeting by KMC
05/10/2016	Email from LO Coordinator: Phase 1 Site Assessments for CP2 (paddock) and CP3 (residence plus paddock)	Ph 1 2nd Draft SA for CP2 & CP3: Hedgerow Survey: Footpath Survey: Car Parking Survey
05/10/2016	Sent out to Sue Thirkettle by LO: Phase 1 Site Assessments for CP2 (paddock) and CP3 (residence plus paddock)	Reports sent following Village Meeting 3 Oct 2016
07/10/2016	KMC sends out to Sue Thirkettle Revised Cuckoo Penn Minutes from 15 September	Sent by email
14/10/2016	RE: Site Assessment 2nd Draft - JK Leavesley submitted Highways report and Drainage Report	Email from Naomi Light at 15.53
14/10/2016	WSNP SC Meeting Plough Field Agent	<a href="http://www.warboroughshillingford.org/minutes/">http://www.warboroughshillingford.org/minutes/</a>
17/10/2016	DC Email to Naomi Light for JK Leavesley	Acknowledging receipt of Feedback to Site Assessment 2nd Draft mitigation
01/11/2016	November 2016 Village Magazine	District Councillors overview
01/11/2016	Carter Jonas Ian Gillespie send copy of presentation slides shared at meeting with NPSC - published on Parish Council website and distributed on community email.	
11/11/2016	WSNP SC Meeting	<a href="http://www.warboroughshillingford.org/minutes/">http://www.warboroughshillingford.org/minutes/</a>
22/11/2016	WSNP Policy team review	with R Raich, P Canovan & S Howbery, SODC, D Potter, F Mullin CFO to review draft policies, Character Assessment, Site Assessment and plan
23/11/2016	Email from Lois Partridge Carter Jonas with electronic leaflet - distribution on village email and publication on Parish Website.	Actioned by Landowner Coordinator
24/11/2016	WSNP SC Meeting Policy Review	<a href="http://www.warboroughshillingford.org/project-documentation/">http://www.warboroughshillingford.org/project-documentation/</a>

Date	Engagement / Discussion	Note / Reference Document
28/11/2016	Draft policies	Hard copies (including large print) available at meetings and online at <a href="http://www.warboroughshillingford.org/documentation/">www.warboroughshillingford.org/documentation/</a>
30/11/2016	2 x Public Meetings <b>Draft Policies</b>	3-5pm and 6:45-9pm. 277 attendees in Greet Hall to review 1 <sup>st</sup> draft of policies plus informal poll Feedback detailed in 4.4.1
01/12/2016	December 2016 Village Magazine	NP update
08/12/2016	WSNP SC Meeting	<a href="http://www.warboroughshillingford.org/minutes/">http://www.warboroughshillingford.org/minutes/</a>
08/12/2016	Exhibition at Shillingford Bridge Hotel by Carter Jonas on behalf of Wellbeck Land - 86 house development	Reminder of event published on community email
05/12/2016	Community email & website	Nov 30 event thank you, LK
09/12/2016	Community email	Clarifying NP position, EH
12/12/2016	Email from LO Coordinator to Ian Gillespie Carter Jonas representing Plough Field explaining community NPSC presentation on 30 Nov 2016 did not include invitations to agents or developers - only community parishioners.	Sent by email
13/12/2016	Site Assessment response for Plough Field from Carter Jonas which was requested to be returned by 14 Oct - 2 months late.	Received
14/12/2016	Email to Ian Gillespie of Carter Jonas representing Plough Field notifying of Xmas break	Email sent
09/01/2017	WSNP & SODC meeting	Clarifying timetable with new Planning Officer
01/02/2017	CEO Rectory Homes phoned to notify NPSC RH submitting detailed Planning Application to SODC	Phone call to LO Coordinator
01/03/2017	Rectory Homes, Jolande Bowater attended Parish Council meeting as Planning Applicant representative and presented summary slides of application.	Parish Council Meeting Greet Hall 7.30pm.
13/01/2017	WSNP SC Meeting	<a href="http://www.warboroughshillingford.org/minutes/">http://www.warboroughshillingford.org/minutes/</a>
15/01/2017	Community email, face book post	Outlining NP delays
01/02/2017	February 2017 Village Magazine article	Outlining NP delays (copy of above)
03/02/2017	WSNP SC Meeting	<a href="http://www.warboroughshillingford.org/minutes/">http://www.warboroughshillingford.org/minutes/</a>
03/02/2017	WSNP chair meeting with Benson NP chair	to discuss shared issues and experiences

Date	Engagement / Discussion	Note / Reference Document
29/2/17	WSNP meeting with SODC Planning Officer RP, LK, DC	To understand planning issues and implications for Site Assessments
03/03/2017	WSNP SC Meeting	<a href="http://www.warboroughshillingford.org/minutes/">http://www.warboroughshillingford.org/minutes/</a>
06/03/2017	CEO Rectory Homes confirmed errors to some floor plans on their planning application. Revised drawings being sent to SODC.	Telephone Call to LO Coordinator
15/03/2017	David Ullathorne Rectory Homes phone call relayed feedback received by RH from Planning Officer at SODC to NP LO Coordinator ref planning application.	LO Coordinator wrote to SODC Head of Planning Officer Adrian Duffield highlighting concerns about planning officer approach - sent email
03/04/2017	Rectory Homes Jolande Bowater confirmed Meeting with SODC & Historic England - Chair of NP invited to attend to observe on 5 Apr 2017 at SODC offices.	Chair NPSC invited via phone call
05/04/2017	Chair NPSC attended SODC Planning Meeting as an observer ref Planning Application made by RH attended by RH, SODC Planning, Historic England and SODC Conservation Officer	Chair NPSC sought advice to attend from SODC NP representatives who agreed it would be useful to inform the drafting of the NP.
Between 22/04 and 20/05	Richard Pullen meeting with shop premises owner to discuss future of shop / post office with relation to NP.	RP minutes of discussion
28/06/2017	Community Email, notice boards	Notice of Pre-Submission consultation and how to comment
28/06/2017	Email to statutory consultees and adjoining parishes	Notice of Pre-Submission consultation and how to comment
28/06/2017	NP Presubmission Consultation - draft documents sent to all Landowners for feedback	
01/07/2017	July 2017 Village Magazine article	Notice of Pre-Submission consultation and how to comment
07/07/2017	Community Email	More info on how to provide consultation feedback
	NP Presubmission feedback received from all LO representatives	Logged below in Appendix H section 5.8.2 i
29/08/2017	Meeting with representatives of Land bank representatives of Redwood Barn; Ascending Assets Ltd & DRK Planning Ltd	Minutes Redwood Barn meeting 29 Aug 2017 Neighbourhood Plan Steering Committee.docx
15/09/2017	WSNP SC Meeting	<a href="http://www.warboroughshillingford.org/minutes/">http://www.warboroughshillingford.org/minutes/</a>
04/10/2017	Meeting with Land bank 'owners' of Six Acres Rectory Homes, the Parish Council and the NPSC at Rectory Homes Offices	Minutes Parish Council Meeting with Rectory Homes Representatives and Neighbourhood Plan Steering Committee 4 Oct 2017.docx

Date	Engagement / Discussion	Note / Reference Document
06/10/2017	Met with SODC to discuss consultation feedback approach	LK, KC, PE - Internal emails – policy published in SC minutes
13/10/2017	Met with SODC to discuss consultation statement requirements and policy issues	LK, KC, Internal emails & draft documents
13/10/2017	WSNP SC Meeting	Agreed feedback changes; minuted <a href="http://www.warboroughshillingford.org/minutes/">http://www.warboroughshillingford.org/minutes/</a>
13/10/2017	WSNP Assessor Panel Meeting	Review and sign off changes from Consultation feedback
13/10/2017	Update with School head re: growth	KMC updated SC meeting & SAR
9/10/2017	Pub freeholder update	DC Updated SC meeting
10/11/2017	WSNP SC Meeting	Agreed feedback changes; minuted <a href="http://www.warboroughshillingford.org/minutes/">http://www.warboroughshillingford.org/minutes/</a>
17/11/2017	WSNP (LK KMC) SODC review of plan changes	Advice on policy changes; advised of SODC delays
01/07/2017	Dec/Jan 2017 Village Magazine article	Notice of imminent consultation & opportunity
20/11/2017	Letter to Natural England re: green space clarification	LK updated WSNP

Miscellaneous letters were received by the WSNP from time to time in addition to the significant feedback loops offers above. These were reviewed by every team member and informed the process.

### 5.3 C: WSNP Scoping & Survey Report

At the inception of the project in December 21015, the WSNP SC sent out a high-level survey (*below*) to every household in the village to help determine priorities for the scope of the project and to raise awareness of neighbourhood planning.

**Warborough and Shillingford  
Neighbourhood Plan**

**Warborough and Shillingford  
Neighbourhood Plan**

#### The Future of Warborough and Shillingford

Since April 2012 local communities have been able to produce Neighbourhood Plans, putting in place legally binding planning policies for the future protection, development and growth of their neighbourhood. At an open meeting in June this year, our community decided to take this opportunity to develop a plan that meets the needs of local villagers.... that means you!

To begin shape the future, let us know what you think about:

	Important	Not Important	Don't Care
1. The Green as an open community space			
2. Development that meets the needs of our community			
3. Development that is 'in keeping' with the nature of our two villages			
4. Transport links & traffic management			
5. School facilities			
6. Protection of landscape & views			
7. Renewable energy			
8. Community businesses (eg pub, shop, Post Office)			
9. A strategic review of community managed assets eg buildings, open spaces, playgrounds, to meet village needs			
10. Sustainable viability of village infrastructure eg connectivity, sites, parking, aesthetics			

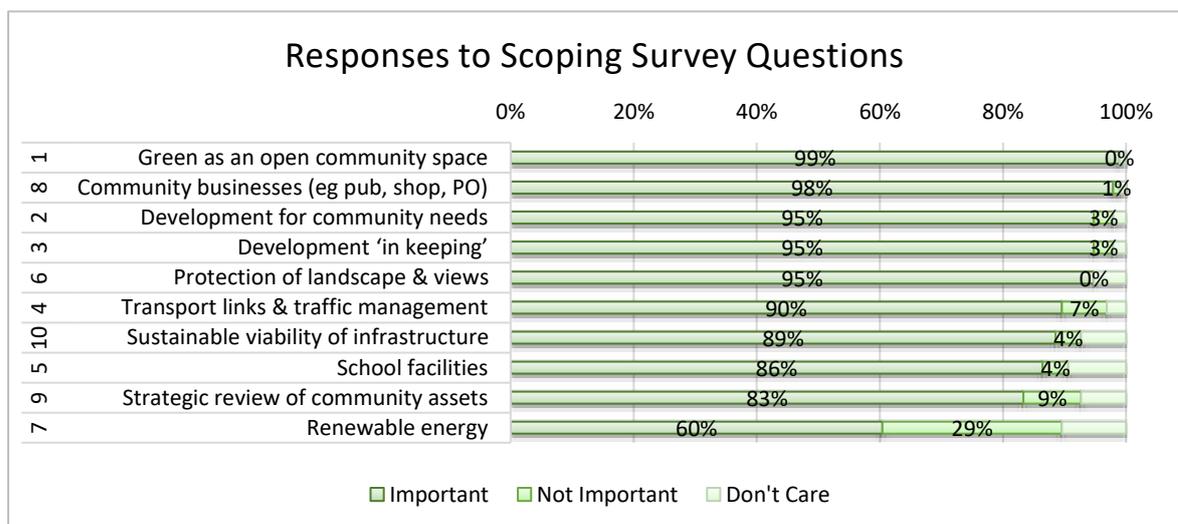
Anything we haven't mentioned? Please let us know what is important to you.

Please join us to discuss your thoughts at a Neighbourhood Plan Drop-in on Saturday December 12, 2015 12-2pm at The Greet Hall. Members of the Neighbourhood Plan Steering Group will be there to hear your views over a cup of tea and answer any questions you may have. You can bring this form with you then (or we'll have extras!), email it to [wandsplan@googlegroups.com](mailto:wandsplan@googlegroups.com) or post it to the Greet Hall.

If you want to be involved or have any queries, please contact Laurie Kosobucki [laurie.kosobucki@gmail.com](mailto:laurie.kosobucki@gmail.com) 859966 or Kate Croudace\_858014 [kmc@btinternet.com](mailto:kmc@btinternet.com)



The results are summarised below:



Comments could be summarised into themes:

- |   |  |
|---|--|
| <ul style="list-style-type: none"> <li>• Housing Development</li> <li>• Transport</li> <li>• Community Facilities</li> <li>• Environment</li> <li>• Infrastructure</li> </ul> | <p>sites, size and type, style, for a cross section of the community</p> <p>school parking, green parking, traffic; bus service</p> <p>Support for existing, café, 2 village halls?</p> <p>youth/sports facilities</p> <p>Protect/preserve, 'in keeping'; flooding, gravel, pollution</p> <p>footpaths, lighting; walks, broadband</p> |
|---|--|

**H = Housing development (50 comments)**

**Main topics:**

- Housing sites small or large
- Affordable/smaller/starter/downsize/retirement housing
- Development “in keeping” with the village setting
- Controlled mixed development for cross section of the community

**CF = Community Facilities (23 comments)**

**Main topics:**

- Importance of existing community facilities - Shop, Six Bells, Church, Parish mag. and community e-mail
- More facilities – Coffee/tea shop plus other items
- Review of the need for both the Greet Hall and St Laurence Hall

Also mentioned:

- Youth and sport facilities

**I = Infrastructure (15 comments)**

**Main topics:**

- Footpaths - Provision, condition and use

**T = Transport (38 comments)**

**Main topics:**

- School parking
- Parking on the Green
- Traffic calming/control

Also mentioned:

- Bus service

**ENV = Environment (19 comments)**

**Main topics:**

- Protection and preservation of the rural charm and surroundings
- Development not to be overwhelming and “in keeping”

Also mentioned:

- Flooding – Flood plain and ditches
- Gravel extraction
- Pollution

**E = Energy (5 comments)**

**Few comments**

No strong views and mixed opinions

- Lighting – To footpaths/roads

Also mentioned:

- Surrounding walks, Broadband

## 5.4 D: People businesses and organisations consulted

### SASR

#### STATUTORY CONSULTEES

Historic England	<a href="mailto:e-seast@historicengland.org.uk">e-seast@historicengland.org.uk</a>
Environment Agency	<a href="mailto:planning-wallingford@environment-agency.gov.uk">planning-wallingford@environment-agency.gov.uk</a>
Natural England	<a href="mailto:consultations@naturalengland.org.uk">consultations@naturalengland.org.uk</a>
Oxfordshire County Council	<a href="mailto:floodmanagement@oxfordshire.gov.uk">floodmanagement@oxfordshire.gov.uk</a>
SODC Planning Department	<a href="mailto:Rachel.Riach@southandvale.gov.uk">Rachel.Riach@southandvale.gov.uk</a>

#### Others CONSULTEES - SASR

Dorchester Parish Council	<a href="mailto:parishclerk@dorchesteronthames.co.uk">parishclerk@dorchesteronthames.co.uk</a>
Benson Parish Council	<a href="mailto:clerk@benonpc.org.uk">clerk@benonpc.org.uk</a>
Stadhampton Parish Council	<a href="mailto:pisaacs4@yahoo.co.uk">pisaacs4@yahoo.co.uk</a>
Berrick & Roke Parish Council	<a href="mailto:parish-clerk@berrickandroke.org.uk">parish-clerk@berrickandroke.org.uk</a>
Berinsfield	<a href="mailto:berinsfieldpc@aol.com">berinsfieldpc@aol.com</a>
Drayton St Leonard	<a href="mailto:parish.clerk@draytonstleonard.co.uk">parish.clerk@draytonstleonard.co.uk</a>
Brightwell cum Sotwell	<a href="mailto:bcsparishcouncil@googlemail.com">bcsparishcouncil@googlemail.com</a>
Newington	<a href="mailto:pisaacs4@yahoo.co.uk">pisaacs4@yahoo.co.uk</a>
Chalgrove Parish Council	<a href="mailto:info@chalgrove-parish.org.uk">info@chalgrove-parish.org.uk</a>

### PRE-SUBMISSION CONSULTATION NP & SAR

#### Statutory Consultees

Planning Dept SODC	<a href="mailto:planning.policy@southoxon.gov.uk">planning.policy@southoxon.gov.uk</a>
Planning Dept White Horse	<a href="mailto:planning.policy@whitehorsedc.gov.uk">planning.policy@whitehorsedc.gov.uk</a>
Oxfordshire CC	<a href="mailto:lynette.hughes@oxfordshire.gov.uk">lynette.hughes@oxfordshire.gov.uk</a>
Coal	<a href="mailto:planningconsultation@coal.gov.uk">planningconsultation@coal.gov.uk</a>
Homes & Communities	<a href="mailto:mail@homesandcommunities.co.uk">mail@homesandcommunities.co.uk</a>
Natural England	<a href="mailto:consulations@naturalengland.org.uk">consulations@naturalengland.org.uk</a>
Environment Agency	<a href="mailto:THM@environment-agency.gov.uk">THM@environment-agency.gov.uk</a>
Historic England	<a href="mailto:Southeast@historicengland.org.uk">Southeast@historicengland.org.uk</a>
Network Rail	<a href="mailto:assetprotectionwester@networkrail.co.uk">assetprotectionwester@networkrail.co.uk</a>
Highways England	<a href="mailto:Zoe.Johnson@highwaysengland.org.uk">Zoe.Johnson@highwaysengland.org.uk</a>
Highways England	<a href="mailto:info@highwaysengland.org.uk">info@highwaysengland.org.uk</a>
Gigaclear	<a href="mailto:info@gigaclear.com">info@gigaclear.com</a>
Cornerstone Telecommunications Infrastructure	<a href="mailto:EMF.enquiries@ctil.co.uk">EMF.enquiries@ctil.co.uk</a>
NHS Oxfordshire	<a href="mailto:Anne.Lankester@oxfordshireccg.nhs.uk">Anne.Lankester@oxfordshireccg.nhs.uk</a>
Oxfordshire Clinical Commissioning Group	<a href="mailto:oxon.gpc@nhs.net">oxon.gpc@nhs.net</a>

Southern Electric	<a href="mailto:customerservices@southern-electric.co.uk">customerservices@southern-electric.co.uk</a>
British Gas	<a href="mailto:customerservices@britishgas.co.uk">customerservices@britishgas.co.uk</a>
National Grid	<a href="mailto:plantprotection@uk.ngrid.com">plantprotection@uk.ngrid.com</a>
National Grid	<a href="mailto:enquiries@nationalgrid.com">enquiries@nationalgrid.com</a>
Thames Water	<a href="mailto:developer.services@thameswater.co.uk">developer.services@thameswater.co.uk</a>

**Landowners**

Leavesley Ltd (Landowner)	<a href="mailto:JamesTL@leavesley.com">JamesTL@leavesley.com</a>
Leavesley Ltd (Landowner)	<a href="mailto:Naomi.Light@leavesley.com">Naomi.Light@leavesley.com</a>
Sue Thirkettle (Landowner)	<a href="mailto:suethirkettle@gmail.com">suethirkettle@gmail.com</a>
Sue Thirkettle (Landowner)	[REDACTED]
Rectory Homes (Developer)	<a href="mailto:jolande.bowater@rectory.co.uk">jolande.bowater@rectory.co.uk</a>
Rectory Homes (Developer)	<a href="mailto:jim.rawlings@rectory.co.uk">jim.rawlings@rectory.co.uk</a>
Carter Jonas (Agent)	<a href="mailto:lan.Gillespie@carterjonas.co.uk">lan.Gillespie@carterjonas.co.uk</a>
Carter Jonas (Agent)	<a href="mailto:rebecca.bacon@carterjonas.co.uk">rebecca.bacon@carterjonas.co.uk</a>
Redwood Farm (Agent)	<a href="mailto:craighamilton1975@googlemail.com">craighamilton1975@googlemail.com</a>

**Residents**

Warborough Village Google Group	[REDACTED]
Warborough & Shillingford Parish Magazine	Via <a href="mailto:wasmag@outlook.com">wasmag@outlook.com</a>
All Village Notice Boards	

**Local Organisations**

St Laurence School	<a href="mailto:head.3760@st-laurence.oxon.sch.uk">head.3760@st-laurence.oxon.sch.uk</a>
Warborough & Shillingford Preschool	<a href="mailto:wasp.preschool@btconnect.com">wasp.preschool@btconnect.com</a>
St Laurence Church	<a href="mailto:teamvicarsw@gmail.com">teamvicarsw@gmail.com</a>
Sport England	<a href="mailto:Tom.Bowkett@sportengland.org">Tom.Bowkett@sportengland.org</a>
CPRE	<a href="mailto:info@cpre.org.uk">info@cpre.org.uk</a>
OCVA	<a href="mailto:admin@ocva.org.uk">admin@ocva.org.uk</a>
Age UK	<a href="mailto:admin@ageukoxfordshire.org.uk">admin@ageukoxfordshire.org.uk</a>
Oxfordshire Youth	<a href="mailto:khello@oxfordshireyouth.org">khello@oxfordshireyouth.org</a>
Oxfordshire Diocese	<a href="mailto:david.mason@oxford.anglican.org">david.mason@oxford.anglican.org</a>
Dorchester Parish Council	<a href="mailto:parishclerk@dorchesteronthames.co.uk">parishclerk@dorchesteronthames.co.uk</a>
Benson Parish Council	<a href="mailto:clerk@benonpc.org.uk">clerk@benonpc.org.uk</a>
Stadhampton Parish Council	<a href="mailto:pisaacs4@yahoo.co.uk">pisaacs4@yahoo.co.uk</a>
Berrick & Roke Parish Council	<a href="mailto:parish-clerk@berrickandroke.org.uk">parish-clerk@berrickandroke.org.uk</a>
Berinsfield	<a href="mailto:berinsfieldpc@aol.com">berinsfieldpc@aol.com</a>
Drayton St Leonard	<a href="mailto:parish.clerk@draytonstleonard.co.uk">parish.clerk@draytonstleonard.co.uk</a>
Brightwell cum Sotwell	<a href="mailto:bcsparishcouncil@googlemail.com">bcsparishcouncil@googlemail.com</a>
Newington	<a href="mailto:pisaacs4@yahoo.co.uk">pisaacs4@yahoo.co.uk</a>
Chalgrove Parish Council	<a href="mailto:info@chalgrove-parish.org.uk">info@chalgrove-parish.org.uk</a>

**Local Businesses**

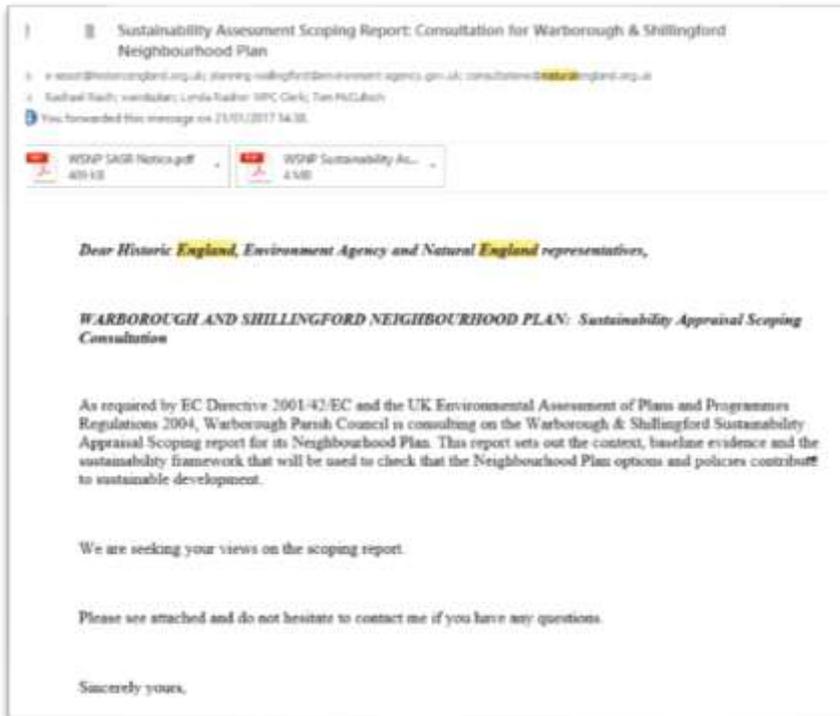
Aisha Stores	<a href="mailto:aishastore@tiscali.co.uk">aishastore@tiscali.co.uk</a>
Six Bells	<a href="mailto:nicola.j.hickey@btopenworld.com">nicola.j.hickey@btopenworld.com</a>
Kingfisher Inn	<a href="mailto:web@kingfisher-inn.co.uk">web@kingfisher-inn.co.uk</a>
Upper Farm	<a href="mailto:JoeB@leavesley.com">JoeB@leavesley.com</a>
Countrywide Caring Ltd	<a href="mailto:manager@countrywidecaringltd.co.uk">manager@countrywidecaringltd.co.uk</a>
Anderson Law	<a href="mailto:enquiries:andlaw.eu">enquiries:andlaw.eu</a>
Bridge House	<a href="mailto:web-phil@bridge-house.org.uk">web-phil@bridge-house.org.uk</a>
Court Drive B&B	<a href="mailto:cp@nicksonhome.com">cp@nicksonhome.com</a>
Formbar	<a href="mailto:info@formbar.co.uk">info@formbar.co.uk</a>
Jomo Design & Advertising	<a href="mailto:info@jomodesign.co.uk">info@jomodesign.co.uk</a>
High Q Systems	<a href="mailto:HighQ@HighQSystems.co.uk">HighQ@HighQSystems.co.uk</a>
Alouette B&B	<a href="mailto:wendy@alouettebandb.co.uk">wendy@alouettebandb.co.uk</a>
Peter Cox Design	<a href="mailto:peter@percoxdesign.co.uk">peter@percoxdesign.co.uk</a>
Jericho Cooking School	<a href="mailto:emmainjericho@gmail.com">emmainjericho@gmail.com</a>
Lease Guard	<a href="mailto:edina.home@leaseguardonline.com">edina.home@leaseguardonline.com</a>
Warborough B&B	<a href="mailto:shirleycollen@gmail.com">shirleycollen@gmail.com</a>
Countryside Venues	<a href="mailto:info@countrysidevenues.com">info@countrysidevenues.com</a>
Enrych	<a href="mailto:info@enrych.org.uk">info@enrych.org.uk</a>

**Other**

SODC	<a href="mailto:rachael.riach@southandvale.gov.uk">rachael.riach@southandvale.gov.uk</a>
SODC	<a href="mailto:Ricardo.Rios@southandvale.gov.uk">Ricardo.Rios@southandvale.gov.uk</a>
Community First Oxfordshire	<a href="mailto:tom.mcculloch@communityfirstoxon.org">tom.mcculloch@communityfirstoxon.org</a>
Also:	
All Village Notice Boards	
Parish Website	

## 5.5 E: Consultee Letters & Notifications

### 5.5.1 Sustainability Assessment Scoping Report: Consultee notice



**SASR Statutory Consultee E-mail**



**SASR Notice, as displayed on Parish website, village notice boards and sent to neighbouring parishes, St Laurence PCC and advised statutory consultees**

**5.5.2 Pre-submission Notifications:**



**Figure 12 Village Magazine (delivered to every household, July)**

**Figure 13 Formal notice included in all emails and posted on village noticeboards**



**Figure 14 Neighbouring Parish e-mail**



**Figure 15 Statutory Consultee e-mail**



Figure 22 e-mail reminder 1 for villagers



Figure 21 e-mail sent to local organisations



Figure 20 Email sent to all landowner representatives



Figure 19 Local Organisations e-mail



Figure 18 Email sent to Community Email



Figure 16 e-mail reminder 3 for village



Figure 17 e-mail reminder 2 for village

## 5.6 F: Publicity & Engagement Material:

Examples of Village Communications are shown on the following pages and include:

<b>Publicity Material</b>	<b>Page</b>
Figure 1 Scoping Survey Responses.....	6
Figure 2 Summer 2016 Email feedback.....	9
Figure 3 2nd Draft Overall Feedback.....	10
Figure 4 2nd Draft Site Feedback .....	10
Figure 5 Overall Site Feedback .....	13
Figure 6 Average score, per question, per site.....	13
Figure 7 Draft NP Policy Feedback .....	15
Figure 8 Draft NP Policies - Overall Feedback .....	16
Figure 9 Draft NP Presentation Turnout.....	16
Figure 10 Distribution of residents' comments by Theme .....	19
Figure 11 Pre-Submission Consultation Summary Feedback.....	24
Figure 3 Village Magazine (delivered to every household, July) .....	46
Figure 4 Formal notice included in all emails and posted on village noticeboards .....	46
Figure 5 Neighbouring Parish e-mail .....	46
Figure 6 Statutory Consultee e-mail.....	46
Figure 7 e-mail reminder 2 for village .....	47
Figure 8 Email sent to Community Email .....	47
Figure 9 e-mail sent to local organisations.....	47
Figure 10 Email sent to all landowner representatives.....	47
Figure 11 e-mail reminder 1 for villagers .....	47
Figure 12 Local Organisations e-mail .....	47
Figure 13 e-mail reminder 3 for village .....	47
Figure 14 December 2015 email Drop-In Invitation.....	50
Figure 15 Scoping Survey December 2015.....	50
Figure 16 Sign-In Sheets, December 12 2015 Drop In.....	50
Figure 17 February 2016 Village Magazine .....	50
Figure 18 February Workshop 2016 email invitation.....	50
Figure 19 June 2016 Village Magazine .....	51
Figure 20 May 2016 Village Magazine.....	51
Figure 21 NP Workshop 4 February 2016 .....	51
Figure 22 April 2016 Village Magazine .....	51
Figure 23 July Meeting Sign in Sheets .....	51
Figure 24 July Meeting email reminder.....	51
Figure 25 June Meeting Sign In sheets .....	51
Figure 26 Village email update 8 July 2016 .....	52
Figure 27 August 2016 Village Magazine .....	52
Figure 28 Poster and email August 2016 Question Time Invitation.....	52
Figure 29 Excerpt from Village Email 18 July 2016.....	52
Figure 30 June meeting Follow up & July invitation.....	52
Figure 31 Village Email October 2016 meeting follow-up.....	53
Figure 32 Question Time August 2016 Invitation.....	53
Figure 33 Village meeting for Land Owner presentations September.....	53

Figure 34 October 2016 meeting sign in sheets.....	53
Figure 35 Email & Poster invitation to Land Owner presentations.....	53
Figure 36 Village Event Invitation & poster Oct 2016 .....	53
Figure 37 November 2016 Village Magazine (only) .....	54
Figure 38 October meeting Feedback reminder .....	54
Figure 39 Village email 5 December 2016\ .....	54
Figure 40 Village Magazine December 2016 .....	54
Figure 41 Plough Field presentation reminders .....	54
Figure 42 Village Email & Facebook January 15, 2017 & Village Magazine February 2017 .....	55
Figure 43 Village email 9 December 2016.....	55
Figure 44 Pre-consultation Feedback reminder 2 .....	56
Figure 45 Village Magazine October 2017 .....	56



Figure 23 December 2015 email Drop-In Invitation

Figure 8 December 2015 Village Magazine



Figure 25 Sign-In Sheets, December 12 2015 Drop In



Figure 24 Scoping Survey December 2015



Figure 26 February 2016 Village Magazine



Figure 27 February Workshop 2016



Figure 30 NP Workshop 4 February 2016



Figure 29 May 2016 Village Magazine



Figure 28 June 2016 Village Magazine



Figure 31 April 2016 Village Magazine

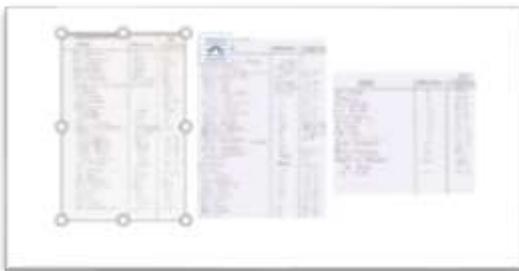


Figure 32 July Meeting Sign in Sheets



Figure 33 July Meeting email reminder



Figure 34 June Meeting Sign In sheets



Figure 39 June meeting Follow up & July invitation



Figure 35 Village email update 8 July 2016



Figure 38 Excerpt from Village Email 18 July 2016



Figure 37 Poster and email August 2016 Question Time Invitation



Figure 36 August 2016 Village Magazine



Figure 41 Question Time August 2016 Invitation



Figure 40 Village Email October 2016 meeting follow-up



Figure 45 Village Event Invitation & poster Oct 2016



Figure 44 Email & Poster invitation to Land Owner presentations



Figure 43 October 2016 meeting sign in sheets



Figure 42 Village meeting for Land Owner



Figure 47 October meeting Feedback reminder



Figure 46 November 2016 Village Magazine (only)



Figure 49 Village Magazine December 2016



Figure 50 Plough Field presentation reminders

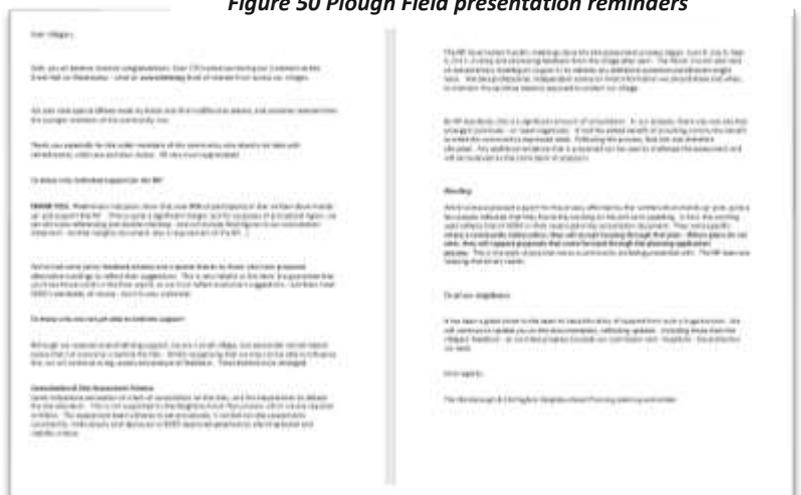


Figure 48 Village email 5 December 2016





Figure 53 Pre-consultation Feedback reminder 2

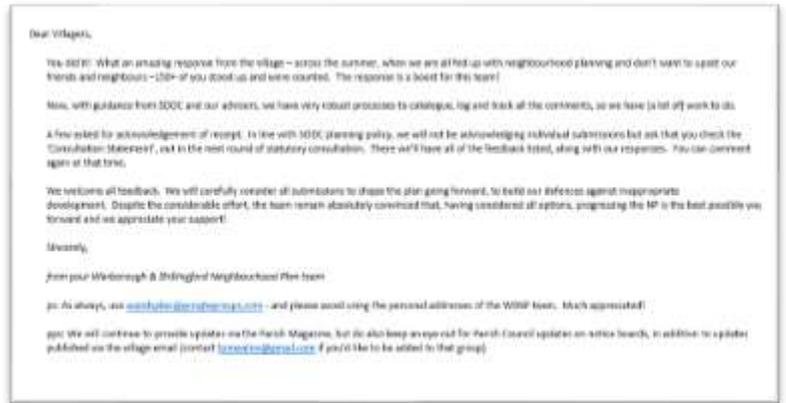


Figure 54 Village Magazine October 2017

## 5.7 G: Facebook Material

A Warborough & Shillingford Facebook Page was set up January 2, 2016 and has 71 members. It was used as a supplemental method of communication to the more traditional methods detailed above, in an effort to engage the younger members of the community. It included the postings shown on the following pages:





*And now for something a little more challenging...*

What a great response to our leaflet about exercise equipment! We had some really interesting viewpoints and experiences of the topic in question, great to hear back from you all. Now for something really likely to pique the interest of everyone who uses our main road and that is:

## School Parking:

Dangerous nuisance or excellent traffic calming and deterrent measure?

We had a lot of suggestions on this subject so here are a few...

- white lines with breaks in to create more 'pull ins'
- create off-road parking on the verge, either as it is or with the ditch covered over at that point;
- a new car park somewhere nearby which would serve the school and the village;
- ask people to park elsewhere in the village;
- or just do nothing and leave as it is

*These are just a few of the ideas, but you may have others. Let's hear what you think! Get involved with the Warborough and Shillingford Neighbourhood Plan to make sure your voice is heard! Everyone will have a different viewpoint and all opinions are valid as it would be interesting to hear them*



The last subject of Parking outside the school certainly got everyone thinking! Following on from that is the associated problem of...

### >>Speeding through the Village>>

So what should we do? The traffic coming from the North into the village seems to raise the most complaints, because it comes into the bend way too fast. Although the school tends to slow traffic from the South, what if that changes if the parking situation is resolved? In rural areas, police enforcement of any traffic regulations is unlikely, so any solutions must effectively be self-enforcing.

- One possibility would be to lobby their local councillors to install a Pelican or Puffin crossing. Even providing central refuge for pedestrians can make a significant difference.
- Prominent gateways could be installed at the entrance to the village, ideally combined with the village name and the speed limit sign. These mean that drivers feel they are crossing a threshold when entering the village.
- Quite a few people expressed dislike of speed bumps but one suggestion which met with approval from quite a few was the suggestion of a chevron 'wedge out' of the village. We won't go into where 'wedge' means, it's just the idea we're invited to consider.
- Another suggestion was a sign which flashed up the speed of each individual car as it passes.

So here is a few visual illustrations of the use of traffic calming measures for you to ponder on. What do you think? Let us know your ideas and opinions by posting below.



Come along next Thursday, June 9th, to the Greet Hall at 6:30 PM  
We look forward to seeing you there!

In March you discussed the Neighbourhood Plan survey. 50% of you responded - a brilliant response rate - and the results are now available.

- How do you want to park your car?
- Where do you want to park - or is it a no-go area for 2nd place?
- What facilities are the most important?
- Do there any concerns around development options and what is important to villagers?

These results help to shape our NP plan policies - which in turn will shape the future of our villages.

Come along next Thursday June 9th to the Greet Hall at 6:30 PM to see the results and the emerging Neighbourhood Plan and to understand the next steps. We look forward to seeing you!

**The questionnaire has landed!**  
 through your letterbox....

So now is the time for all good citizens of Warborough and Shillingford to take out their pens and FILL IT IN!

**BENSON DEVELOPMENT**  
 The plan for 241 homes by developer R J & S Styles on the site north of Littleworth Road was granted consent at a South Oxfordshire District Council planning committee meeting on Wednesday last week. It came after planning permission was granted for 159 homes on the land last year. After voting on the plan was tied at 4-4, committee chairman Toby Newman used his casting vote to give it the go-ahead. Some local residents at the meeting had expressed concerns over the size and scale of the development. Benson ward member Felix Bloomfield, said: "I still don't believe it's the right decision for Benson, I think it's an over-development for Benson. It's one of the largest, if not the largest development, we have approved outside of the major towns in the district. I think if Benson had a Neighbourhood Plan it would be different, but they don't and they won't for a few months, which means more applications which are coming forward will have to be approved as well. WE NEED TO GET OUR NEIGHBOURHOOD PLAN AGREED AND FAST! Thank you so much, Laurie and all the team, you're doing a fantastic job."

QUESTION TIME  
 Comes to Warborough and Shillingford  
 7.00 pm to 9.30 pm Wednesday 31st August

Hosted by Dominic 'Dimbleby' Carter on behalf of the Parish Council  
 Question Time comes to Warborough & Shillingford

7pm to 9pm Tuesday 6th September 2016 at the Great Hall

Open to all residents in Warborough & Shillingford. As part of the Site Assessment being undertaken by the Neighbourhood Plan Steering Committee, we have invited the landowners to present their aspirations for the development of their sites to you. More details of the format of the evening will be available once the Landowners/agents/developers have confirmed. Landowners have seen the results of your community questionnaire and the initial draft of the Site Assessments. What is the scale, style and type of housing are they thinking of? Have they listened to the needs of the community? What are they prepared to offer the community? What the NP planning process does is enable the community to understand how development can work for them, and negotiate to get the best possible solution for the community as a whole. This meeting forms part of the NP Site Assessment process -

1. July 6th - Steering Committee meeting consultation with village on Site Assessment/draft
2. July - Steering Committee present/draft to Landowner
3. Aug - Steering Committee receive Landowner feedback
4. Sept 6 - Landowners present to village
5. Sept - Steering Committee meeting to consult with village on final draft & publish on website
6. Mid Sept - 2 weeks - Steering Committee review village feedback
7. Early Oct - Steering Committee publish final Site Assessment on website

This Site Assessment forms part of the Neighbourhood Plan documentation which submitted to SODC and governing bodies review, before the local elections in May 2 (There will be other public consultation on other aspects of the NP, such as draft policies)

**Landowner Meeting**

Questions of the Neighbourhood Plan committee, Neighbourhood Plan Steering Committee and their members in Community First Oxfordshire and from SODC questions. We believe that many people have the proceedings if questions can be sent in [look after them on info@warboroughshillingford.com](mailto:info@warboroughshillingford.com)

There are 2 upcoming meetings regarding the neighbourhood plan that Aug 7-8 Great Hall. The Parish Council are holding Question Time to address questions about the process. Even if you don't have a question and you're happy the way the neighbourhood plan is going (and that does seem to apply to most of you) we would love to see you this Wednesday. Do come along and show your support for the incredibly hard work the team are doing in pulling this ... [see more](#)

**Don't FORGET!**

**TONIGHT!!! 7pm to 9pm Tuesday 6th September**  
 As part of the Site Assessment being undertaken by the Neighbourhood Plan Steering Committee, we have invited the landowners to present their aspirations for the development of their sites to you. All resi... [See More](#)

**COME AND JOIN US**

...last night's meeting, we received 100% attendance, 100% votes, Warborough and Shillingford, you did us proud! There were many compliments from both the Landowners and ourselves about how enthusiastic and engaged we were. One landowner said I was the best he had ever seen! We should be rightly proud of ourselves. We are indeed 'in the village' and 'for the village'. Thank you all so much for coming. One member a round of applause

**STAND UP AND GIVE A ROUND OF APPLAUSE**



7.00pm to 9.00pm Tuesday 21st September  
Open to all residents in Warborough & Shillingford. As part of the Site Assessment being undertaken by the Neighbourhood Plan Steering Committee, we have invited the neighbours to present their aspirations for the development of their area to you. All residents in Warborough & Shillingford welcomed! And we are hoping lots of you will be able to make it! As had a large audience for the Q & A and we are hoping for an even larger one tomorrow. You don't need to register in advance, just turn up at 7.00 pm.  
It is important for the process that we receive your feedback and the Neighbourhood Plan Steering Committee would be most grateful if you could fill in the feedback forms you will find on your seats. This will be most appreciated if you could bring a pen or pencil and something to write on - using an A4 sheet of paper on your lap is not always easy! We look forward to hearing what you think of each presentation.  
The meeting will be introduced by your MP Steering Committee, and we're lucky to have Caroline again, who will answer the 2 individual Land Owner presentations which will then follow. After each presentation we hope there will be sufficient time to ask questions, unless the Landowner chooses not to. There will be a short break after each presentation to allow time for you to fill in your questionnaire.  
This is a meeting you can't afford to miss!

The Neighbourhood Plan Committee are pleased to say we now have a new date set for the next village meeting.  
**Monday 3rd October**  
7.00 to 9.00 in The Greet Hall  
This is your chance to see the next version of the Site Assessment including all the latest feedback from the village and the Landowners.  
Please come and show your support!  
**IF YOU THINK THIS DOESN'T AFFECT YOU BECAUSE IT'S NOT NEXT TO YOU - THINK AGAIN!**



Thank you, Warborough & Shillingford!  
Yet again you turned out on Monday night in large numbers to support those of us working hard on creating a successful Neighbourhood Plan.  
We really appreciate it!  
Another step on our journey has been achieved as we reviewed together the process of the Assessment which enables us to reach our goal of creating a robust Neighbourhood Plan to protect our lovely village from development.  
You listened attentively, despite the occasional self-imposed feedback from the microphone they had been doing; you chatted with members of the steering committee who were available; you studied the reports which were on display throughout the hall.  
We understand that this may have been difficult for some. Inevitably the printing had to be necessary into the required format and hopefully many of you will have today found it on a page that may be easier to read.  
Many wanted to take their forms away so they could review the report on the website. We would request you return them by the 14th October or sooner if possible to either The Greet Hall, or 106 Thame Road or you can scan and send to [charlottebedford@btinternet.com](mailto:charlottebedford@btinternet.com)  
From the forms received to date, the response has been overwhelmingly in favour of the process so far, which is great. Also thank you for all the kind words many of you spoke when talking to us after the meeting; it is so good to hear we have your support when we have been beavering away.  
We especially appreciate those of you who came who had not been before. It is so important if you don't attend and document your views, then the responses we get may present a biased perspective.  
Our aim is to represent the whole Parish, not just enclaves within the village.  
Please come again!!!



## 5.8 H: List of respondents and responses to draft Plan

### 5.8.1 Sustainability Appraisal Scoping Report:

Comments that are received in response to consultation are recorded here:

STATUTORY CONSULTEES		
Commenter	Comment	Our response
Rebecca Micklem Natural England	<ul style="list-style-type: none"> <li>We note that reference is made to protection of waterways, gardens and allotments. There are also priority habitats within the area, including floodplain grassland and lowland meadow along the river, as well as areas of traditional orchard. We advise that reference should be made to conserving and enhancing these habitats (which are listed as habitats of principle importance under the Natural Environment and Rural Communities Act).</li> <li>There is no specific reference to the restoration or enhancement of biodiversity, with the issues referring only to avoiding damage. We recommend that the restoration or enhancement of biodiversity is included in line with the National Planning Policy Framework. The Thames Clifton to Shillingford Conservation Target Area (<a href="http://www.wildoxfordshire.org.uk/wp-content/uploads/2014/02/ThamesClifton-to-Shillingford-CTA.pdf">http://www.wildoxfordshire.org.uk/wp-content/uploads/2014/02/ThamesClifton-to-Shillingford-CTA.pdf</a>) falls partly within the Neighbourhood Plan area and we suggest that reference to achieving the aims for biodiversity within this area CTA are included within the sustainability issues</li> <li>We do not have data relating to the Agricultural Land Classification (ALC) for this area, although provisional mapping suggests much of the area is likely to be grade 1 or 2 and therefore classed as Best and Most Versatile Agricultural Land, we therefore advise that the conservation of high quality soils is recognised as a sustainability issue.</li> </ul>	<p><b>Our response</b> RED responses designate an action to update the document; BLACK responses signify no action required</p> <p>Reference NERC legislation in Appendices 1 and 2 (and summary)</p> <p>Objective 1 is “to conserve and enhance biodiversity” Review CTS aims and reference in Appendix 2 and sustainability issue summary where appropriate. Add any new information into biodiversity chapter.</p> <p>Soil quality is included in objective 2. Strengthen this objective and add into summary of issues.</p> <p>Impact on AONB is included as a key issue in Appendix 1 Add into</p>

	<ul style="list-style-type: none"> <li>The Neighbourhood Plan area lies adjacent to the North Wessex Downs AONB, we therefore advise that conservation of the AONB and its setting are included within the sustainability issues.</li> <li>We welcome identification of Objective 1 to conserve and enhance biodiversity. There is a risk that in some situations, development on land of limited biodiversity value in its own right can lead to the creation of islands of biodiversity, permanently severed from other areas. We therefore suggest including within this an objective to ensure current ecological networks are not compromised, and future improvements in habitat connectivity are not prejudiced. This could include specific reference to the Thames Clifton to Shillingford Conservation Target Area (CTA)</li> <li>We also welcome Objective 2 to enhance open spaces and countryside, in addition to the specific references made to landscape, biodiversity and soils we suggest that reference is also made to conserving and enhancing access to the countryside.</li> </ul>	<p>summary of sustainability issues.</p> <p>Update Objective 1 to reflect suggestion</p> <p>Update Objective 2 to reflect suggestion.</p>
<p>Robert Lloyd-Sweet Historic England</p>	<p>The baseline data was impressively thorough - I would only suggest adding a map showing the locations of listed buildings when it comes to assessing the allocations and other sites and possibly one of the archaeological crop mark sites, which I need to provide you with.</p> <p>In the table on page 90, I would like to request that you remove the word 'national' in relation to archaeological remains. The NPPF and NPPG require that planning authorities seek to conserve all heritage assets (including archaeological remains) in a manner appropriate to their significance, although there should be a presumption against the loss of the remains of national importance. In addition to the statement relating to this requirement that there are 77 listed buildings in the Parish (not sure why that is the most relevant comment) I would recommend including a reference to the presence of numerous archaeological sites of national, regional and local importance within the Parish including both those designated as scheduled monuments and others revealed through archaeological investigation and non-intrusive survey including from analysis of crop mark evidence.</p>	<p>Noted.</p> <p>Update Appendix 1 as requested.</p> <p>Add detail to section 3.9</p> <p>Separate objective 14 into two separate objectives to reflect the significance of heritage assets to the Parish.</p>
<p>Gordon Hunt OCC</p>	<ul style="list-style-type: none"> <li>OCC promotes sustainable drainage on all developments, from one property upwards, which the Parish should look for in all the proposed developments</li> <li>All local highway flooding can be reported using this email address</li> <li>Any land drainage issues should be reported to SODC who look after these on OCCs behalf</li> </ul>	<p>Noted</p>

(statutory consultee for surface water drainage)		
Sarah Green Environment Agency	<p><b>Flood risk</b> There are areas of flood zone 2 and 3 within the neighbourhood plan area, specifically to the south of Shillingford, and both east and west of Warborough. We note that the plan intends to allocate site(s) for around 20 houses. We note that two potential development areas are identified in the draft plan documentation, and that these areas (Cuckoo Penn 1 and 2, and Rectory Homes’ Six Acres site) are all within flood zone 1.</p> <p><b>Main River</b> The River Thames forms the southern boundary of the plan area, and the Thame forms part of the north-western boundary. Both these watercourses are currently failing to reach good ecological status/potential under the Water Framework Directive. The Thames is currently classified as having moderate ecological potential, and the Thame is currently classified as having poor status. Developments within or adjacent to these watercourses should not cause further deterioration and should seek to improve the water quality based on the recommendations of the Thames River Basin Management Plan.</p>	<p>Noted.</p> <p>Add information into summary of sustainability issues. Minimising water pollution forms part of objective 5 and Appendix 1 shows its relation to the Thames River Basin Management Plan</p>
<b>OTHER CONSULTEES</b>		
Brian Newey Chair of Governors St Laurence CE Primary School Thame Road Warborough	<ul style="list-style-type: none"> <li>The sustainability exercise is clearly quite a major matter to relate to carefully, but from the school's point of view I don't think we have any concerns other than those we have brought to your notice - parking in the road and solutions to that from the development possibilities that relate to the NP, and issues of population growth and the impact that would have on school attendance</li> </ul>	Noted
<div style="background-color: red; width: 100px; height: 15px; margin-bottom: 5px;"></div> <div style="background-color: red; width: 100px; height: 15px; margin-bottom: 5px;"></div> Warborough	<p>I note the SA scoping Report is a “draft” document and I am unclear of its official status for consultation purposes and whether this is therefore a valid consultation at all. It is either the final scoping report on which the consultations and scoping opinions are based or it is not. Perhaps SODC will review its status and whether that in order to comply with statute the scoping consultation should be repeated on a report with “Final” status.</p>	The document is expected to be updated following this consultation.

	<p>ODPM 2006 Guidance Clause 2.21 states it is helpful to involve people who are not directly concerned with producing the plan and who can contribute expertise or detached or independent views. Would NPC or PC please indicate how they will comply with this part of the guidance and ensure that expertise and/or detached and independent views will indeed be used in the preparation of the SEA?</p> <p>I appreciate that it is only the listed consultation bodies that must be consulted, however ODPM 2006 Guidance Clauses 3.3 and 5.A.18 strongly advocates consultation with the public. As far as I am aware the only announcements that the SA Scoping Report is open for public consultation appear on 4 village notice boards. The PC website does not actually advertise this public consultation exercise on the SA scoping Report although the report is provided. Other public consultations on other aspects of the NP have been very widely advertised indeed and the contrast is striking. It is unclear how the benefits of public consultations as advocated in Clause 3.3 of the ODPM 2006 guidance can be achieved with such little publicity. This raises concern in my mind whether this is a genuine attempt at public consultation or not, and to prevent challenges to the SA and SEA work later in the process I suggest you repeat this consultation process giving it at least the same degree of publicity as other NP public consultations.</p> <p>Clauses 4.6 and 5.C.3 of ODPM 2006 state that if the environmental report (SEA report) required by the SEA directive is included in an assessment report of the wider effects of the plan such as the sustainability appraisal report the NPC proposes to prepare, then the overall report must be very clearly signposted to enable the components that meet the legal requirements of an Environmental Report (as required by UK legislation known as the SEA Regulations) to be readily identified. There is no such clear signposting in the SA Scoping Report. Would the NPC and PC please indicate to me how this is to be done?</p> <p>The EU SEA directive and the ODPM 2006 Guidance is very specific in stating that the environmental report shall identify and consider reasonable alternatives. On this basis I consider that the SEA being undertaken must include all the development sites that were considered during the site assessment and also the infill options. Please confirm this will be the case.</p>	<p>Noted.</p> <p>.</p> <p>The distribution of the document followed specific guidance from SODC and as a result document was sent to all statutory consultees. In addition, optional distribution to 'affected organisations' resulted in it being sent to the PCC, School governors and adjoining parishes. For purposes of rigour, notice was also placed on the Parish website, and referenced on all village notice boards.</p> <p>Noted</p> <p>There will be opportunity to comment on the contents of the SEA in due course.</p>
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	<p>I consider it essential that the positive and negative effects of each alternative option are given equal consideration by person or persons with adequate expertise in a detached and independent way as required by ODPM Guidance Clause 2.21. The 'no plan' alternative also requires consideration. As per ODPM Guidance Clause 5.B.12, proposals for individual projects within a plan need to be assessed at sufficient level of detail to enable significant environmental effects to be broadly predicted. I trust this will be the case.</p> <p>Annex 1 of the directive and B5 of the ODPM 2006 Guidance both place considerable emphasis on including the effects of mitigation measures in the environmental report. As you are no doubt aware from my earlier submissions I believe that your site assessment process did not give adequate consideration to the mitigation measures that were put forward in respect of traffic, drainage, landscaping and footpaths for the Cuckoo Penn Sites, and I trust the SEA process will now enable these matters to be given adequate consideration. I note the SEA guidance states that enough time must be allowed for mitigation measures to be considered and also trust this will be the case. I look forward to hearing from you if any aspect of the mitigation measures put forward for the Cuckoo Penn Sites requires clarification.</p> <p>I refer now to Section 5 of the sustainability appraisal scoping report dated 15 January 2017 which sets out the framework for the sustainability appraisal. Apart from Table 14 there is no mention of SEA and there is no signposting in the Section 5 framework as to which parts of it are intended to meet the requirements of the SEA directive. No framework is put forward for the SEA work that needs to be completed and no criteria or methodologies for the SEA are available to comment on. Therefore, as an SEA scoping report it is my opinion that the scoping document is completely inadequate.</p> <p>For instance, the scoping document does not set out how it is proposed to identify and assess significant environmental effects. This is usually done on a scale from major beneficial, moderate</p>	<p>There will be opportunity to comment on the contents of the SEA in due course.</p> <p>Noted</p> <p>Noted</p>
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	<p>beneficial, and so on, through negligible to major adverse. There is nothing presented as to how potential receptors will be identified and classified in terms of their value or sensitivity, and nothing to define criteria for the probability of an effect occurring. The scoping report does not define how cumulative, secondary or synergistic effects in relation to each issue will be evaluated, such evaluation being required by the ODPM 2006 Guidance, as is consideration of short term and long term effects, permanent and temporary effects.</p> <p>Some potential environmental effects can be mitigated and this scoping report does not recognise this, or provide a framework as to how mitigation will be taken into consideration, or how cumulative and residual effects of the plan will be evaluated.</p> <p>The SA Scoping Report is completely focussed on sustainability and what is missing is a framework for how the issues will be addressed in terms of Environmental Assessment, which is what is needed for SEA and would normally be part of a SEA scoping report. This is required so consultees are given an opportunity to comment on topics and methodology.</p> <p>The environmental effects of the plan on heritage assets in the community is of particular concern and has given rise to the need for this SEA of the NP, however the scoping report gives no information whatsoever as to how Heritage will be assessed as part of the SEA. The methodology it is proposed to adopt is not set out and significance criteria for evaluation of the heritage assets and the overall landscape and amenity setting in which they are placed are not defined.</p> <p>Whilst I would agree most of the topics listed as issues and challenges in Table 13 of the Sustainability Appraisal scoping report need to be considered in their own right as part of the SEA, ecology and agricultural soil classification should be recognised in their own right also.</p> <p>Overall, I am of the view that the SA scoping report falls far short of what would be expected as an SEA Scoping opinion report, and I trust this will be reflected in the responses from SODC and the statutory consultees. As it stands it is my view that it should be rejected until is it revised in line with the SEA regulations and with SEA as its primary focus.</p>	<p>Noted</p> <p>The framework to be used is set out in Appendix D section 5.4.</p> <p>Objectives in relation to heritage will be updated in line with recommendations from Historic England (above)</p> <p>Objectives in relation to ecology and soil will be updated in line with recommendations from Natural England (above)</p>
<p>██████████ ██████████ ██████████</p>	<p><b>Environmental Considerations:</b></p> <p>The Report follows the structure of the SODC sustainability plan. There are a number of issues that could have a specific impact on Warborough. Village biodiversity includes birdlife, wild life and local</p>	<p>Biodiversity is part of Objective 1.</p>

<p>Warborough</p>	<p>flora and fauna and is worth preserving and this should be a key consideration when examining cases for development. Warborough &amp; Shillingford has a considerable rural and agricultural legacy. Sustainability appraisal should pay particular attention to preserving grade 1 and 2 agricultural land. The village has linear development characteristics which should also be preserved and village boundaries respected. There are of course outstanding views across the Chilterns and the Oxfordshire Plain. We should ensure these are preserved.</p> <p><b>Social considerations:</b>                  This SEA report document emphasises the role of community involvement in the Neighbourhood Plan. Whilst we appreciate the effort to have communication regarding the development of the Neighbourhood Plan across the villages, we feel the content of the communication has not always been impartial. Some conclusions reached have been based on subjective interpretation of survey data. It would be helpful to emphasise the requirement of impartiality by the Parish Council/NPSC in its communications and ensure that feedback is encouraged. We would like the opportunity to revisit the baseline survey and then the site assessments, if still applicable, to be completed by a consistent and expert team.</p> <p>The Scoping Report, and draft NP policies, emphasise the “whole Village” character. It is a small village with agricultural roots, and is linear in its property distribution. The Village has a large number of listed buildings which are very diverse in design and build. In order to maintain and protect the village character, any development needs to reflect these aspects of the Village. The concentration of development on a single site needs to be considered against this aspect and also guidance from SODC that small villages are not required to seek development of more than 10 houses on a single site. The National Planning Policy Framework (NPPF) states our natural environment is essential to our wellbeing and should be protected to enhance our natural, built and historic environment. The Report should cross reference Historic England National List Number 1006344 which provides visibility of further assets in the Village including ring ditches, cursus enclosures and settlement sites. Architectural lists it is worth noting that a large majority of these assets are clustered around the centre of the village – bordering a potential development site</p>	<p>Soil quality is included in Objective 2.  <b>Objectives in relation to soil will be updated in line with recommendations from Natural England (above)</b></p> <p>The NP process has been rigorously followed with independent expertise provided by Community First Oxfordshire.</p> <p>Village character is part of Objective 14. There will be an opportunity to comment on the character assessment at a later date.</p> <p>We have demonstrated how our environmental objectives map to those of SODC. This is included in objective 14.  <b>Objectives in relation to heritage will be updated in line with recommendations from Historic England (above)</b></p> <p><b>Chapter 3.9 will be expanded to add in references to Quakers</b></p>
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	<p>Warborough &amp; Shillingford benefits from outstanding views of the Chilterns and the Oxfordshire Plain. The locations of Quaker burial sites and the history associated with the same should be considered in the recommendations to be made in this report. These should be both respected and preserved. The Village also enjoys limited light pollution, which enhances the character of the Village. Concentrated development of any scale will erode this community development and must be mitigated in any recommendations. The majority of villagers are against further light pollution. The provision of parking for the local school is heavily influencing the NPC in its provisional identification of sites for development. These considerations should be balanced against traffic flow and concentration, traffic calming measures that are viable alternatives and the impact of car parks on the character and nature of the village and should not encroach on the conservation area. The Village has identified a need for specific housing for elderly and social needs. The quantity and developer commitment to delivery should be a key aspect of the Report.</p> <p><b>Economic Considerations:</b>          Tourism is a major source of income for the Village, particularly drawn by its role in productions such as Midsomer Murders and major films (The Go Between). Large scale development and further urbanisation of the village, particularly if visible from the Village Green, will detract from the potential interest from filming that the Village currently enjoys.          Thank you for the opportunity to comment and we also look forward to having the opportunity for active participation in the actual assessments as and when appropriate.</p>	<p>Light pollution will be added to objective 5.</p> <p>The NPC did not select sites – all sites (definition agreed with SODC) that were put forward will be assessed against the agreed framework. There will be an opportunity to comment on draft policies (including site allocation) at a later stage</p> <p>Meeting housing needs is objective 9.</p> <p>This is covered by objectives 14 and 16.</p>
<p>Warborough</p>	<p>We refer to your recent Sustainability Assessment (SA) scoping opinion consultation as advertised on the village notice board. We may have missed the opportunity to comment on the above Notice had it not been drawn to our attention by a neighbour. It does seem strange that this Notice was not subject to the normal communication practises such as use of the village email, which have characterised other Neighbourhood Plan matters.</p> <p>It is encouraging that the NPC is conducting a sustainability review. The SA will include a Strategic Environmental Assessment (SEA) of the Neighbourhood Development Plan (NP) and our comments relate to the SEA aspects of the overall SA that is being undertaken.</p>	<p>The distribution of the document followed specific guidance from SODC and as a result document was sent to all statutory consultees. In addition, optional distribution to ‘affected organisations’ resulted in it being sent to the PCC, School governors and adjoining parishes. For purposes of rigour, notice was also placed on the Parish</p>

	<p>We note the current SA is marked as Draft, as such the official status of the document is unclear. Is this the document that we are to review or will another Final issue be forthcoming? Our concern being, is this a valid consultation document at all? Additionally the ODPM SEA Guidance (ODPM 2006), Clause 2.21 states it is helpful to involve people who are not directly concerned with producing the plan and who can contribute expertise or detached or independent views. We would like to understand how the PC, and subsequently the NPC, will adhere to this part of the guidance and ensure impartial, detached independent expertise will be used in preparation of the SEA.</p> <p>We appreciate the effort to have communication regarding the development of the Neighbourhood Plan across the villages, although we feel the content of the communication has not always been impartial. Certain conclusions reached have been based on non-technical, subjective interpretation of survey data by unqualified volunteers. Again, the requirement of impartiality by the Parish Council must be re-emphasised. We would like the opportunity to revisit the baseline survey and then the site assessments in full, as these should, according to the ODPM, be completed by a consistent and expert team. The ODPM SEA Guidance (ODPM 2006), Clause 2.21 supports this sentiment as it states..... it is helpful to involve people who are not directly concerned with producing the plan and who can contribute expertise or detached or independent views. We would like to understand how the PC, and subsequently the NPC, will adhere to this part of the guidance and ensure impartial, detached independent expertise will be used in preparation of the SEA.</p> <p>Indeed we have been generally concerned at the pace which the NP has been prepared and the lack of involvement by professional parties, and subsequently effective peer review. The process for sustainability assessment should therefore allow time for these steps to be re-visited and afford an opportunity to review the Neighbourhood Plan where there is insufficient detail or where the policies themselves are contradictory.</p> <p>The clear preference of villagers is to preserve the essential character and heritage of Warborough and Shillingford. Indeed, we are only custodians of the parish which has developed over many generations and our responsibility to future generations to retain these characteristics we all cherish is substantial. Certainly we chose to live in the village based on this character and the style. It is evident from the NP draft policies that an objective to preserve these characteristics is only captured in some of the NP draft policies currently under construction. Similarly there has been much reassurance about certain</p>	<p>website, and referenced on all village notice boards.</p> <p>The document is expected to be updated following consultation.</p> <p>Noted.</p> <p>The NP process has been rigorously followed with independent expertise provided by Community First Oxfordshire.</p> <p>There will be opportunities to comment on other documentation at a later date.</p> <p>Objective 14 covers heritage assets. Objectives in relation to heritage will be updated in line with recommendations from Historic England (above)</p>
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	<p>restrictions that would be imposed on new development, street lighting for instance, but no evidence of where the authority for such reassurance lies. Street lighting is something that the parishioners feel strongly about and would have a detrimental effect on the ecology of the area as well as substantially changing the character of the village and the setting of many listed buildings.</p> <p>The ODPM 2006 Guidance, together with the EU SEA directive is very clear and specific in stating that the environmental report shall identify and consider reasonable alternatives. Consequently will the PC, and NPC, undertake to include all the development sites that were considered during the site assessment and also infill options within the SEA? Furthermore it is our belief, in order to present a fair and balanced view, that any newly promoted options should also be fully evaluated and assessed at this time. Please confirm if this will be the case.</p> <p>To reach an agreement on the sites available, both existing and new, it is essential that the positive and negative effects of each alternative option are given equal consideration by individuals with appropriate and adequate expertise in a detached and independent way as required by ODPM Guidance clause 2.21. Similarly the “No plan” alternative also requires consideration. The same guidance also requires individual projects within a plan to be assessed at sufficient levels of detail to enable significant environmental effects to be broadly predicted.</p> <p>The SA is a long document which includes generic information on the history of the village and appears very much focussed on sustainability. What appears an omission is a framework to address how issues will be addressed in terms of Environmental Assessment. This would typically be part of a SEA scoping document and is required in order to give consultees an opportunity to comment on topics and methodologies.</p> <p>The environmental effects of the plan on Heritage Assets in the community are of particular concern, and indeed gave rise to the need for the SEA originally. The scoping report offers no information at all on how Heritage will be assessed as part of the SEA. The methodology of assessment is not set out and significance criteria for evaluation of the assets, the overall landscape and amenity setting in which they are placed are not defined. Thus whilst the NP and this Draft scoping document make much of the rich Heritage Assets there is nothing to support these statements. There appears an inability to apply the logic of these assets, thus coming to conclusions that are contradictory to the evidence presented. The linear composition of the village, the views, the gradual development of the settlement over the centuries, the wealth of historical and listed buildings, particularly at its centre, are all of key importance. The setting of these listed buildings should be of particular importance, yet seem largely</p>	<p>Light pollution will be added to objective 5.</p> <p>The NPC did not select sites – all sites (definition agreed with SODC) that were put forward will be assessed against the agreed framework.</p> <p>The proposed framework allows for positive (green) and negative (red).</p> <p>The framework to be used is set out in Appendix D section 5.4.</p> <p>Objectives in relation to heritage will be updated in line with recommendations from Historic England (above)</p>
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	<p>taken for granted. The Quaker history of the south side of the Green, the Quaker Burial Ground and the significance of the village fields which were farmed by those Quaker parishioners many years ago has been entirely lost, overlooked or ignored in the documentation submitted thus far.</p> <p>Warborough and Shillingford has a considerable rural and agricultural legacy. Environmental appraisal should pay particular attention to preserving the rich agricultural land and bio diversity evident at the different sites and infill options available. Consistency in these assessments must be attained. For example the site the NPC currently favours has bats and evidence of slow worms, yet neither of these were noted in the original site assessments. There are also regularly owls, hare and deer in this field, which was until recently classified as Grade I agricultural land, and has only been reassessed as Grade II, after being left fallow for many years. It could be returned to Grade I status with relative ease. In terms of biodiversity we have birdlife, wild life and local flora and fauna that Warborough should preserve. This should be a key consideration when examining cases for development.</p> <p>The Draft and NP policies, emphasise the “whole Village” character. It is a small village with agricultural roots, and linear property distribution. The Village has a large number of listed buildings which are very diverse in design and build. In order to maintain and protect the village character, any development needs to reflect these aspects of the Village. The concentration of development on a single site needs to be considered against this aspect and also guidance from SODC that small villages are not required to seek development of more than 10 houses on a single site.</p> <p>Provision of parking for the local school is heavily influencing the NPC in its provisional identification of sites for development. These considerations should be balanced against traffic flow and concentration, traffic calming measures that are viable alternatives and the impact of car parks on the character and nature of the village and should not encroach on the conservation area. The site assessments, both old and new, should be re-examined by independent experts and appropriate mitigation measures offered for the various sites being considered.</p> <p>Whilst the Draft document focussed largely on Social considerations, the village benefits economically from tourism and is famous for a number of tv dramas and films that are shot here. Currently it is selected because of the ease with which film companies can get clear/clean shots without sight or sound of modern housing or lighting. Considerable thought and weighting should be given to the impact of changing areas of the village where this would no longer hold true. Not only does the village get income from the filming but the village shop and pub benefit from the coach loads of tourists that visit in the summer months and the walkers that take advantage of the unique setting created by the</p>	<p>Chapter 3.9 will be expanded to add in references to Quakers</p> <p>There will be an opportunity to comment on the content of site assessments at a later stage.</p> <p>Biodiversity is covered by objective 1.</p> <p>Noted.</p> <p>There will be an opportunity to comment on the site assessments at a later date.</p> <p>This is covered by objectives 14 and 16.</p>
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	<p>buildings and views made famous from these productions. Any development and further urbanisation of the village, particularly if visible from the Village Green, will detract from the potential interest from filming that the Village currently enjoys.</p> <p>Overall we believe the SA scoping report should be strengthened by identification of suitable methodologies for assessing the sites put forward. In particular the Heritage aspects of our surroundings and links to the Quaker beginnings need to be given full weighting. A panel of people who are not directly concerned with producing the plan and who can contribute expertise or detached or independent view should be responsible for the SA. A review of the work undertaken thus far is required and re-examination of the originally proposed sites together with the new Plough Field option should be made by a consistent panel of independent specialists.</p>	<p>The NP process has been rigorously followed with independent expertise provided by Community First Oxfordshire. Plough Field is contained within the site assessment process.</p>
<p>[REDACTED] [REDACTED] [REDACTED] [REDACTED] Warborough</p>	<p>We welcome the opportunity to comment on this draft SEA for the community of Warborough and Shillingford. We would like to thank the Neighbourhood Planning Steering Group for the hard work they have undertaken to get this far with the plan and we commend their willingness to return to basics in order for our community to have the robust and balanced plan it deserves.</p> <p>Some queries, comments and observations:</p> <ul style="list-style-type: none"> <li>• We assume that the scoping exercise will cover the Parish in its entirety and encompass all the sites that were originally under consideration? Presently the questionnaire that was undertaken at the start of this exercise showed that the community had a 76% preference for infill with a small development. This sits comfortably with SODC's Local Plan recommendation that small parishes should consider small developments of no more than ten houses. Given this recommendation and the preference of the community we would respectfully suggest we should not be considering a site of 36 houses, next to the conservation area, effecting the setting of the village green and the listed buildings running down the south side of the Green and the listed buildings along Thame Road until we have looked objectively at the other options.</li> <li>• We understand how difficult it is to work with large committees but we would recommend that the NPSC has representation from a wider section of the Parish. As it stands it has representation of 6 parishioners (a seventh resigned with clear reservations about the processes being followed) who will be adversely effected by its choice of sites and zero</li> </ul>	<p>The NPC did not select sites – all sites (definition agreed with SODC) that were put forward will be assessed against the agreed framework.</p> <p>T</p> <p>he formation of the NPSC is described fully in other documents. There will be an opportunity to comment on this at a later date.</p>

	<p>parishioners who will be effected by development of the site that it has chosen. No amount of bias tools will correct such an imbalance. Attempts to correct this bias by joining the group have been robustly rejected, despite these parishioners having useful professional expertise.</p> <ul style="list-style-type: none"> <li>• Presently the NP rests upon evidence collected from site assessments that contain inaccuracies, unequal evidence and considerable subjectivity. This has proved difficult to rectify. We would respectfully recommend that the site assessments be undertaken again. Assessing the different sites for development would normally be undertaken by competent professionals with considerable expertise. It is unsurprising that the committee members have been unable to deliver the level of objective observations necessary to give the Parish confidence in their choice of site. If it is impossible to employ competent professionals an alternative might be to have a reciprocal arrangement with another Parish so that at the very least members of the committee are not expected to override their own inevitable bias. Our understanding of the 'tool' used to overcome any bias, and relied on by the NPSG, is that it is wholly unsuitable in the context in which it has been used.</li> <li>• There is a long and comprehensive description of the Parish and its amenities. We feel that the draft SEA would benefit from equal coverage of the methodology to be used in examining the sustainability of each site.</li> <li>• SODC's own recommendations for Sustainability Plans would suggest that Environment is a key area. The rich agricultural land and bio diversity of the different sites and infill to be considered would need to carry some weight. As an example all three of the sites under consideration have sightings of bats but this has not been noted for the site that the NPC favour. This site also has evidence of a slow worm population again un-noted in the evidence presented.(see also Heritage section)</li> <li>• Both the draft Neighbourhood Plan and the draft Scoping Paper quite rightly make much of the rich Heritage Assets that we are lucky enough to have in Warborough and Shillingford. One of the shortcomings of these two documents is their inability to apply the logic of these assets, thus seeming to come to inconsistent conclusions that fly in the face of the evidence that has been presented. The linear composition of the village, its views and its wealth of listed buildings, particularly at its centre are of key importance. The setting of these listed buildings should be of particular importance. The Quaker history of the South side of the Green, the Quaker Burial Ground and the significance of the village fields which were farmed by those</li> </ul>	<p>There will be an opportunity to comment on the site assessments at a later date.</p> <p>The framework to be used is set out in Appendix D section 5.4.</p> <p>There will be an opportunity to comment on the details of the site assessments at a later date. Biodiversity is covered by objective 1.</p> <p>Objectives in relation to heritage will be updated in line with recommendations from Historic England (above)</p> <p>Chapter 3.9 will be expanded to add in references to Quakers</p>
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	<p>Quaker parishioners 350 years ago has been entirely lost in the documentation thus far 1submitted. The effect on the Conservation Area of developing the proposed site has not been fully examined 'Local Planning Authorities ...should recognise that heritage assets are an irreplaceable resource and conserve them in a manner appropriate to their significance'. It is also telling that despite a declared intension to protect the conservation area and respect biodiversity the NPSC has thus far dismissed their proposed site for development as having nothing of interest. In fact, the eastern side of the site borders a large copse and an ancient barn. This barn is a roosting place for both bats and owls. There is also a mature and protected lime tree. Bats and owls hunt across the Six Acre Field nightly. A slow worm cast has been found in the field. There are deer and foxes in it on a regular basis and seen by those who walk in its daily It was Grade I agricultural land and was the site of the village allotments for many years. As a result of being bought by a speculative developer who has neglected it for years and refused to allow it to be farmed it has now been downgraded to Grade II. This is a cynical manipulation of the rules and a waste of rich farming land. Even so Grade II farming land is a valuable commodity and should not be squandered. The village as a whole is linear. Along its main road and around its Green it is only one house deep. The only area where this is significantly different is to the south where there is newer development. It has characteristic green gaps which allow far reaching views to the Chilterns. From the Green, which is a spectacular green space, you can see between the houses to green fields to the south [photo provided] . From the Thame Road which runs through the centre of the village you can see an unbroken agricultural view to the Chilterns [photo provided] . We would suggest that these examples show the kind of detail that should be considered fully in the scoping exercise and should have better informed the original site assessments. 'sustainable development involves seeking positive improvements in quality of"the ...historic environment'</p> <ul style="list-style-type: none"> <li>• There has been much reassurance about street lighting but little evidence of where the authority for such reassurance lies. This is something that most Parishioners feel strongly about and would have a detrimental effect on the ecology of the area as well as substantially change the character of the village and the setting of the many listed buildings.</li> <li>• Much weight has been given to providing the village school with adequate parking but it has been difficult to see the evidence of a robust analysis of the effects on traffic flow and hugely increased volume of traffic on the Thame Road. This increased traffic flow so close to a village</li> </ul>	<p>There will be an opportunity to comment on the content of site assessments at a later stage.</p> <p>Light pollution will be added to objective 5</p> <p>There will be an opportunity to comment on draft policies (including site allocation) at a later stage.</p>
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	<p>school should give rise to considerable concern and would benefit from impartial examination from professionals. Equally, changing the behaviour of parents who are constrained by time and ensuring that any new facility would really meet their needs and keep their children safe does not seem to have been given professional consideration necessary. 'Safe and suitable access to the site must be achieved for all people'</p> <ul style="list-style-type: none"> <li>• The village benefits economically from tourism and is particularly famous for a number of TV dramas that are shot here. Currently it is selected because of the ease with which film companies can get 'clean' shots without sight or sound of modern housing or lighting. Considerable thought should be given to the impact of changing areas of the village where this would no longer hold true. Not only does the village get income from the filming but the village shop and pub benefit from the coach loads of tourists that visit in the summer and the walkers that take advantage of exercising themselves and their dogs and looking at the buildings and views made famous from these films. National planning policy recommends the importance of rural tourism</li> <li>• Appendix I Warborough, its Quakers and the Six Acre Field The Six Acre Field and the houses around it provide a unique and unbroken link to Warborough's important role as a cradle of the quest for religious freedom in the 17th Century – a history with far-reaching ramifications. From its beginnings along the edge of the Six Acre Field, Warborough's Quaker story bears witness to religious persecution, the spread of the Society of Friends to the New World, the cause of American Independence and world art history. Warborough, not Wallingford, was the Quaker heartland in the area, centred on a vulnerable group of families living along the northern edge of the Six Acre Field, as a Quaker history of 1799 explains. 'At Warborough in Oxfordshire, those called Quakers were also most grievously abused in their religious meetings, and even aged women not spared; which often caused the cry of innocent children to go up to heaven, when they saw their mothers thus ill-treated....often also women were stripped of their upper garments; - and this was accompanied with the spoil of goods.' Source: A History of the People Called Quakers by John Gough, William Sewell; p207 The brunt of that oppression in Warborough was born by the Gilpin family. Thomas Gilpin was born in Warborough in 1622. A colonel in the Parliamentary forces, he married Joan Bartholomew who had been baptized in Warborough Church on 23rd August 1625. He became the Quaker Minister of</li> </ul>	<p>This is covered by objectives 14 and 16.</p> <p>Chapter 3.9 will be expanded to add in references to Quakers</p>
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	<p>Warborough, holding meetings in their own home, risking and enduring persecution for their faith. Gilpin was twice imprisoned in Oxford Castle and once in Newgate. An important account survives from 1670 of a raid by the authorities on a Quaker meeting being held in Thomas and Joan Gilpin’s house in Warborough: “Was another meeting att the said Thomas Gilpin’s [when the officers of the law] broke open this Door, and took away his Household Goods, leaving him not a Bed to lie on, nor a Pot to boil his Food in. He had a Family of five small Children which suffered much through this seizure. Some Time after, as soon as he had got his Corn in, being about three Acres, the Officers came and took that alsoe, with Two Pigs, in all the value of 11 pounds.” Source: Colonial and Revolutionary Families of Pennsylvania p606</p> <p>At least one of those suffering children went on to make his mark in the world. Joseph was seven when his Warborough home was ransacked and the corn from the field was confiscated. He later moved with his wife Hannah to America, initially making his home in a cave, living in harmony with the Native Americans and providing shelter and hospitality to waves of immigrants and settlers. He kept and spread the faith he learned at his father’s knee in Warborough. His descendants played their part in the fight for American Independence: one was an aide to George Washington and acted as pallbearer at his funeral; another became the first governor of Colorado. Gilpin’s home in Delaware County, Pennsylvania has survived and is now an Historic American Building. Having taken the Society of Friends to the New World and survived the turmoil of revolutionary America, at least one came home to Warborough: Thomas Gilpin’s grandson John West who lived out his days in the village with his sister. He died in 1776, the first year of American Independence and was buried near Thomas Gilpin in Warborough’s Quaker Burying Ground. West’s two sons attended his funeral: Thomas the watchmaker – a noted Quaker occupation in Oxfordshire - and Benjamin the painter. Benjamin West was known as ‘The Quaker Artist’, famous for The Death of General Wolfe which hangs in the National Gallery of Canada. He became president of the Royal Academy of Arts and is buried in Painter’s Corner in St Paul’s Cathedral. So the Six Acre Field and the homes that surround it stand as reminders of Warborough as a seed-bed of non-conformity, defiance and tolerance. Some houses, like The Little White House, Quaker Lanes and Little Thatchings, were already in place around the Six Acre Field during this time of persecution and passive</p>	
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	<p>resistance; others were built as the Quaker faith became accepted and established in the wake of that turbulence. The names bear witness to their part in this history: Quaker Lanes and Quaker Cottage Warborough, its Quakers and the Six Acre Field overlooking the Six Acre Field, and Quaker Lane running adjacent to it, with the Quaker Burying Ground itself still there in the garden of Ford Cottage by the Six Acre Field. The symbiotic relationship between this cluster of listed buildings and the ancient and open Field which they border provides a lasting and tangible memorial to Warborough’s rich and honourable past, particularly as the values fought for in Warborough nearly four hundred years ago are still fragile and contested today.</p>	
<p>Warborough</p>	<p>The enormous amount of voluntary work that the Neighbourhood Planning Steering Group has put into the plan so far is greatly appreciated. As is the return to the original scope to ensure that nothing is left unchecked.</p> <p>We do think that the inclusion of professionals in the NP assessment would be a good idea, as parishioners will not normally have the expertise in what is a very specialised activity and developers inevitably cannot be unbiased.</p> <p><b>An Agricultural Expert</b> would point out that the Six Acre field used to be <b>Grade I Agricultural Land</b>. It has been downgraded in recent years for no apparent reason – the land has not changed but has been lying fallow for over 30 years. Originally it was the site of the village allotments. Agricultural land is a precious asset and should be regarded as valuable part of the country’s land bank.</p> <p>A <b>Heritage Expert</b> would point out that a <b>rare grouping</b> of at least <b>9 listed houses</b> adjoins the Six Acres, including the <b>Grade II*</b> house with a curtilage adjoining about a third of the proposed site.</p> <p><b>An Environmental Expert</b> might identify the presence of <b>bats and other rare species in and around the site e.g the barn owl, slow worms and sparrowhawk</b></p> <p>The <b>Historical value</b> of the Quaker association has not been made clear in the proposal to develop over/adjointing historically significant <b>Quaker Burial Grounds</b>.</p>	<p>These comments all relate to the suitability of one particular site and are not relevant to this consultation on the proposed sustainability objectives and sustainability appraisal framework. There will be an opportunity to comment on site assessments at another time.</p>

	<p><b>The Right of Way Footpath 392/6</b>, runs all along the Six Acre site and crosses the proposed entry point. The path is used by schoolchildren on their route too and from school.</p> <p>The path is also used on a daily basis by villagers on the way to the bus stop on the A4074, including a number of the elderly and less advantaged members of the community as well as those avoiding traffic congestion in Oxford.</p> <p><b>Traffic.</b> The schoolchildren and the elderly, as well as the many walkers, could be put at risk by having some 30 to 60 cars crossing twice daily. The siting, next to <b>The St Laurence C of E School</b> could be an accident waiting to happen.</p> <p>The traffic on the A329 is already a severe problem and there appears to be no means of calming the existing traffic speeding. To add to this traffic right in the centre of the village appears to be most unwise and should be the subject of a <b>professional report</b>.</p>	
<p>██████████ ██████████ ██████████ Warborough</p>	<p>Thank you for the opportunity to comment on the above. It was helpful to have the Notice for consultation drawn to our attention by a neighbour, given it was not subject to the normal communication practises such as use of village email, which have characterised other Neighbourhood Plan matters.</p> <p>It is encouraging to see that the W&amp;S NPC is conducting a sustainability review. I and many of my neighbours have been concerned that the pace at which the Plan has been prepared so far has not allowed for professional input or effective review. It has also preceeded to site recommendation</p>	<p>The distribution of the document followed specific guidance from SODC and as a result document was sent to all statutory consultees. In addition, optional distribution to 'affected organisations' resulted in it being sent to the PCC, School governors and adjoining parishes. For purposes of rigour, notice was also placed on the Parish website, and referenced on all village notice boards.</p> <p>There will be an opportunity to comment on draft policies (including site allocation) at a later stage.</p>

	<p>without professional input. The process for sustainability assessment should also allow time for these steps to be re-visited.</p> <p>The clear preference of villagers is to preserve the essential character and heritage of Warborough and Shillingford. Residents such as ourselves have chosen to live in the village based on this character and the style and nature of our villages. It's clear from the NP draft policies that an objective to preserve these characteristics is captured in <u>some</u> of the NP draft policies currently under construction. Given the scope of housing now planned in towns and brownfield sites across South Oxfordshire it is encouraging to note that the burden of development need not fall upon the small villages across the County.</p> <p>It is hoped that the sustainability assessment will also provide an opportunity to review the Neighbourhood Plan where there is insufficient detail or where the policies themselves are contradictory.</p> <p>The Sustainability Appraisal Scoping Report is clearly a long document which includes generic information on the history of the village. Although no specific guidance for comments is provided, we would like the following items to be considered. We have followed the information flow provided in Table 13 on page 56 of the draft scoping document and have the following comments on detail that is required.</p> <p>1. Environmental Considerations:</p> <p>The Report follows the structure of the SODC sustainability plan. There are a number of issues that could have specific impact on Warborough.</p> <p>In terms of biodiversity we have birdlife, wild life and local flora and fauna that Warborough should preserve. This should be a key consideration when examining cases for development.</p> <p>Warborough &amp; Shillingford has a considerable rural and agricultural legacy. Sustainability appraisal should pay particular attention to preserving grade 1 and 2 agricultural land. The village has linear development characteristics which should also be preserved and village boundaries respected. There are of course outstanding view across the Chilterns and the Oxfordshire Plain. We should ensure these are preserved.</p> <p>2. Social considerations:</p> <p>This document emphasises the role of community involvement in the Neighbourhood Plan. There has been considerable communication regarding the development of the Neighbourhood Plan across the</p>	<p>Biodiversity is included in objective 1.</p> <p>Soil quality is included in objective 2. Objectives in relation to ecology and soil will be updated in line with recommendations from Natural England (above)</p> <p>Village character is included in objective 14.</p>
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	<p>villages, however, the content of the communication has not always been impartial. Some conclusions reached have been based on subjective interpretation of survey data. It would be helpful to emphasise the requirement of impartiality by the Parish Council in its communications and ensure that feedback is encouraged. The opportunity to revisit the baseline survey should be taken and the site Assessments, if still deemed necessary, to be completed by a consistent and expert team.</p> <p>The Scoping Report, and draft NP policies, emphasise the “whole Village” character. It is a small village with agricultural roots, and is linear in its property distribution. The Village has a large number of listed buildings which are very diverse in design and build. In order to maintain and protect the village character, any development needs to reflect these aspects of the Village. The concentration of development on a single site needs to be considered against this aspect and also guidance from SODC that small villages are not required to seek development of more than 10 houses on a single site. The Report should cross reference Historic England National List Number 1006344 which provides visibility of further assets in the Village including ring ditches, cursus enclosures and settlement sites. Architectural lists it is worth noting that a large majority of these assets are clustered around the centre of the village – bordering a potential development site.</p> <p>Warborough &amp; Shillingford benefits from outstanding views of the Chilterns and the Oxfordshire Plain. These should be respected and preserved. The locations of quaker burial sites and the history associated with the same should be considered in the recommendations to be made in this report. The Village also enjoys limited light pollution, which enhances the character of the Village. Concentrated development of any scale will erode this community development and must be mitigated in any recommendations.</p> <p>The provision of parking for the local school is heavily influencing the NPC in its provisional identification of sites for development. These considerations should be balanced against traffic flow and concentration, traffic calming measures that are viable alternatives and the impact of car parks on the character and nature of the village and should not encroach on the conservation area.</p> <p>The Village has identified a need for specific housing for elderly and social needs. The quantity and developer commitment to delivery should be a key aspect of the Report.</p> <p>3. Economic Considerations:</p> <p>Tourism is a major source of income for the Village, particularly drawn by its role in productions such as Midsomer Murders and Scale development and further urbanisation of the village, particularly if</p>	<p>The NP process has been rigorously followed with independent expertise provided by Community First Oxfordshire</p> <p>There will be an opportunity to comment on draft policies (including site allocation) at a later stage</p> <p>Objectives in relation to heritage will be updated in line with recommendations from Historic England (above)</p> <p>Chapter 3.9 will be expanded to add in references to Quakers</p> <p>Light pollution will be added to objective 5</p> <p>There will be an opportunity to comment on draft policies (including site allocation) at a later stage</p> <p>Meeting housing needs is objective 9.</p>
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	<p>visible from the Village Green, will detract from the potential interest from filming that the Village currently enjoys.</p> <p>Thank you again for the opportunity to comment on the Scoping Report. We look forward to the opportunity for active participation in the detail of the actual assessments as they become live.</p>	<p>This is covered by objectives 14 and 16.</p>
<p>██████████ ██████████ ██████████ Warborough</p>	<p>Thank you for this opportunity. It is important to consult people directly effected by any Development impact and it is very important to us that W&amp;S NPC are reviewing this case.</p> <p>We are hoping this will also provide an opportunity to review the Neighbourhood Plan where there is insufficient detail or where the policies themselves are contradictory.</p> <p>We believe there is a call from the villagers to preserve the character and heritage of Warborough and Shillingford. It seems that from the NP draft policies that an objective to preserve these characteristics is captured in only some of the NP draft policies currently under construction.</p> <p>It is hoped that the sustainability assessment will also provide an opportunity to review the Neighbourhood Plan where there is insufficient detail or where the policies themselves are contradictory.</p> <p>The Sustainability Appraisal Scoping Report is a long document which includes information on the history of the village.</p> <p>These are the point we are concerned about:</p> <p>1.-Environmental Considerations:</p> <p>The Report follows the structure of the SODC sustainability plan. There are a number of issues that could have specific impact on Warborough.</p>	<p>There will be an opportunity to comment on draft policies (including site allocation) at a later stage.</p> <p>Biodiversity is included in objective 1.</p> <p>Soil quality is included in objective 2. Objectives in</p>

	<p>In terms of biodiversity we have birdlife, wild life and local flora and fauna that Warborough should preserve. This should be a key consideration when examining cases for development.</p> <p>Warborough &amp; Shillingford has a considerable rural and agricultural legacy. Sustainability appraisal should pay particular attention to preserving grade 1 and 2 agricultural land.</p> <p>2.- Social aspects:</p> <p>This document emphasises the role of community involvement in the Neighbourhood Plan. There has been considerable communication regarding the development of the Neighbourhood Plan across the villages, however, we feel that the content of the communication has not always been impartial. Some conclusions reached have been based on subjective interpretation of survey data. It would be helpful for the Parish Council to be impartial and ensure that feedback is encouraged. The opportunity to revisit the baseline survey should be taken and the site Assessments, if still deemed necessary, to be completed by a consistent and expert team.</p> <p>The concentration of development on a single site needs to be considered against guidance from SODC that small villages are not required to seek development of more than 10 houses on a single site.</p> <p>The Report should cross reference Historic England National List Number 1006344 which provides visibility of further assets in the Village including ring ditches, cursus enclosures and settlement sites.</p> <p>The Village also enjoys limited light pollution, which enhances the character of the Village. Concentrated development of any scale will erode this community development and must be mitigated in any recommendations.</p> <p>The provision of parking for the local school is heavily influencing the NPC in its provisional identification of sites for development. These considerations should be balanced against traffic flow and concentration, realistic traffic calming measures that are viable alternatives and the impact of car parks on the character and nature of the village and should not encroach on the conservation area.</p>	<p>relation to ecology and soil will be updated in line with recommendations from Natural England (above)</p> <p>The NP process has been rigorously followed with independent expertise provided by Community First Oxfordshire</p> <p>Objectives in relation to heritage will be updated in line with recommendations from Historic England (above)</p> <p>Light pollution will be added to objective 5</p> <p>There will be an opportunity to comment on draft policies (including site allocation) at a later stage</p>
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	<p>The Village has identified a need for specific housing for elderly and social needs. The quantity and developer commitment to delivery should be a key aspect of the Report.</p> <p>3.-Economic Considerations:</p> <p>Tourism is a major source of income for the Village, particularly drawn by its role in productions such as Midsomer Murders and Scale development and further urbanisation of the village, particularly if visible from the Village Green, will detract from the potential interest from filming that the Village currently enjoys.</p> <p>Thank you again for the opportunity to comment on the Scoping Report. We would appreciate it if you could confirm you have received this.</p> <p>We look forward to the opportunity for further communication.</p>	<p>Meeting housing needs is objective 9.</p> <p>This is covered by objectives 14 and 16.</p>
<p>Warborough</p>	<p>Most villagers would not have known that this scoping report was out for consultation as, unlike all your other consultations, it was not advertised on the village Google group or Facebook and took some time to appear on the PC website and more than one Noticeboard. It was fortunate that a neighbour happened to see the practically illegible sign on the Noticeboard next to the shop and alerted us. One wonders whether the NPC in fact wanted to receive village feedback on this document?</p> <p>The SEA scoping report appears inadequate in that there is nothing that explains how the SEA will be undertaken and its report appears to be unbalanced in its bias towards sustainability. I would like to make the following points -</p> <p>I welcome this scoping exercise and the opportunity to revisit some of the earlier aspects of the Neighbourhood Plan, particularly the results original village questionnaire in which 76per cent of those who responded opted for infill with a small development. This fits with the SODC Local Plan recommendation that small villages should consider developments of no more than 10 houses. It is</p>	<p>The distribution of the document followed specific guidance from SODC and as a result document was sent to all statutory consultees. In addition, optional distribution to 'affected organisations' resulted in it being sent to the PCC, School governors and adjoining parishes. For purposes of rigour, notice was also placed on the Parish website, and referenced on all village notice boards.</p> <p>There will be an opportunity to comment on draft policies</p>

	<p>hard to understand how we are now confronted with 36 houses when this provides a development far in excess of that identified by SODC or the village.</p> <p>Reassessment Like others, I have been concerned about the inconsistencies and lack of impartiality of the way in which the site assessments have been carried out. It will be reassuring to know that the SEA will need to consider all development sites that were originally under consideration and will also need to consider infill. Many of us have requested that these assessments for drainage, highways, safety, landscape and visual impact, noise and heritage undertaken by unqualified volunteers, some of whom lived near the sites, should be re-examined by professionals and we hope that this will provide the perfect opportunity for this to be carried out. At the August meeting I seem to recall that the the village was assured that specialist knowledge would be called in during the site assessments but this does not appear to have happened. SEA Guidance OPPM 2006 Clause 2.21 states that it is helpful to involve people who are not directly concerned with producing the plan and who can contribute expertise or detached and independent views, which is welcome news.</p> <p>Heritage There appears to be no information as to how Heritage will be assessed as part of the SEA criteria for the valuation of heritage assets. Your report should prioritise the preservation of the rural character and heritage asset of our village. SODC's conservation study of 2011 identified the fields around the village as being of special interest and an important characteristic of the conservation area and your own policies talk of 'the rural character of the villages, the surrounding countryside and views..' yet there has been no proper heritage analysis for any of the sites in your documentation.</p> <p>Warborough conservation area is a designated historic heritage asset to be conserved for its historic significance, character and sense of place. Point 26 of the National Planning Policy Framework states that 'Local Planning authorities..should recognise that heritage assets are an irreplaceable resource and conserve them in a manner appropriate to their significance'.</p> <p>There is no mention in your report of the special historical interest of the Quakers who lived on the edge of the NP selected site and the Quaker graveyard that remains there, and no consideration for</p>	<p>(including site allocation) at a later stage</p> <p>There will be an opportunity to comment on the site assessments at a later date.</p> <p>Objectives in relation to heritage will be updated in line with recommendations from Historic England (above)</p> <p>Noted.</p>
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	<p>the protection of the listed buildings which surround the site whose amenity value will be adversely affected - 'devalued through the designation of areas that lack special interest' Point 27 of the NPPF - ie a new estate built next to them.</p> <p>The most important amenity that we have in this village is the wide unspoilt views of an 'area of natural beauty', which are listed as 'important views and 'great landscape value'. Currently there are views between buildings that border the conservation area of the Green that show the landscape beyond right through to the Six Acres and from Thame Road one can see an agricultural view of the Chilterns. Your report should highlight that with development of your selected site the spaces between the houses will just show the view of yet another new estate, destroying the rural character of the centre of our village forever.</p> <p>In a heritage report privately commissioned by interested villagers from an SODC recommended consultant, it is reported '... The viewing experience across these open spaces is also important to people's experience of the area and understanding its origins'. Clause 132 of the National Planning and Policy Framework states clearly that when considering a heritage asset, 'significance can be harmed or lost through '...development within its setting'</p> <p><b>Environmental Considerations</b> Your report does not set out adequately how it is prepared to identify and assess significant environmental effects. It is regrettable that the agricultural land of the NP selected site has recently been downgraded from Grade 1 to 2 by lack of use. However, your sustainability appraisal should pay particular attention to preserving grade 1 and 2 agricultural land. Point 17 of the NPPF states 'Allocations of land for development should prefer land of lesser environmental value..'</p> <p>The inevitable lighting that would accompany a development would affect the ecology of the area and would change the rural character of the village and many of its listed buildings. This is of concern to most parishioners.</p> <p>Parking for the school, which is what has influenced the NPC in its selected site, should be set against the impact on the centre of our village of increased traffic flow and reduction of safety. An increased</p>	<p>A full list of listed buildings is provided in Appendix 4. Preserving village character is covered by objective 14.</p> <p>There will be an opportunity to comment on the site assessments and draft policies (including site allocation) at a later date.</p> <p>Noted.</p> <p>Soil quality is included in objective 2 <b>Objectives in relation to ecology and soil will be updated in line with recommendations from Natural England (above)</b></p> <p><b>Light pollution will be added to objective 5</b></p>
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	<p>volume of traffic so close to the school cannot provide a 'safe and suitable access to the site for all people ' required in NPPF guidelines.</p> <p>Biodiversity - owls are heard every night, seen flying over the NP selected site and roost in an old barn on the eastern side. Bats are prevalent on all three sites yet they have not noted on the NP selected site, as are slow worms. Deer and foxes are frequently seen.</p> <p>Tourism - it is worth noting that point 28 of the National Planning Policy Framework states that to promote a strong rural economy local and neighbourhood plans should "support sustainable rural tourism...that benefit businesses in rural areas, expansion of tourist and visitor facilities'. It should be included in your report that the money that Midsomer Murders and other filming brings to the village benefits the parish council who can then use it for village amenities such as contribution to the cricket nets. Extra income is also obtained for the pub, shop, post office and church from the coach loads of tourists who look around the village. All this will stop if the 'clean shots' without the noise and views of new housing are no longer available here.</p> <p>I would like to strongly recommend that this SA Scoping report should be the subject of reappraisal and revision.</p>	<p>There will be an opportunity to comment on draft policies (including site allocation) at a later date</p> <p>Biodiversity is included in objective 1. There will be an opportunity to comment on the site assessments at a later date.</p> <p>This is covered by objectives 14 and 16.</p>
<p>Warborough</p>	<p>We were again surprised to learn of this report consultation through neighbours.</p> <p>We referenced in our previous letter our great concern that this Neighbourhood Plan has evolved without independent analysis on all the village sites that are under consideration for Warborough. Now the process of review with the consultative bodies of Heritage, Natural England and Environment Agency is underway perhaps you can look to reassess all the sites in the site assessments.</p>	<p>The distribution of the document followed specific guidance from SODC and as a result document was sent to all statutory consultees. In addition, optional distribution to 'affected organisations' resulted in it being sent to the PCC, School governors and adjoining parishes. For purposes of rigour, notice was also placed on the Parish website, and referenced on all village notice boards.</p> <p>Noted.</p>

	<p>We must say we found this document confusing. We are not familiar with such documents and we felt there was little instruction to give guidance as to how we might best review and respond to it. We have however looked at the overall Sustainability Objectives towards the back of the document and have made comment below. We hope this is the correct approach to take.</p> <p>We noted when we read through the Sustainability Objectives of the Neighbourhood Plan that some policies appear to be contradictory and inconsistent with your selection of Six Acres as the preferred site.</p> <p>Comment on the Objectives</p> <p>Environmental</p> <p>Biodiversity</p> <p>1/ To conserve and enhance biodiversity</p> <p>- We have nothing to add to this objective apart from comment as you move through the other steps of the Sustainability review please ensure rigorous analysis on all sites. We were passed a hard copy of The Hedgerow Survey that was completed for all the sites. The Six Acres Hedgerow survey referred to a BTO (British Trust for Ornithology) survey and mentions Wren, Starling, Blackbird, Robin, Chaffinch, Great Spotted Woodpecker, Song Thrush, Mistle Thrush and Chiffchaf. We as well as other neighbours bordering the site who walk dogs daily have spotted the following birds; Barn owls, Cuckoos and Grey Partridges. Bats are also commonplace and attracted by the water from the Culvert and the high tree and shrub line. We have seen Bats all along Thame road following the culvert line through the village.</p> <p>Enhance openspaces and countryside</p> <p>2/ To improve efficiency in land use and to conserve and or enhance open spaces, greenbelt and country side in particular those areas designated for their landscape importance, minerals, biodiversity and soil quality</p>	<p>There will be an opportunity to comment on draft policies (including site allocation) at a later date</p> <p>There will be an opportunity to comment on the site assessments at a later date</p> <p>Views form part of the character assessment which is covered in objective 14. Soil quality is included in objective 2. Objectives in relation to ecology and soil will</p>
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	<p>We would like to see added to this objective the preservation of sites with important public views. We would also like the Objective to include the preservation and maintenance of the areas directly surrounding and impacting on the Conservation area. There should be great importance in preserving Grade 1 and Grade 2 Agricultural land.</p> <p>Pollution 5/To reduce harm to the environment by seeking to minimise pollution of all kinds, especially water, air, soil and noise pollution</p> <p>We would like to add to this objective light Pollution. - This village has enjoyed not having street lighting and large car parks that cause considerable light pollution. In fact it was rated from the village survey outputs as being one of the classic features of the village that residents most enjoyed and wished to be maintained as they associate it with the identity of Warborough as a village.</p> <p>Social</p> <p>Traffic 10/ To improve travel choice and accessibility, reduce the need to travel by car and shorten the length of journey Traffic and Road Safety 11/ To ensure development proposals do not exacerbate existing traffic and road safety and where possible improves it</p> <p>To our mind it should not be ‘where possible’ as it needs to improve traffic safety for all residents. - The increased traffic from Thame &amp; Benson coming through the village that is probably caused by new Developments is of great concern to us. When the building in Chalgrove begins and the other projects for Wallingford and surrounding villages we feel the situation will become of even greater concern. We have noted a big increase in lorries and heavy good vehicles coming through the village in recent months.</p>	<p>be updated in line with recommendations from Natural England (above)</p> <p>Light pollution will be added to objective 5</p> <p>It is reasonable to have a minimum requirement of not exacerbating.</p>
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	<p>- We would hope that the traffic situation should not dramatically impact of effect any residents detrimentally including light pollution from car parks and vehicles.</p> <p>Heritage Assets and Village Character 14/ To conserve and enhance the historic environment, including archaeological resources and to ensure that new Development is of high quality design and reinforces local distinctiveness</p> <p>We would like to see added to this objective that any Development should not impact on the linear shape and Heritage of our village and look to enhance the emphasis of village Heritage and linkage with the agricultural history of this village.</p> <p>Thank you for the opportunity to comment on the Scoping Report</p>	<p>Noted. Objectives in relation to heritage will be updated in line with recommendations from Historic England (above)</p>
<p>Warborough</p>	<p>I commend you for the work you have undertaken on behalf of the parishioners of Warborough and Shillingford. It has been a long process and I am grateful for the time and effort you have put in as volunteers.</p> <p>With reference to the above consultation I am concerned that guidance on consultation with the public from the Department for Communities and Local Government (ref ODPM Guidance 2006) has not been followed as they advise, nor via the communication channels you have regularly utilised yourselves to consult with the community to date (notably the community email and parish council website). The consultation announcement was only publicised obscurely on a village noticeboard (a large majority of parishioners, given this means of communication had absolutely no idea there was a consultation until a concerned neighbour posted it on the community email). The draft scoping report, although more recently posted on the parish council website, is not advertised as there for public consultation, nor indeed is it made clear on what we are being consulted.</p> <p>In the consultation document (page 12) it states that there is a Facebook page. However this has not been updated since 6th September 2016, having been set up on 27th August. My recommendation is that this is updated forthwith.</p>	<p>The distribution of the document followed specific guidance from SODC and as a result document was sent to all statutory consultees. In addition, optional distribution to 'affected organisations' resulted in it being sent to the PCC, School governors and adjoining parishes. For purposes of rigour, notice was also placed on the Parish website, and referenced on all village notice boards.</p> <p>Noted.</p>

	<p>Page 12, para 5 highlights the NPSC’s “uncertainty” over whether a Strategic Environmental Assessment was required. I put forward that you were well advised by SODC - it is standard practice for Historic England, Environment Agency and Natural England to be consulted prior to the decision being made by the planning authority as to whether an SEA is required. It was made clear by SODC in their communications with you. SODC sent their draft to the statutory bodies in September 2016 for review. Historic England requested an SEA and you were advised, again by SODC that this is standard practice. Page 12, para 7 indicates that the NPSC is struggling with human resource to meet the demands of producing the Neighbourhood Plan. On reading, the draft report indicates a sense of urgency for additional resource to be co-opted from the Warborough and Shillingford community.</p>	<p>Clarifying response from SODC: Usually at the request of the NPSG or PC, a strategic environmental assessment (SEA) screening opinion statement is provided by SODC. This involves the NPSG or PC submitting a form outlining what, at that point in time, they think their plan will contain and whether they think those proposals will need to be assessed for significant environmental effects. On receiving this, SODC writes a draft opinion as to whether an SEA is required or not. This is sent to three consultees – Natural England, Environment Agency and Historic England. They may or may not agree with our draft opinion. In the event that they disagree with the draft we will revise the opinion accordingly if necessary. Once the opinion is finalised into a statement it will be sent out to the NPSG and PC. Additionally, NPSG’s or PC’s can do an SEA without being advised to, however given the extra work and time it requires, it is prudent to only carry one out if they are advised to do so.</p> <p>In the case of Warborough and Shillingford, my predecessor in neighbourhood planning came</p>
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		<p>to the decision that a Strategic Environmental Assessment was not required in her draft opinion and sent this to the consultees to review and comment upon in September 2016. She left the position soon after and, in the time between her departure and my start date, you (WS-NPSG) chased the screening opinion and, in error, the draft (as opposed to a finished statement) was sent to you before it had been finalised and consultee comments were received and taken into account. This is the source of the misunderstanding on that front.</p> <p>After I started at SODC, I reviewed the draft screening opinion taking into account the comments made by Historic England that explained that they thought one should be carried out. The reasons they provided were quite standard reasons. Often when a site is allocated for a certain number of houses this can trigger the requirement for an SEA in a neighbourhood plan. Usually the number required to trigger an SEA is higher than in this case, however due to the conservation area and potential for archaeology in the area,</p>
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	<p>Your commitment to community engagement is laudable. Further to your Terms of Reference and the DCLG Neighbourhood Plan Roadmap Guide, I would recommend engagement with key parishioners and community groups that have to date not been represented or consulted with by the NPSC. People want to contribute and are willing to join the NPSC; you have an untapped valuable resource.</p> <p>Page 13, para 1 - without being churlish, it was not the NPSC who asked the parish council to sponsor a "Question Time". This was a direct request from the parishioners who attended the NPSC July 6 2016 presentation (page 10). The first draft site assessment was showing considerable subjective bias and was clearly leading to the promotion of one site. It was presented as a fait accompli by the NPSC at that time. The attending parishioners requested an additional session be convened and chaired by a member of the parish council in their governance role. This was discussed and agreed at the parish council meeting that immediately followed the NPSC presentation (06.07.2016).</p> <p>Further to this, I would advise a revisit of the site assessments that were undertaken by various members past or present of the NPSC (page 10 highlights key events and page 16 steering group members). Site assessments were undertaken in the summer of 2016 when there had been a critical change of NPSC members. I would seek reassurance from the NPSC that the site assessments were conducted with acceptable scientific rigour by the designated team who visited all the sites and</p>	<p>Historic England considered that the allocation triggered the requirement for an SEA. After some further clarification of their comments, I agreed and altered the screening opinion statement conclusion accordingly. I advised you about the change and requirement to do an SEA in an email on the 23 December 2016.</p> <p>There will be opportunity to comment on the consultation document in due course.</p> <p>The format of a "Question Time" was proposed and agreed, as minuted, at the NPSC meeting on 08/07/2016.</p> <p>There will be an opportunity to comment on the site assessments at a later date</p>
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	<p>moderated in accordance with accepted practice for environmental impact assessments (and further reference to Community First Oxfordshire’s advice).</p> <p>Biodiversity (page 17, 65) – you miss the bat population, woodpeckers, kestrels, slow worms.</p> <p>Fish and chips van (page 35) – really?</p> <p>Cultural Heritage (pages 35 to 38) – the Quaker history is missing, pretty major given the founding fathers of the USA and their link to Warborough!</p> <p>Education (pages 41-42) – bit of a red herring. Breakfast and after school clubs do not have an impact on traffic flow. Staff parking is an issue for ancillary staff (e.g. School Sports Partnership PE teachers) where required attendance at the school is time limited (two to three hours per week on average). There is ample parking within safe and reasonable walking distance from the school. Pupil cohort is within 10% of PAN and the demographic is rising so the school is well placed in the foreseeable future (Oxfordshire CC). Policies – the appendices to the draft policies promised to the community in December further to the November 30th 2016 consultation exercise have still not been appended (despite assurance by the NPSC at the PC meeting in December 2016 that they would be uploaded within the week). The community is still not in a position to make a considered view about policies linked to the Warborough and Shillingford Neighbourhood Plan.</p> <p>Section 4 of the report (pages 54-56) does not make reference to the linear character of the village, with open green spaces further defining that character. Agricultural land is missing (particularly the consideration of grade 1 and 2a agricultural land). The heritage statement does not make sense. In terms of economy, home working is already nearly three times the national average and there are viable employment opportunities in every employment group within 10 km of the parish (reference 2011 census, error to be amended page 49 of the report).</p> <p>The report focuses on a sustainability appraisal but I see no reference to an Environmental Assessment. I would expect this to be included in the scoping consultation.</p>	<p>There will be an opportunity to comment on details of site assessments at a later date</p> <p>Chapter 3.9 will be expanded to add in references to Quakers</p> <p>There will be an opportunity to comment on draft policies (including site allocation) at a later date</p> <p>Objectives in relation to ecology and soil will be updated in line with recommendations from Natural England (above)</p> <p>There will be an opportunity to comment on the Environmental Report at a later date.</p>
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## 5.8.2 Pre-submission Consultation Neighbourhood Plan and Sustainability Appraisal Report:

### I. Log of Statutory Consultees, Organisations & Landowner Submissions

Reference number	Statutory Consultees:
ES003	National Grid - Bevins
ES005	Lynette Hughes OCC E&E
ES006	Robert Lloyd-Sweet HE
ES007	Thames Water Planning Policy
ES009	SODC
ES011	Natural England
Reference number	Organisations/landowner:
ES008	Six Bells Pub / Hickey (landlord). Included in Statutory Consultees process
ES010	Coalition of 7 local households (residents and [REDACTED]) calling themselves 'Save Warborough as a Village'. Included in residents' feedback process.
ES011	Homes and Communities Agencies
ES001	Jolande Bowater - Rectory Homes (6Acres site)
ES002	WardelArmstrong/Ellis/Leavesley (Upper Farm site)
ES004	Carter Jonas/Welbeck Land/Bacon (Plough Field Site)
GH072/73	Thirkettle, [REDACTED] (Cuckoo Pen sites)

### II. Organisational and Landowner Submissions

Statutory Consultee comments are summarised in section 4.6.3 I and are available [here](#).

Comments from organisations are available [here](#) and summarised in section 4.6.3 II.

Comments from organisations representing sites are available [here](#) and are summarised in section 4.6.3II.

Below are extracts from submissions received from residents who are also landowners, whose views were also incorporated in the resident's feedback process.

Sue Thirkettle, Cuckoo Pen Sites

#	Source	Extracts of Submission Comment	Ref	Response Summary
1	Page para 1 to para 8//Page 2 para 4 to para 5//Page 4 para1//Page 9 para &6//	<p>The inclusion of policy H4 (which allocates a site for up to 36 new dwellings) within the draft WSNP is in contradiction of Policy H10. In addition, due to its impact on the adjacent conservation area and heritage assets it is contrary to Core Strategy CSEN3 (historic environment and historic heritage assets will be conserved and enhanced) and LP Policy CON5 (the setting of listed buildings), CON7 (affect on conservation area) and C4 (landscape setting of settlements). ...The local plan aims for sustainability by ensuring that the majority of development in the area is to be located in and around towns and larger villages where there is easy access to infrastructures and services and employment opportunities exist. This is a strategic issue and therefore the WSNP cannot meet the basic conditions as it fails to meet the strategic requirements contained in the development plan.... WSNP does not meet the basic conditions of a NP as set out in sections d) and e) Paragraph 8(2) of Schedule 4B to the 1990 Act in that it doesn't contribute to sustainable development and is at odds with the vision for small villages as set out in the Local Plan/Emerging Local Plan//that policy H4 itself is in contravention of: Local Plan 2011 Policies: G2, G4, G6, C1, C4, C5, C7, C9, CON5, CON7, CON16, EP3, D1, D2, D3, D4, D5, D6, D7, D10, D12, H4, H6, T1 Core strategy Policies: CS1, CSS1, CSM1, CSEM1, CSH3, CSH4, CSR1, CSR2, CSEN1, CSQ3, CSQ4, NPPF Policies: Para 7, Para 8, Para 14, Para 17, Para 56 – 58, Para 61, Para 64, Para 65, Para 109, Para 110, Para 112, Para 113, Para 118, Para 120, Para 123, Para 125, Para 126, Para 127, Para 128, Para 129, Para 131, Para 132, Para 133, Para 134, Para 135, Para 136, Para 140, Para 150, Para 151, Para 152, Para 155, Para 156, Para 157, Para 184//H1 It is not clear what is meant by 'Development Plan'./WSNP Policy H4 appears to conflict with the following NPPF Policies: Para 7, Para 8, Para 14, Para 17, Para 58, Para 59, Para 61, Para 64, Para 65, Para 66, Para 109, Para 110, Para 112, Para113, Para 118, Para 120, Para 125, Para 126, Para 127, Para 128, Para 129, Para 131, Para 132, Para 133, Para 134, Para 135, Para 136, Para 140, Para 150, Para 151, Para 152, Para 155, Para 157, Para 184. It also appears to conflict with SODC Local Plan 2011 Policies: G2, G4, C1, C4, C5, C7, C9, CON5, CON7, CON16, EP3, D1, D2, D4, D5, H6. and to conflict with SODC Core Strategy Policies CS1, CSS1, CSM1, CSEM1, CSH4, CSR1, CSR2, CSEN1, CSEN3, CSQ3, CSQ4. In particular, CSR1 states: i)W&amp;S is designated a small village by SODC ii) Small villages are not required to allocate any Sites for development iii) This Core Strategy recommends infill as the strategy for small villages WSNP Policy H4 appears to conflict with SODC Local Plan 2032 Policies H10, H18, ENV1, ENV6, ENV9, ENV12, DES1, DES2. In particular, SODC emerging Local Plan 2023 recommends: i) Infill as the preferred development sites for small villages, ii) But if any sites are selected in small villages these should be limited to development of 10 dwellings or less (Policy H10 of SODC Local Plan 2032) The WSNP Policy H4 appears to contravene the Listed Buildings and Conservation Areas Act 1990: Section 66 and 72//</p>	Policy general	<p>The Basic Conditions statement will show compliance of the WSNP. Also, see resident Theme 8 response.</p>

#	Source	Extracts of Submission Comment	Ref	Response Summary
2	Page 2 para 1 and para 6//Page 13 para 6 to Page 14 para 1//	WSNPSC is not a fair representation of the village and excludes people living around the chosen 6A site whilst including members living around all other sites. This should be made clear...Parishioners living around the Six Acre site have not been allowed to join the NPC...elements such as Plan objectives, SA, site allocations and draft policies have been refined in response to feedback from residents and landowners.' Where is the evidence of this in relation to heritage concerns, impact on views, flooding etc in relation to 6A? 3 Please evidence the statement 'At each stage the emerging Plan was refined in response to community input'. Responding to community input is not apparent, particularly bearing in mind SODC feedback from the RH first application which supported many of the concerns expressed by parishioners...Please evidence 'The WSNP Steering Committee has taken advice from SODC to ensure consistency with the SODC Core Strategy and that all relevant legislation and policies identified as relevant and necessary by SODC have been incorporated in the WSNP process'//	The SC representation of the village	See Residents Theme 1,14,16 & 17 responses, the Basic Conditions Statement and The Consultation Statement.
3		Recommendations in the NP do not reflect majority views of Community Questionnaire report...Consultation was limited and designed to exclude elements of the population by meetings during the day/early evening for which short notice was given, limited consultative documents etc. The only fully inclusive consultation was the original Scoping Survey and the Community Questionnaire, delivered to all households, and this has been selectively ignored ...The draft NP does not reflect the wishes of representation of the whole village. Please correct this accessible, fair consultation has been extremely limited, and the results obtained there from largely ignored. Instead reliance has been placed on a poll which reputedly showed "90% support for the Site selection". The facts are that this poll was taken at a meeting which was the first opportunity for villagers to review the plan policies (with a link to the web site with this detail published on 28th November) inviting people to review the Policies and the draft SA//	The village questionnaire	See Residents Theme 2 and 3 responses and Consultation Statement.
4	Page 2 para 7 & 8//	I SAR shows how the WSNP objectives and policies are sustainable.' WSNP contradicts its own policies (H4 for example) and therefore cannot be sustainable. 'Warborough and Shillingford being identified as unsuitable for an allocation of development' contradicts what the NPSC has consistently told the village. Please explain why this has not been specifically highlighted to the village, and why the NPSC have opted to produce a NP which identifies a single, controversial site for development. li CIL payments for short term gain do not warrant the permanent detrimental impact on the historic centre of the village//	H4 Impact general	I See Residents Theme 3, 5, 6, 11-18 responses, Consultation Statement and SAR. li See residents theme 18 D

#	Source	Extracts of Submission Comment	Ref	Response Summary
5	Page 2 para 2&3//Page 8 para 1 to 6//Page 14 para 4//	<p>I allocation of the Six Acre site does not meet the following objectives: 2, 3, 4, 5, 6, 8, 10, 11 and 12, and 1, 7 and 9 are dubious...It is incorrect to state that no suitable sites of up to 10 dwellings were forthcoming... CPP could deliver this as some of the layouts in my presentation indicated. The NPC interpretation was that the village wanted the whole allocation on one site. CPP could also accommodate this//As rightly stated, for a small village there is no requirement for a site to be allocated...There is no reason therefore, to allocate a site under this policy...Allocation of Six Acres under this policy does not comply with Policy H10 of the emerging Local Plan...Evidence that the Site Assessment process per the Sustainability Appraisal Report is flawed ...on Page 25 of the NP, WSNPC can only 'hope' that allocating the 6A will deliver sustainable development from the perspective of how the site sits within a spatial strategy...This does not meet basic condition requirement (d) of Paragraph 8(2) of Schedule 4B to the 1990 Town and Country Planning Act.//</p> <p>ii 6 last sentence states that "the strategic site evaluation has identified that a single site may be suitable subject to a more detailed evaluation either through master-planning work or a planning application". However, the recent planning application (which was withdrawn) suggests that this approach is deeply flawed as it met with a number of objections from the LPA and was clearly contrary to a number of strategic policies within the Local Plan//</p>	Site allocation re: SODC emerging Local Plan	<p>I The WSNP provided every landowner with the opportunity to submit plans and information which could be assessed as part of the TSA process. The substantial material submitted by this landowner has been carefully considered. Where possible impacts and deliverability concerns have been ruled out. The Basic Conditions statement will show compliance of the WSNP.</p> <p>li Amendments to the 6A plan have been submitted, reflecting responses to concerns raised. It has not been withdrawn.</p>
6	Page 4 para 2 to Page 5 para 1//	<p>The definition of 'Built area' appears to be in contradiction of the Community Questionnaire and feedback from it where reference was made to 'Village envelope' and was deemed to include the farmyard and Cuckoo Penn residence in the north, both of which appear to be excluded under this definition...Where is the justification for introducing new boundaries which specifically exclude sites capable of providing development of the size and scale the Community Questionnaire identifies the village wants? There has been no information specifically highlighting the implications of this very important change. ...Built area should be defined to include Cuckoo Penn, Cuckoo Penn Paddock and Upper Farm farmyard in the north of the village, the areas up to the tracks adjacent to the last buildings in the village//</p>	Underlying information	<p>Policy re-worded in line with Statutory Consultee feedback.</p>
7	Page 5 para 2 to 6//Page 6//Page 7//Page 12//Page 15 para 1&2//	<p>I Development causing 'physical damage' to any existing property, listed or otherwise, should not be supported. A statement specifically referring to listed buildings and heritage assets in relation to this is unnecessary and nonsensical...Footpaths through the village are adequate for a rural village ...Supporting improvements to services or facilities is different from having concerns about them, the two should not be confused//It is sufficient for Policy H2 to state that on proposals for 10 or more dwellings for residential development a mix of dwelling types and sizes must be provided.//References to housing need identified in the Community Questionnaire should be treated with caution. No definition of 'housing need' was provided and was therefore answered by those who wish to move (myself included) in addition to those in genuine 'housing need'...To genuinely meet the needs of Warborough and Shillingford residents more detailed research needs to be undertaken.//</p> <p>iiH 6...this policy is in danger of urbanising the village. There are adequate pedestrian links throughout the village, //</p> <p>iii SAR page 38 states that 'Option 1, do nothing' performs better than 'Option 2, 5-10%growth' but does not offer any of the 'possible' positive effects that allocating a site 'could' bring. The following page, P39, refers to a</p>	Other	<p>I Policy h2 re-structured. li Footpath comment not supported by evidence. No change lii SAR wording updated.</p>

#	Source	Extracts of Submission Comment	Ref	Response Summary
		site which brings 'clear benefits' without making clear how the uncertainty of P38 suddenly becomes certainty...SAR page 40 incorrectly states that 6A is not as large as most sites put forward. It is larger than UF and both CP sites but smaller than PF and RB//		
8	Page 8 para 7 to Page 9 para 2//Page 15 para 3&4//	<p>I EA maps show that Thame Road alongside Six Acres and the fields adjacent to the site are liable to emergent groundwater flooding...has not been taken into account...Where is the justification for the statement 'there is no impact on open view beyond the site'? ...Statement that Ecology, arboriculture and archaeological surveys indicate no issues is contradictory to that in the Sustainability Appraisal...Endorsement, if it existed, for a proposal to allocate a site through a policy in the WSNP which does not meet the vision or aspirations for small villages as set out in the Emerging Local Plan and therefore does not meet the basic conditions of a NP as set out in Paragraph 8(2) of Schedule 4B to the 1990 Town and Country Planning Act, would be meaningless.</p> <p>li As it is, the event referred to on P26 was not available to or attended by everyone in the village, was ambiguous.</p> <p>SAR page 40 also states 'the steering committee has engaged positively and consistently with all landowners'. As one of those landowners this has certainly not been my experience...</p> <p>The site assessments within the SAR appear to be arbitrary. The attached document Summary and Comparison of Technical Site Assessments shows all comments made by the WSNPC on the sites in a comparative form, with additional comments highlighting the inconsistencies and apparent bias in those assessments. As there is no requirement for a site allocation they are strictly superfluous. If, despite this, site assessments are to be used for any reason they should be carried out by suitably qualified, impartial professionals to avoid the problems highlighted.//</p>	The assessment process [site] conclusion	<p>These claims are not supported by substantial local knowledge or professional submitted for the 6A site (eg flood risk assessment, soakaway, Visual Impact assessment etc). The Basic Conditions statement will show compliance of the WSNP.</p> <p>li See Consultation Statement and TSA.</p>
9	Page9 para 4//	Speeding not parking is the biggest traffic concern in the village. Thame Road by the school is of particular concern, ...An access road to the 6A site will exacerbate the problem.//	H4 impact on traffic	See Resident Theme 14 & 15
10	Page 11//Page 14 para5//	<p>I The conditions in Policy H5 are overly constrictive and therefore do not appear to support the largest proportion of responses from the village survey for an infill only or infill and other development strategy.</p> <p>li The sub sections a to c could be simply replaced by a general link to Policy VC1, VC2 and VC3 and National Planning Guidelines// SAR page 33 identifies two growth options, 1, do nothing c2% growth, and 2, site allocation, 5-10% growth. Nowhere is there consideration of infill plus other identified in the CQ which would be capable of delivering c5% growth//</p>	Preferr ed Growth Strateg y	<p>I See restructured policy h3</p> <p>li See Resident Response Theme 9 and SAR Growth Strategy</p>

#	Source	Extracts of Submission Comment	Ref	Response Summary
11	Page 13 Para 1 to 5	whole document it is debateable whether the SAR meets the statutory requirements of a SEA...SAR does not set out how it has identified and assessed significant environmental effects, how potential receptors were identified and classified in terms of sensitivity or value nor does it define criteria for the probability of an effect occurring...The SAR does not define how cumulative, secondary or synergistic effects in relation to each issue were evaluated, such evaluation being required by the ODPM 2006 Guidance...Annex 1 of the SEA Directive requires mitigation measures to be considered. It is unclear why the SAR does not include an equivalent version of Table 6.3 after mitigation measures are applied, because ultimately as an SEA that is what needs to be assessed, ...Major aspects of the SEA are flawed and it does not comply with its legal requirements under European Legislation. Consequently, the SAR of which the SEA is part is also flawed. Failure to comply with EU laws means the Plan does not meet the basic conditions as set out in Paragraph 8(2) of Schedule 4B to the 1990 Town and Country Planning Act. It also does not meet the requirements of Para 8 (2) (d) in respect of sustainable development//	SAR Assessments	Noted and carefully considered. The Basic Conditions statement will show compliance of the WSNP. No change

#	Source	Comment	Ref	Response
1	Page 2 para 1 to 5// Page 3 para 6 to 11//Page 4 paras 15 to 19 plus Footer//	<p>i Residents living near the 6A are not represented on the NPSG. The NPSG is mostly composed of volunteers who live adjacent to or very close to other candidate sites.....this has given rise to inconsistency and bias in the plan preparation, particularly in the Site Assessments//6.</p> <p>ii Repeated FOI requests via the PC for information, particularly correspondence, records / minutes of meetings with landowners and other external parties, and the advice and guidance being offered by external advisers etc have been turned down or ignored....</p> <p>iii Throughout the process the NPSG has carefully staged managed public meetings, and the availability of information on the Parish website...Much of the information imparted at large meetings or via the village e-mail was partial, delivered by strong personalities and in a manner that did not encourage alternative views or discussion. Some villagers felt intimidated at the meetings, and this is apparent on the audio recordings...9. Information from the NPSG especially via the village e-mail has often been misleading, particularly the misinformation promulgated from the very start of the process that the Parish had a mandatory quota of new houses to deliver//</p> <p>iv 16. I experienced intimidation and the threat of physical violence from a NPSG member at the public meeting on September 6th 2016 during a discussion on the site assessment process... It is my opinion that inappropriate behaviour was witnessed on 15th September 2015 during a landowner meeting with NPSG representatives...18. Inappropriate behaviour verging on intimidation in my opinion was witnessed at the Meeting of 30th November when a resident from next to the 6 Acres requested a public debate...</p> <p>v In conclusion it is considered that the NPSG has not undertaken an adequate, accurate, balanced, fair, transparent and inclusive community engagement programme during the preparation of the Plan. This contravenes the Neighbourhood Planning Regulations and the NPPF, and cannot be shown to deliver sustainable development. It does not meet the requirements of Schedule 4B of the Town and Country Planning Act 1990.//</p>	SC representation of the village	<p>I Disagree - See Resident Theme 1</p> <p>li All FOI's requests were responded in consultation with legal advice and Residents Response Theme 3.</p> <p>lii See Consultation Statement</p> <p>Iv This is not a planning matter. Issues of this nature have not been reported to the Chair of the NP or the PC. PC complaints procedures should be employed if appropriate.</p> <p>V See Consultation Statement</p>

#	Source	Comment	Ref	Response
2	Page 3 para 12//Page 6 para 1 to 4//Page 9 parac//	12. The results of the Community Questionnaire are often ignored or grossly misinterpreted to provide justification for plan policies//c) In the survey questionnaire villagers voted overwhelmingly against large developments. Question 28 of the questionnaire clearly states 39% went for infill only, 36% went for a mixture of infill and other, 14% wanted all new developments on other sites, and the rest did not care. ...68% wanting to see less than 20 houses and 87% wanting less than 30 houses...So for the NP to justify a large development of 29 or 36 homes ...on that basis that “anything except infill only” is in the majority, is a particularly perverse interpretation of the survey findings//	The village questionnaire	See Residents Response 2
3	Page 4 paras 13 & 14//Page 12 para q)//Page 13 FOOTNOTE//	l Professional third party reports on technical matters commissioned by members of the community appear to have been ignored and dismissed... li The consultation on the scoping report for the Sustainability Assessment was very poorly communicated with the Community. The Remark in this section that 92 % indicated support for the neighbourhood Plan policies in the Poll at the 30th November 2016 meeting is a gross distortion of the facts and completely disingenuous...Any comments throughout the Pre-submission draft documents that use this so called poll as community endorsement for the draft policies or the selection of 6A under H4, should be amended accordingly so the true facts are presented as to what the poll was about//q) The comment in respect of “community endorsement” on Page 26 of the Plan is a very disingenuous statement and appears designed to deliberately mislead. The evidence for this statement is not provided, given it is based on a “poll” at the end of the 30th November 2016 meeting which asked for support of a Neighbourhood Plan versus developer led development. A recording of the meeting and the NPC Chair’s concluding remarks makes it quite clear the poll was not for the draft policies, as does an e-mail on the 29th from the NPC communications manager.//Residents living near to the 6 Acres site feel that they have been excluded hitherto from the consultation process//	The SC communication	l The Assessment Panel carefully considered all material submitted, including information received as a result of the Pre Submission consultation – see updates to TSA. li See Consultation Statement and Resident Response 1. No action.
4	Page 7 para 1 to 6//Page 9 para f)//	It is unclear what the “Development Plan” referred to in this policy is. We have the SODC Local Plan and a Neighbourhood Plan but what is the “development plan...This Policy will also restrict infill (despite it being the Village preference) as it excludes development of paddocks and disused agricultural buildings (for unspecified reasons)...Whether development sits comfortably and sympathetically within the overall built area of the village and its rural landscape will be a highly subjective assessment and very open to misuse by those making the judgement if personal agendas, likes and dislikes hold sway. At the least, the NPC should seek impartial expert advice in respect of this condition and its wording, to ensure that the Policy is effective, but fair and not open to abuse.//f) SODC housing aspirations can be met by the “infill only” option.//	Preferred Growth Strategy	Noted. See Resident Response 9. See reworded Policy H3 and VC1.
5	Page 7 para 8 to 10//Page 9 para e)//	The first paragraph under “justifications” in respect of “Impact on Heritage Assets” on Page 20 of the plan would suggest 6 Acres site should NOT be allocated because of the impact on the settings of the surrounding heritage assets as identified by several expert and impartial third parties...The second paragraph states “it is not possible to protect views of or from any Heritage Asset or listed building”. This is a particularly questionable and bizarre remark. ...The section further down Page 20, still being presented as justification for Policy H1 states that there is a clear 95% mandate that “protection of landscape and “development in keeping” followed by the need to “retain the rural character and spirit of the villages” are of highest importance for the village.... A mix of infill and small sites will deliver these preferences to a much greater extent. The NPC should modify its recommendations accordingly and remove Policy H4//evidence base does	H4 heritage impact	See Resident response Theme 16 and reworded policy H2

#	Source	Comment	Ref	Response
		not appear to support the case that the harm to the village in respect of heritage assets is outweighed by the public benefit //		
6	Page 9 para a) to b) and para d)	The draft NP acknowledges that W&S is “classified as a smaller village where large scale development is not normally considered appropriate”. The draft NP declines to mention that “large scale” is defined by SODC as more than 10 houses//20 of the 29 dwellings would be classed as Family Homes or Larger Family homes (3 being affordable 3 bedroom family homes) whereas the survey responses identified that respondents considered Warborough and Shillingford need starter homes, affordable housing and homes for elderly//	H4 housing mix	See Resident response theme 12
7	Page 10 para g)//Page 11 para k) to para o)//Page 12 para p)//	<p>i It is incorrect to state on Page 32 of the SAR that “no suitable sites for up to 10 dwellings were forthcoming”....clear from the landowner presentation (on the Parish website) and a meeting that the owner of Cuckoo Penn Paddock Site offered two options for 10 houses (amongst other options)//</p> <p>ii In SAR 6.4.1, it is inappropriate, in an objective and independent piece of analysis, to draw the conclusion that the development of the 6A Site will “protect the essential character which villagers hold so dear” given a good proportion of Villagers objected to the recent Planning Application for the Site//The conclusions about 6 Acres drawn on Page 40 of the SAR report at points 1 to 7 are all subjective...m) The conclusion on Page 40 of the SAR in the paragraph commencing “Although 6 Acres is not as large...” is not supported by evidence. Specifically, the sentence starting “Consultation feedback shows that the potential developer is prepared to provide the school parking contribution, modest density and high design and landscaping specifications within the scale of the scheme which indicates that a potential allocation can deliver what we both want and need as a community and that appropriate policies can be developed to manage these aspirations” is contrary to the preferences from the Village survey which is used to support the NP. ...conclusion on Page 41 of the SAR that the selected Site delivers benefits without overwhelming services does not balance this conclusion with any reference to the impact on local residents.</p> <p>iii The 6 Acres site was determined as “edge of settlement” as a reason for refusal in previous planning applications and the site’s aspect in relation to the settlement remains unchanged.//p) Justification for Policy H1 on Page 21 of the Plan states that there is a clear 95% mandate that “protection of landscape and “development in keeping” followed by the need to “retain the rural character and spirit of the villages”. ...., the clear and strongest preferences for the village combine to raise a significant barrier to the NPC proposing the development of a housing estate in Six Acres, with associated car park in Policy H4//</p>	The assessment process [site] conclusion	<p>i No information to substantiate the claim that the site would be limited to 10 houses has been received. The TSA seeks to identify the most sustainable site and that has not been demonstrated for CP.</p> <p>ii noted; disagree; no change</p> <p>iii see resident response 16 and updates in TSA</p>

#	Source	Comment	Ref	Response
8	Page 9 para h) to para j)//Page 12 parapara r) to t)//	<p>i Up until this consultation, the NPC had not given parishioners clear and unambiguous advice that under Local Plan CSR 1 small villages (of which W&amp;S is one) do NOT have larger development allocations and small villages should goal infill strategies...parishioners should be given now an opportunity to feedback on whether they support a) 29 houses on 6 Acres plus whatever infill comes along, b) infill only, or c) a mix of infill and small development (such as up to 10 houses on CPP...</p> <p>ii) 6 Acres has had a number of planning applications refused for heritage, visual, landscape and edge of settlement reasons...</p> <p>iii .j) The colour coding of the various options in Table 6.3 of the SAR report do not appear to stand a test of objectivity. Whilst the Table has been prepared “without consideration of any mitigation offered by landowners or developers” (final paragraph, p.35) it still looks like the Table has been prepared with an outcome in mind...This Table should be re-scored by an expert panel for an objective analysis.// r) The presentation of the site assessment outcomes for each category separately in Appendix 2 of the SAR is potentially misleading because one cannot easily compare the comments on each site side by side A separate table called Summary and Comparison of Technical Site Assessments has been prepared to allow direct and easy comparison of the Site Assessment scoring and comments for each site in each technical category. This is a powerful comparison tool and it is clear from the table and the comments that there is a strong evidence base that the scoring is flawed, inaccurate and partisan in favour of 6 Acres. The SAR and the Justification and Evidence provided for H4 in the Plan informed by the SAR and the Technical Site Assessments does not objectively assess the impact of H4 on the village. Under these circumstances it cannot deliver sustainable development as required by the NPPF and Neighbourhood Planning Guidance...s) Even the NP itself recognises that allocation of the 6 Acres cannot necessarily deliver sustainable development. Paragraph 1, Page 25 of the NP hopes the site is sustainable. Schedule 4B, Para 8 (2) of the Town and Country Planning Act One sets out the basic conditions a NP has to deliver. Item (d) is that “the making of the order contributes to the achievement of sustainable development”. The “hope” that the site is sustainable simply does not qualify //</p>	The assessment process	<p>I Disagree – see resident response 9. No information to substantiate the claim that the site would be limited to 10 houses has been received.</p> <p>li see resident response 16 and 4 and updates in TSA</p> <p>lii noted; disagree. The Basic Conditions statement will show compliance of the WSNP.</p>
9	Page12 para u) to Page 13 para y)//	General citing of NPPF, SODC Local Plan, SODC Core Strategy Policies & Listed Buildings and Conservation Areas Act//	Policy - general	The Basic Conditions statement will show compliance of the WSNP.
10	Page 13 CONCLUSION	It is submitted that the site allocations policy in the WSNP does not accord with the vision or aspirations for small villages as set out in the Local Plan/Emerging Local Plan and that, therefore the WSNP does not meet the basic conditions as set out in Paragraph 8(2) of Schedule 4B to the 1990 Town and Country Planning Act”. //	Site allocation re: SODC emerging Local Plan	The Basic Conditions statement will show compliance of the WSNP.
11	Page 14 in total//	General comments about drafting, wording and clarity//	Other	Noted.

#	Source	Comment	Ref	Response
12	<p>Page 15                      Consultation//Page 15&amp;16                      Requirement to Signpost//Page 16                      Significant Environmental Effects//Page 16                      Mitigation to be Considered//Page 17                      Heritage, Landscape and Visual//Page 17                      CONCLUSION//</p>	<p>Article 5 of the SEA directive requires the public to be given an “effective opportunity.... to express their opinion” and by any measure this does not apply to the scoping opinion consultation. In this respect, I believe the SEA scoping does not meet its statutory requirements and so therefore neither does the SEA//ODPM SEA Guidance (ODPM 2006). Clauses 4.6 and 5.C.3 of ODPM 2006 state that if the environmental report (SEA report) required by the SEA directive is included in an assessment report of the wider effects of the plan such as the Sustainability Appraisal Report (SAR) the NPSG has prepared, then the overall report must be very clearly signposted ...there is no signposting whatsoever through the body of the SEA report to show where its components meet these legal requirements...Therefore, as an SEA the SAR does not meet its legal requirements.//</p> <p>The SAR does not set out how it has identified and assessed significant environmental effects...without a defined environmental assessment framework and significance criteria, Table 6.1 Page 36 has no logical basis...The Technical Site Assessments were not undertaken within a defined environmental assessment framework ...The SAR does not define how cumulative, secondary or synergistic effects in relation to each issue were evaluated, such evaluation being required by the ODPM 2006 Guidance...Therefore, as a SEA, the SAR does not meet this legal requirement//SEA Directive requires mitigation measures to be considered...the SAR does not include an equivalent version of Table 6.3 after mitigation measures are applied...SEA components of the SAR in respect of mitigation measures do not meet the SEA directive requirements//It is understood that the main driver identified by SODC in screening the NP as requiring an SEA, was the potential significant Heritage, Landscape and Visual effects of Plan Policy H4....these aspects of the NP, appears not to have been undertaken in anything like the required detail, or in an objective and impartial way...These assessments appear to have been made in the complete absence of any assessment structure and significance criteria such as receptor value and sensitivity...on Page 46, there is the completely unfounded statement that mitigation will “minimise” the impact. The fact is environmental assessment of the mitigation measures themselves has not been undertaken...Appropriate SEA has just not been undertaken and included in the SAR report, even if it could be identified in the absence if signposting.It is most unlikely that this aspect of the SEA (if indeed it amounts to an SEA at all) will be acceptable when it comes before Historic England, SODC and other conservation bodies//Major aspects of the SEA are flawed and it does not comply with its legal requirements under European Legislation. Consequently, the SAR of which the SEA is part is also flawed. Failure to comply with EU laws means the Plan does not meet the basic conditions as set out in Paragraph 8(2) of Schedule 4B to the 1990 Town and Country Planning Act”. It also does not meet the requirements of Para 8 (2) (d) in respect of sustainable development//</p>	<p>SAR                      Assessment                      s</p>	<p>See Consultation Statement and SAR. The Basic Conditions statement will show compliance of the WSNP.</p>

III. Log of Resident Submissions

No	Name	Address	Documents	Pages	For/ Against
D01	[REDACTED]	[REDACTED]	1	1	For
D02	[REDACTED]	[REDACTED]	1	1	For
D03	[REDACTED]	[REDACTED]	1	1	For
D04	[REDACTED]	[REDACTED]	1	1	For
D05	[REDACTED]	[REDACTED]	1	1	For
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D07	[REDACTED]	[REDACTED]	1	1	For
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D21	[REDACTED]	[REDACTED]	1	1	For
D22	[REDACTED]	[REDACTED]	1	1	For
D23	[REDACTED]	[REDACTED]	1	1	For
E002	[REDACTED]	[REDACTED]	1	1	For
E003	[REDACTED]	[REDACTED]	1	2	other
E004	[REDACTED]	[REDACTED]	1	1	For
E005	[REDACTED]	[REDACTED]	1	1	For
E007	[REDACTED]	[REDACTED]	3	10	Against
E008	[REDACTED]	[REDACTED]	1	5	Against
E012	[REDACTED]	[REDACTED]	1	1	For
E013	[REDACTED]	[REDACTED]	1	1	For
E014	[REDACTED]	[REDACTED]	1	1	For
E015	[REDACTED]	[REDACTED]	1	2	For
E016	[REDACTED]	[REDACTED]	1	1	For
E017	[REDACTED]	[REDACTED]	1	1	For
E018	[REDACTED]	[REDACTED]	1	3	For
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e021	[REDACTED]	[REDACTED]	1	2	For
E022	[REDACTED]	[REDACTED]	3	53	Against
E023	[REDACTED]	[REDACTED]	1		Against
E024	[REDACTED]	[REDACTED]	1	2	For
E025	[REDACTED]	[REDACTED]			For
E026	[REDACTED]	[REDACTED]	1	2	For
e026	[REDACTED]	[REDACTED]	1	2	For
E027	[REDACTED]	[REDACTED]	4	101	Against
E028	[REDACTED]	[REDACTED]	1		Against
E029	[REDACTED]	[REDACTED]	2	3	For
E030	[REDACTED]	[REDACTED]	1	1	For
E033	[REDACTED]	[REDACTED]	1	3	Against
E034	[REDACTED]	[REDACTED]	1	1	For

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E038	[REDACTED]	[REDACTED]			For
E039	[REDACTED]	[REDACTED]	1	2	For
E040	[REDACTED]	[REDACTED]	6	139	Against
E041	[REDACTED]	[REDACTED]	1		Against
E042	[REDACTED]	[REDACTED]	1	1	For
E045	[REDACTED]	[REDACTED]	1	1	For
E046	[REDACTED]	[REDACTED]	1	1	For
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E049	[REDACTED]	[REDACTED]	1	1	For
E050	[REDACTED]		0	0	For
E051	[REDACTED]	[REDACTED]	1	1	For
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E054	[REDACTED]	[REDACTED]	1	1	For
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E058b	[REDACTED]	[REDACTED]	1	2	For
E059	[REDACTED]	[REDACTED]	1	2	Against
E060	[REDACTED]	[REDACTED]	1	2	other
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E062	[REDACTED]	[REDACTED]	1	3	Against
E063	[REDACTED]	[REDACTED]	2	6	Against
E064	[REDACTED]	[REDACTED]	6	156	Against
E065	[REDACTED]	[REDACTED]	1	1	FOR
E066	[REDACTED]	[REDACTED]	1	1	FOR
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GH002	[REDACTED]	[REDACTED]	1	1	Other
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GH017	[REDACTED]	[REDACTED]	1	1	For

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GH051	[REDACTED]	[REDACTED]	1	1	For
GH052	[REDACTED]	[REDACTED]	1	2	Against
GH053	[REDACTED]	[REDACTED]	1	1	For
GH054	[REDACTED]	[REDACTED]	1	1	For
GH055	[REDACTED]	[REDACTED]	1	1	For
GH056	[REDACTED]	[REDACTED]	1	1	For
GH057	[REDACTED]	[REDACTED]	1	1	For
GH058	[REDACTED]	[REDACTED]	1	1	For
GH059	[REDACTED]	[REDACTED]	1	1	For
GH060	[REDACTED] r	[REDACTED]	1	1	Against
GH061	[REDACTED]	[REDACTED]	1	1	Against
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GH064	[REDACTED]	[REDACTED]	1	1	For

No	Name	Address	Documents	Pages	For/ Against
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GH070	[REDACTED]	[REDACTED]	1	1	For
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GH085	[REDACTED]	[REDACTED]	1	1	Against
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GH110	[REDACTED]	[REDACTED]	1	1	For
GH111	[REDACTED]	[REDACTED]	1	1	For
GH112	[REDACTED]	[REDACTED]	1	1	For
gh113	[REDACTED]	[REDACTED]	1	2	Against
GH113	[REDACTED]	[REDACTED]	1	1	Against
GH114	[REDACTED]	[REDACTED]	1	1	Against
GH115	[REDACTED]	[REDACTED]	1	1	For
GH116	[REDACTED]	[REDACTED]	1	1	For

\*part of a collation of 7 household (residents and a landowner) identifying as "save Warborough as a village"

All resident submissions >= 5 pages are available [here](#)

#### IV. Comment Themes from Residents, and Responses

##### 1) Steering Committee representation of the village

Main issues include:

- *Steering Committee members were handpicked*
- *Incorrect numbers of Steering Committee members*
- *Rebuffed offers of help*
- *Outcome does not represent opinion of local community*
- *Composition unrepresentative in terms of location.*

Following the Parish Council decision in September 2015 to create a Neighbourhood Plan, volunteers were sought from the entire community. All who had put their names forward were invited to form a steering committee. No one was excluded. There are no defined numbers for a steering committee; indeed, it was quickly identified that we were short of volunteers to fill a number of key roles.

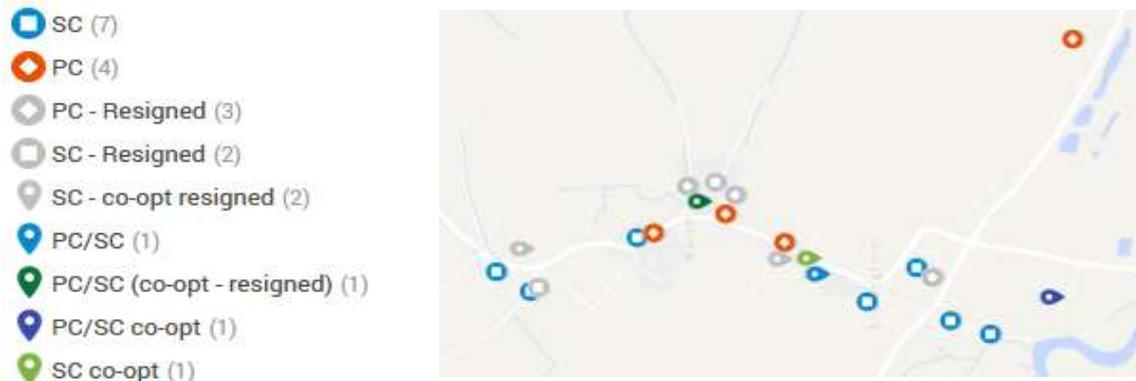
Further appeals went out to the village. No-one came forward to join the steering committee, but a number of parishioners offered to help when required as co-opted members. Membership was detailed in the Terms of Reference published on the website in December 2015.

The committee ensured through detailed declarations of interest that decisions would be transparent and identified for ourselves (minutes – 12 Oct 2015) that we were lacking SC representation from the middle of the village. This was counterbalanced by three Parish Councillors who lived on the Green.

A site assessment panel was formed from the steering committee in May 2016. It was not until 6 July 2016, after our fourth public event - the second discussing site assessment - that additional volunteers offered to join the assessment panel, having identified areas with which they were unhappy. One person in particular, who might have been able to add value through their professional background, was encouraged by the Chair and Deputy separately to email an outline of her thoughts on how she might help. The next contact was 2 1/2 months later, when she said the SC had excluded her from SC meetings. It emerged that there had been a misunderstanding of a discussion at the July Parish Council meeting (not attended by the SC but minuted). The Parish Council took this very seriously; it was discussed and thoroughly minuted at several subsequent PC meetings. CFO advised that the Site Assessment process would likely benefit from continuity in personnel, and no new assessors joined the SA panel. This was explained thoroughly to the parishioner at the time. This issue continued to be brought to several Parish Council meetings. It was given due consideration, all included in the minutes.

One SC member and assessor resigned during the summer of 2016. They were replaced on the SC by two 'helpers' who agreed to formally join the steering committee as co-opted members (i.e. without voting rights). They did not join the site assessment panel.

The consultation statement shows that village consultation has been consistent and extensive, and that the developing NP was tested against village opinions at multiple stages during the evolving planning environment. The NP is representative of the village and is supported by most of the local community. The map below shows the distribution of all PC/NP members since 2016.



**NO follow-up action taken.**

## 2) Village questionnaire

Main issues include:

- *The result of the questionnaire in relation to infill vs sites is open to multiple interpretation and is being used to inform option 1 vs option 2 decision*
- *Questionnaire results are poorly presented - too many different types of graph, colours etc*
- *Questions used too technical language*
- *Results are biased due to response rate and lack of analysis of location/demographic of respondees*
- *Results are being ignored (number of houses).*

The questions within the community questionnaire were developed from the work done in the village workshop event. Where possible questions were framed using non-technical language. If technical language was used it was explained in the questionnaire and/or website links were provided for further information. The steering committee organised drop-in events at the Six Bells public house for residents to obtain help if they required it. In addition, a community volunteer came forward to support immobile elderly residents if needed. Feedback at subsequent consultation events made no reference to the questionnaire using too technical language.

The steering committee, due to the sensitive nature of some of the questions asked within the questionnaire, arranged for CFO to do all data entry and analysis. CFO have produced similar reports for multiple groups. Feedback following the public event publicising the results led to some clarifications and different colour schemes (other than the default Excel ones) that helped further clarify the results. These changes were immediately made by CFO and a revised report produced.

The SC do not have access to the raw data in able to perform any additional analyses. However, a response rate of 59% is good, with the results being able to be taken as indicative, so it was felt that it was disproportionate effort to explore this possibility further.

It is clear that the results from the questionnaire are inconclusive when comparing infill (under half) and sites (under half), with (infill and sites) being able to swing the argument in either direction. It is absolutely incorrect to state that these results have been used to inform the "better option". They were used to identify which options might be acceptable to the village. In particular at the meeting where this was first discussed, it was to justify the next step in the process being a site assessment, because the use of a site could not be excluded by this data. This also needs to be understood in the context of a "jump" in target numbers at the same time from a handful to 5%, which at the time also seemed completely unachievable via infill only.

The questionnaire was one step in an overall consultation process set against a background of changing local and national policy. Throughout the process, all results were considered. The reasoning behind the options presented in the SAR is fully set out within it.

**NO follow-up action taken.**

### 3) Steering Committee – communication

Main issues include:

- *Missing out as not on village e-mail*
- *I live nearby - nobody directly consulted me*
- *Incorrect/cherry-picked/biased information about viability of infill and the local and national planning situation*
- *The Steering Committee stifled debate*
- *Inadequate communication about SASR consultation.*

In addition to 8 public events open to all villagers, and pub drop-in sessions, the SC committee identified multiple mechanisms to engage the Parish and ensure all households had access to relevant information:

- Parish Council website – this was used for all formal documentation e.g. minutes of meetings and consultation documents
- Parish Magazine / maildrops – updates on progress, invitation to public events and community questionnaires were included in the Parish Magazine, either within the magazine itself or as a stand-alone insert. The Parish Magazine is edited and delivered by an independent team of volunteer Parishioners to all households in the Parish. Where documentation needed to be delivered outside the normal magazine delivery windows (e.g. the scoping survey) this was hand-delivered by the SC to every household in the Parish. (Coverage was double-checked via SODC resources detailing all house/streets)
- Community e-mail– this was used to remind people of public events to maximise turn-out.

This communication strategy is consistent with that used by the Parish Council itself, and is one that the community is familiar with. The SC purposefully avoided engaging with much of the discussions that took place on village e-mail. The community e-mail group is managed via a googlegroup and any e-mails sent to it are forwarded to everyone on its distribution list. It is intended for announcements/questions/recommendations etc and many parishioners fed back to the administrator of the group that the volume of NP e-mails generated by group discussions were upsetting them.

To facilitate feedback from the Parish the SC also set up a googlegroup e-mail which might be used to contact them. It was communicated multiple times that we did not have the resource to

engage in individual discussions with Parishioners, but that any representations made via this account would be carefully considered, which they have been throughout. Ensuring accurate information was put into the public domain was important and partly why it was not possible to enter into private conversation with every submission we received.

The group set up a Facebook account. It was identified that public consultation events were well-attended by the older members of our community, and we attempted to engage younger Parishioners via Facebook.

To answer criticisms of lack of information, the PC and NP hosted a 'Question Time' panel in August 2016. Bringing together NP planning experts locally and regionally, it was well attended with extensive documentation published on the website.

A principle of neighbourhood planning is to treat everyone equally and for this reason it was not possible to give special treatment to any one section of the village, although there were multiple informal conversations held to ensure that concerns raised by those residents bordering the allocated site were well-understood and passed onto the developer. These meetings are documented in the consultation statement.

Messages delivered at public consultation events did change. This NP started in October 2015 and during the last two years there have been changes at local and national level that impacted on it. Key changes include:

- SODC emerging local plan with updated targets for small villages
- Loss of 5-year land supply leading to a presumption in favour of development
- Subsequent legislations supporting NPs that allocated site/s where a three-year land supply exists
- Rules on whether planning applications approved before plans are made count towards targets.

During the process, the number of infill sites also increased in number, so that statements made about infill at the start of the process would have been entirely accurate, but inconsistent with information known today. The current situation and reasoning that leads to the identification of the preferred option is clearly and fully set out in the pre-submission consultation documentation.

The consultation on the Sustainability Appraisal Scoping Report was sent to all prescribed statutory consultees and advertised, as required and advised, on Parish Council noticeboards.

**NO follow-up action taken.**

#### **4) Site Assessment process**

Main issues include:

- *6A planning responses demonstrate inadequacy of process*
- *Scoring was subjective/biased/inadequate/inconsistent*
- *Feedback in response to public consultation events has not been incorporated*
- *Disagreement with specific text/'scores'*
- *Conservation area map views ignored*
- *The questionnaire should have asked for people's preferred site.*

As detailed in the technical site assessment documentation, care was taken to ensure that the process was as unbiased and objective as possible. Feedback was sought throughout the process through numerous public consultations and all responses were considered. Changes were made where material errors were identified or new data provided.

Also, an independent report commissioned by a group of respondees concludes that “The statutory framework for the preparation of a Neighbourhood Plan have been adhered to ... the baseline assessment and procedures that have been followed by the Parish Council and the NPSG are compliant with the statutory guidance for the preparation of the Neighbourhood Plan”

Different amounts of information are available for some sites. Every landowner was given the opportunity to provide mitigation, and where this was received, it has been incorporated into the site assessment. Without mitigation being provided, it is not possible to rule out impact. This approach has been discussed with and approved by SODC.

Planning decisions must be based on the relevant factors contained within the technical site assessment, rather than on which site is most acceptable to the majority of the village. The community questionnaire’s purpose was to identify additional ‘non-standard’ factors that are important to the village, which might be included in the technical site assessment. The options presented in the questionnaire itself came out of the group discussions held at the village workshop event.

The Neighbourhood Plan documentation was created in parallel to the Six Acres planning application. We believe the response by Historic England (in section 6.5 of the Technical Site Assessment) to the most recent iteration shows that the site assessment for this site was balanced and adequate.

**Action: A meeting of the site assessors took place on 13 Oct 2017 to consider the content of pre-submission responses. All sites were reviewed in the light of the comments made and the following changes to the Technical Site Assessment were agreed:**

- **Ensure grade of agricultural land included for all sites**
- **Ensure the 20-year old map of historic views in Conservation Area documentation is properly referenced and placed in context for today**
- **Include latest report from Historic England and review to ensure equity of approach to heritage assets (see also theme 16).**
- **Add additional heritage information for Six Acre site: FP7 and dog-walking/trespassing evidence**
- **Add in text to clarify that Six Acre entrance is in conservation area**
- **Add in personal accident injury claim data provided by residents’ report**
- **Add in soakaway test response from Six Acre developer**
- **Reflect OCC transport and archaeology perspectives.**
- **Add clarification of methodology used, in particular in relation to how mitigation was incorporated, and how harm vs benefit was considered.**

## 5) Site assessment conclusion

Main issues include:

- *CP ignored despite landowner promising to do whatever village wanted*
- *Community benefits can be obtained through alternative routes*
- *The conclusion should be one which is a compromise brokered by the Parish Council*
- *The SC should have come up with better solutions to allow all sites to be considered*
- *There should be weighting*
- *Partial allocation of larger site should be considered.*

The site assessment process followed a methodology discussed with SODC and CFO, consultants to the WSNP. All sites that were put forward by landowners have been considered and site assessments updated whenever material errors are identified or new data provided. The methodology did not include weighting of site assessment criteria.

In terms of landowner engagement, there was a thorough process put in place to manage two-way feedback with all landowners on an equal and fair basis (this is documented in section 6.5 of the Technical Site Assessment). Every landowner was given an equal opportunity to provide mitigation or to add further refinements (such as the proposed division of a site, confirmation of number of dwellings, details of proposed community benefit etc) to their plans, and where this was forthcoming, site assessments were iteratively updated. Where this detail is lacking impact cannot be ruled out. In particular, it is not considered appropriate to allocate part of a site due to uncertainties regarding the remainder of the site and its impact on viability.

**Action: Text in the Technical Site Assessment and the Sustainability Appraisal Report was amended to more clearly communicate the reasons behind the conclusion.**

## 6) Sustainability Appraisal Report

Main issues include:

- *Disagreement with specific objectives*
- *Disagreement with 'scores'.*

*Please note that feedback in relation to the sustainability appraisal report conclusions as regards the preferred growth strategy are dealt with in Theme 9 below*

**Action: The SC reviewed the detailed pre-submission consultation responses in the SC meeting on 13<sup>th</sup> October and agreed the following changes:**

- **Update the heritage impact of Six Acres (pre-mitigation) to red**

## 7) Underlying factual errors

A number of factual errors were identified within the text.

**Action: All responses pointing out underlying factual errors have been reviewed and changes will be incorporated into the next version of the NP.**

## 8) Site allocation in the context of SODC emerging local plan

Main issues include:

- *SODC local plan (H10) states infill is preferred option for small villages or sites with 10 houses or fewer*
- *5-10% is a guide and not mandated*
- *Houses should be built near employment opportunities exist, and with good access to services/infrastructure.*

Having taken advice from CFO and independent planning experts there are no policies with the Neighbourhood Plan which are not consistent with the SODC emerging local plan. This is consistent with the feedback from SODC.

**Action: Text in the NP was amended to more clearly communicate the reasons behind the conclusion.**

## 9) Growth strategy

Main issues include:

- *Infill is the preferred option (as 5-10% guide not mandated)*
- *Anyway, there is sufficient infill to meet a 5% growth target*
- *Historic numbers cited are inaccurate*
- *There is a possible Option 3 which should be considered: 10 houses on CP + infill.*

Applications on which historic figures are based are detailed below:

a- P16/S2181/FUL (under construction)	4 Henley Road	+1
b-P/16/S2850/FUL (not started)	Old Vicarage Garden	No gain yet.
c -P/14/S3283/FUL (under construction)	25 Henley Road	+1
d- P/13/S2451/FUL (re-division of Semi)	14 Thame Road	+1?
e- P/10/W1538 (lapsed consent)	1 Green North	No gain
f- P/10/W0950 (house in Pub garden)	145 Thame Road	+1
g- P/15/S3082/PAR (pig shed now house)	Court Farm	+1

**Total Gain to date 4/6**

Potential pending:

h- P/17/S3121/FUL	4 Henley Road	+2
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SODC advise that the viability of 'in-fill only strategies' in NPs are part of their assessment, and this will include looking at the track record of historic gains. All potential infill sites were reviewed by an experienced local planner in the context of this parish's track record of fighting development (<1.5% over 20 years). The NPSC are therefore concerned about depending achieving target growth levels via in-fill only.

On SODC advice it was not possible to allocate sites with fewer than five dwellings in in the NP. There have been no small suitable sites (see latest SODC definitions) offered that might be considered as an alternate "option 3". We are not able to present an option based on a verbal commitment to "do whatever the village wants" with no further details.

The Steering Committee is of the opinion, based on pre-consultation feedback, that Option 2 remains the option preferred by the village.

**Action: Text was amended to more clearly communicate the reasons behind the preferred strategy.**

## 10) Policies - general

Policies referenced included:

- H5 (where opponents of H4 wished to see it loosened to allow more infill) **NO specific response**
- H1 (where opponents of H4 wish to see it broadened to allow Cuckoo Pen development) **NO specific response**
- H6 (where there was a wish to retain the rural nature of foot paths and resist urbanisation in general) **Action: Policy strengthened (now policy H4)**
- VC1 & VC2 (asserted opinion) **Action: See response to statutory consultees.**

**Overall action: All responses relating to specific policies have been reviewed in partnership with an independent planning consultant and policies were updated where appropriate. Specific responses in relation to policy H4 (allocation of Six Acres) are set out more fully below.**

## 11) H4 – affordable housing

Main issues include:

- *Insufficient Housing needs evidence*
- *Is affordable "affordable"?*
- *No evidence of prioritising people with local connections.*

The housing needs survey was indicative only, but was consistent with previous housing needs, which are only likely to worsen with the current situation at St Lawrence Close. Affordable housing will meet the definition of affordable housing; the split is set by SODC (as a core strategy) as 75% social rent, and 25% shared ownership.

The SC will work to update policies to ensure affordable houses remain so, and are not able to be sold off. SODC have a policy of prioritising people (on the housing needs register) with local connections. Whilst there is a reasonable expectation that levels of affordable housing will increase with nearby development in Benson, they will not meet the need of those for a home within this Parish.

**Action: Policy wording strengthened in relation to affordable housing as part of housing mix (H1 in revised document). Additional policy (H6 in revised document) added to safeguard existing social affordable intermediate housing**

## 12) H4 – housing mix

Main issues include:

- *No mechanism for enforcing a developer to meet established need viz starter homes, downsizers etc*
- *Smallest privately-owned home in planning application was three bedrooms - this is not suitable for young people as too big/unaffordable*
- *Layout in planning application had potential for houses to be expanded.*

Policy H4 specifies a housing mix that is in accordance with the village desire, expressed through the community questionnaire, for smaller homes for young people and downsizers. Beyond the 40% affordable homes that are the benefit of a site allocation over infill, there is no mechanism for restricting the free market. SODC advise that there is no legal mechanism for restricting people's right to extend their homes. An "article 4" directive is possible, which would limit permitted development. With this in place, all development would require planning permission, which anecdotally encourages more substantial changes than might be the case without it.

**Action: Policy wording strengthened in relation to housing mix (H1 in revised document).**

### 13) H4 – housing number

Main issues include:

- *Too many; more than village wants*

Based on the questionnaire results the recommended option is higher than many villagers desire. However, for the reasons fully articulated in the SAR we believe this is the better option for the village, and based on pre-submission consultation feedback there is evidence that the village is in agreement.

**Action: H4 (H2 in revised document) wording reduced to 29 and wording strengthened**

### 14) H4 – impact on traffic

Main issues include:

- *Car park on site together with residents' cars will cause traffic chaos*
- *This is the most congested site in the village already - why are you making it worse*
- *Parked cars slow traffic down*
- *Traffic management solutions will have detrimental impact to site access point which is in conservation area.*

We believe that the provision of an off-street car park will have an overall positive impact on the current congestion, if it is suitably sized and advice is taken from OCC Highways on layout, design and management. The hedgerow is in the conservation area, but there are no proposals to remove it, and it is suitably far from the roadside to not impact upon visibility splays.

**Action: H4 (H2 in revised document) wording strengthened**

### 15) H4 – car park

Main issues include:

- *Car park too far away for working parents or those that just want to drop off*

- *Unproven need*
- *Impact on existing pedestrian link particularly in relation to school children safety*
- *Bottleneck at entrance will deter use*
- *Will only be benefit if bigger*
- *Street lighting.*

There is a proven need – both from the village desires expressed in the community questionnaire, and parental preference, for proximate, off-street school parking as demonstrated by the school survey. The latter also shows that it is close enough for parents who wish to park and walk their children into the school. Parents that simply wish to ‘kiss and drop’ will still be able to do this.

FP7 provides a safe alternative pedestrian link to the school from the north end of village, with access to the school available through the new pedestrian gate proposed on the north side of the site for those using the car park.

Both the school and Pre-School have emergency lighting on throughout the night. There were no concerns raised when the latter was built, and the car park will be screened by the same hedgerows as currently screen the Pre-School from the road.

**Action: H4 (H2 in revised document) wording strengthened**

## 16) H4 – heritage

Main issues include:

- *Views from Green*
- *Impact on listed buildings*
- *Impact on conservation area*
- *Biased photography.*

The SASR thoroughly documents the many heritage assets within the Parish and careful consideration has been given within the Neighbourhood Plan to the heritage impact of development on any site.

Unlike some of the assessed sites, where there is evidence of heritage assets being contained within the site itself, independent surveys have established that there are no heritage assets on the Six Acre site, and this has been taken as the starting point when comparing the impact of development on this site when compared to others within the Parish.

There is a clear need to ensure that suitable mitigation is proposed to preserve the setting of neighbouring listed buildings and the adjacent conservation area and that any harm caused by allocating this site is outweighed by the benefits that allocation confers. This balance is discussed in detail in the Sustainability Appraisal Report and the Technical Site Assessment (see also themes 4 and 5). The response from Historic England (see section 6.5 of the Technical Site Assessment) to the most recent planning application on Six Acres demonstrates that it is possible to design a scheme that satisfactorily meets these necessary mitigation criteria.

**Action: H4 wording (H2 in revised document) strengthened. See also response to statutory consultees.**

## 17) H4 – impact (general)

Main issues include:

- *Economic impact on pub (given landlord against)*
- *Light pollution*
- *Car park will attract the wrong sort of people / fly tipping (community safety?)*
- *Flooding risk not in policy*
- *Infrastructure - road, water, sewage concerns.*

The Steering Committee have proposed (within the project section) registering the Six Bells pub as an Asset of Community Value in order to safeguard its future within the village. It is recognised that part of the income of the pub comes from visiting ‘Midsomer Murder’ tourists, and that therefore preserving the setting of the pub within the Warborough conservation area is essential to maintaining this income stream. Historic England are satisfied (see section 6.5 of the Technical Site Assessment) that it is possible to design a scheme to meet these criteria.

There is no evidence to suggest that the car park will impact negatively on community safety. There are other areas where cars regularly park within the village that are more isolated and do not attract fly tipping.

There is no evidence of flooding risk to the Six Acre site. The developers have agreed to not include street lighting. In relation to infrastructure- all necessary statutory consultees have had the opportunity to respond to the pre-submission consultation, and their recommendations will be incorporated into the NP.

**Action: H4 wording (H2 in revised document) strengthened.**

## 18) Other

- a) NP has colluded with developer.
  - i) No. No Action
- b) Suggestions for edits and missing information highlighted eg Projects:
  - i) Action: Edits to Projects
- c) Gravel threat understated. It is discussed in the SAR
  - i) Further action outside of the scope of NP
- d) CILS are an ulterior motive for development
  - i) No. No Action
- e) extension of greenbelt/conservations areas/protected spaces/re-purpose private land/footpaths required.
  - i) Outside of the scope of NP. No Action.

### V. Analysis Tool to map of resident Comments vs Themes

Because of the volume of comments and notwithstanding that the guidelines for responses to be “proportionate to NPs”, the team developed database tools to enable data to be tracked, categorised and queried, to give a high degree of analytical rigor. The table, over, shows how individual submissions were mapped onto themes, which are responded to, above.

Submissions received that were 5 pages or longer are available [here](#).









### 5.9 I: Community Survey April 2016

See **LINK** <http://www.warboroughshillingford.org/project-documentation/> and download 'Community Questionnaire'

### 5.10 J: Community Groups - Liaison Structure

THE WSNP SC identified main community groups at the inception of the project. Most chose to relay information about WSNP events, or to rely on those event, rather than diluting their club time, but it was a useful point of contact.

Group	WSNP SC Member	Contact at Group
Bell Ringers	[Redacted]	[Redacted]
Coffee Morning	[Redacted]	[Redacted]
Lunch Club	[Redacted]	[Redacted]
PCC	[Redacted]	[Redacted]
Silver Threads	[Redacted]	[Redacted]
Baby and Toddler	[Redacted]	[Redacted]
PFA (school)	[Redacted]	[Redacted]
Community Choir	[Redacted]	[Redacted]
Court Drive	[Redacted]	[Redacted]
Mowers and Growers	[Redacted]	[Redacted]
SWATA	[Redacted]	[Redacted]
Photographic Club	[Redacted]	[Redacted]
WI	[Redacted]	[Redacted]
Walkers	[Redacted]	[Redacted]
Cricket Club	[Redacted]	[Redacted]
Pre-School	[Redacted]	[Redacted]
Cycling Club	[Redacted]	[Redacted]

### 5.11 K: Summary of responses to draft Policy feedback request December 2016

In order to ensure the draft policies are robust, The Neighbourhood Plan Steering Committee published a draft of the Policies on November 28, 2016 to enable the village to express their agreement or hear any suggestions they may have to improve or alter the policies in any way. This was done in two ways:

- electronically (by putting the draft policies and the draft plans/elevations for the Allocated Site on the Parish Council website together with a feedback form and notifying the village email and Facebook groups)
- at a very well-supported village meeting (attended by over 270 people, supported by posters, including site plans and draft policies, speeches and other additional information). This enabled those present to discuss with the committee in detail any elements of the policies before filling in their forms.

All had 7 days to return the form.

It was stressed that, although they had been discussed with SODC, these were not the final NP policies and that policy discussions are ongoing and the content may change. We asked the village to help this ongoing process, stating that we need to know if the emerging ideas were on the right lines. Final NP policies will be presented to the community at a later date and asked them to show their support for each policy by ticking or commenting.

There was a total of 112 respondents.

	Agree	Disagree
Village Character: VC1- Rural Character	97	2
Village Character: VC2- Sense of Place	100	1
Village Character: VC3- Design	77	2
Housing: H1- Location	79	14
Housing: H2- Housing mix	95	4
Housing: H3- Local affordable housing	100	4
Housing: H4- Site allocation	86	8
Housing: H5- Infill development	81	9
Housing: H6- Pedestrian links	92	9
Housing: H7- Parking provision	102	2

Housing: H8- Flooding	104	2
Community Assets, Services and Facilities: C1- Infrastructure	98	0
Community Assets, Services and Facilities: C2- New infrastructure and services	80	8
Community Assets, Services and Facilities: C3- Local Green Space	100	1
<b>Totals</b>	<b>1291</b>	<b>66</b>

The mixture of the very varied comments can be categorised as follows:

- A restatement of the respondent's personal opinion on the subject. As the policies are based on evidence from the community survey, these comments were noted but not actioned.
- Comments that focused on criticising the NP process itself. These comments were noted but not actioned. The committee has scrupulously followed the recommended process with oversight from CFO.
- Comments challenging the rigor and outcome of the site assessment process. These comments were noted, reviewed for further information that might impact on the site assessment and passed onto the site assessors for consideration where appropriate. THE WSNP have met and exceeded guidance on Site Assessment process.
- Complaints that a missing appendix impacted on the respondent's ability to make an informed reply. As the appendix was still in draft form it was not presented on the night, but will be included as part of the full pre-submission documentation consultation.
- Specific suggestions for re-wording of policies to ensure consistency, remove typos, and to ensure that all likely scenarios had been considered. These have been reviewed by the steering committee, discussed with independent consultants provided by CFO and have been incorporated where appropriate.
- Comments stating that they wish to vote for or against particular site, or stating that this should be possible. **new**
- Comments displaying a lack of understanding of the policy. **new**

Note: It was noted that those who objected to proposals were, in the whole, representative of a small geographical representation of the village.

## 5.12 L: Glossary of Acronyms & Technical terms

6A .....Six Acres Site

AONB .....*Area of Outstanding Natural Beauty: an outstanding landscape whose distinctive character and natural beauty are so precious that it is in the nation's interest to safeguard them. Regulated by Natural England*

CIL .....*Community Infrastructure Levy: The Community Infrastructure Levy is a planning charge introduced by the Planning Act 2008 as a tool for local authorities in England and Wales to help deliver infrastructure to support the development of their area. It came into force on 6 April 2010 through the Community Infrastructure Levy Regulations 2010.*

CFO .....*Community First Oxfordshire the independent charity helping rural Oxfordshire Villages with community matters assisting the Warborough & Shillingford Neighbourhood Plan*

CP – .....*Cuckoo Pen Sites*

EC .....*European Commission: The European Commission is the executive of the European Union*

NP .....*Neighbourhood Plan, also referred to as Neighbourhood Development Plan, the mechanism introduced to enable local communities to influence local planning matters*

PC .....*[Warborough] Parish Council*

PF .....*Plough Field Site*

SA .....*Sustainability Appraisal: In United Kingdom planning law, a sustainability appraisal is an appraisal of the economic, environmental, and social effects of a plan from the outset of the preparation process to allow decisions to be made that accord with sustainable development.*

SAR .....*Sustainability Appraisal Report: The output from the SA*

SAC .....*Special Area of Conservation: Special Areas of Conservation (SACs) are strictly protected sites designated under the EC Habitats Directive.*

SC.....*[Warborough & Shillingford Neighbourhood Plan] Steering Committee*

SEA .....*Strategic Environmental Assessment: the European Directive 2001/42/EC "on the assessment of the effects of certain plans and programmes on the environment", known as the Strategic Environmental Assessment or SEA Directive.*

SODC.....*South Oxfordshire District Council, the local planning authority*

SWOT.....*An assessment of Strengths, Weaknesses, Opportunities and Threats to identify significant issues in a structured framework.*

TSA..... *Technical Site Assessment: Process by which the sustainability of sites is assessed for potential development. Sometimes referred to as Site Assessment. Forms part of the SAR*

UF .....*Upper Farm site*

WSNP.....*Warborough and Shillingford Neighbourhood Plan*