Rushcliffe Borough Council

Rushcliffe Local Plan Part 2:
Land and Planning Policies
Publication Version

Representation Form

Please return by 5pm on Thursday 28 June 2018 to: Rushcliffe Borough Council
Rushcliffe Arena, Rugby Road
Nottingham
NG2 7YG

This form has two parts:

Part A – Personal details

Part B – Your representation(s). Please fill in a separate part B for each issue/representation you wish to make.

Please read the Representation Guidance Notes (available separately) and the Data Protection Notice (see below) before completing the form.

Part A (Please complete in full; in order for the Inspector to consider your representations you must provide your name and postal address).

<table>
<thead>
<tr>
<th></th>
<th>1. Personal Details</th>
<th>2. Agent’s Details (if applicable)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Title</td>
<td>Mrs</td>
<td>Click here to enter text.</td>
</tr>
<tr>
<td>First Name</td>
<td>Janice</td>
<td>Click here to enter text.</td>
</tr>
<tr>
<td>Last Name</td>
<td>Towndrow</td>
<td>Click here to enter text.</td>
</tr>
<tr>
<td>Organisation (where relevant)</td>
<td>Cropwell Bishop Parish Council</td>
<td>Click here to enter text.</td>
</tr>
<tr>
<td>Job title (where relevant)</td>
<td>Parish Clerk &amp; RFO</td>
<td>Click here to enter text.</td>
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<td>Address – line 1</td>
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<td>Address – line 5</td>
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<tr>
<td>Postcode</td>
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<td>E-mail Address</td>
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<td>Telephone Number</td>
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### Part B (please use a separate Part B form for each representation)

**Name/Organisation:** Cropwell Bishop Parish Council

<table>
<thead>
<tr>
<th>3a. To which document does your response relate? (please tick one)</th>
</tr>
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<tbody>
<tr>
<td>Local Plan Part 2 Publication Version</td>
</tr>
<tr>
<td>Local Plan Part 2 Policies Map</td>
</tr>
<tr>
<td>Other supporting document</td>
</tr>
</tbody>
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<table>
<thead>
<tr>
<th>3b. To which part of the document does this representation relate? (complete all that apply)</th>
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<tbody>
<tr>
<td>Page no.</td>
</tr>
<tr>
<td>Paragraph no.</td>
</tr>
<tr>
<td>Policy ref.</td>
</tr>
<tr>
<td>Site ref.</td>
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<tr>
<td>Policies Map</td>
</tr>
</tbody>
</table>

### 4. Do you consider the Local Plan Part 2:

- **4(1) Legally compliant**
  - Yes ✓
  - No

- **4(2) Sound**
  - Yes ✓
  - No

- **4(3) Complies with the Duty to Co-operate**
  - Yes ✓
  - No

→ If you have selected No to Question 4(2), please continue to Question 5.
→ In all other circumstances, please go to Question 6.

### What makes a Local Plan “sound”?

**Positively prepared** - the plan should be prepared in a way that meets the need for housing and other development, including infrastructure and business development.

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Justified – the plan should be based on evidence, and be the most appropriate strategy for the district when considered against other reasonable alternatives.

Effective – the plan should be deliverable; the housing and other development should be capable of being carried out.

Consistent with national policy – the plan should enable sustainable development and be consistent with the policies in the National Planning Policy Framework (NPPF).

5. If you consider the Development Plan is UNSOUND, do you consider this to be because it is NOT: (please tick all that apply)

- Positively Prepared
- Justified
- Effective
- Consistent with national policy

6. Please give reasons for you answer to Questions 4(1), 4(2), 4(3) and 5, where applicable.

You may also use this box if you wish to make representations on one of the Local Plan Part 2’s supporting documents (e.g. Sustainability Appraisal, Habitat Regulations Assessment or Equalities Impact Assessment). You can attach additional information but please make sure it is securely attached and clearly referenced.

Cropwell Bishop Parish Council require the following be included in the Local Plan Part 2 for the development of Policy 7 Housing Allocation - Land east of Church Street, Cropwell Bishop.

Cropwell Bishop Parish Council understand the need for housing developments throughout the borough of Rushcliffe and we support the Local Plan Part 2.

However as part of the development of Policy 7 - Land East of Church Street, Cropwell Bishop, the Parish Council require the development be supported by the required infrastructure at the appropriate time and that this be identified in the Local Plan Part 2 going forward.

Education - Cropwell Bishop Primary School is currently running at full capacity and any additional housing will see a requirement for the school to have additional classrooms and teachers. The building as it stands at the moment has no free space for extra classrooms. Access and parking facilities for the school will have to be reviewed as part of the development on Church Street.

Medical - Expansion to the Doctors Surgery will need to be considered as part of any development within Cropwell Bishop. The surgery within the village is already running at full capacity. Extra housing will bring further strain on this already stretched facility.

Transport - Cropwell Bishop currently has no reliable and usable bus service from Cropwell Bishop to Nottingham. Any additional housing will require residents to be able to commute to adjoining areas and the city centre for employment, shopping etc. The current bus service is very limited and it reliability cannot be relied upon by our residents and potential new residents.

Car Parking
The Local Plan Part 2 does not identify Cropwell Bishop as a "Centre of Neighbourhood Importance". Failure to identify Cropwell Bishop 'Centre of Neighbourhood Importance' - In the Local Plan Part 1, Policy 6 states that the boundaries of Centres of Neighbourhood Importance are to be set out as part of the Local Plan Part 2. This is to ensure that appropriate development takes place in these areas.

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In the Local Plan Part 2 these are identified in Policy 26 'Development within Centres of Neighbourhood Importance. However, only those in West Bridgford and one in Keyworth have been identified.

The proposed document fails to identify the centre of Neighbourhood Importance in Cropwell Bishop, which is needed because it has become a small town and will likely see further future development. Cropwell Bishop has been identified as having the capability to sustain 70 further dwellings. A centre needs to be identified to ensure relevant policies are applied equally and fairly to Cropwell Bishop. The village has suffered due to repeated increases in size over successive years without so far any proper regard to the additional needs this has created for the village centre. This is evidenced by the inadequate parking which is insufficient to even sustain the services presently provided in the village let alone any future development needs.

The 'commercial and leisure' centre of Cropwell Bishop would seem to be larger than the Abbey Road, Boundary Road and Gamston sites in West Bridgford which have been identified as 'Centres of Neighbourhood Importance'.

The villages services upon which this assessment will have been based include two pubs, a large doctors surgery, a school, 6 shops including a co-op supermarket, a hairdresser, beautition, sandwich shop, independent butcher and two churches. The village serves not only its own residents but also those in the surrounding villages of Langar, Cropwell Butler, Tithby, Colston Bassett, Owthorpe, Kinoulton and even Hickling, whose residents often drive to Cropwell Bishop where their own villages do not provide these services.

7. Please set out what change(s) you consider necessary to make the Local Plan Part 2 legally compliant or sound, having regard to your responses to Questions 5 and 6. You will need to say why this change will make the Local Plan Part 2 legally compliant or sound. It will be helpful if you could put forward your suggested revised wording of any policy or text. Please be as precise as possible.

(If you are suggesting that the Local Plan Part 2 is legally compliant or sound please write “Not applicable”).

Click here to enter text.

8. If your representation is seeking a change, do you consider it necessary to participate at the hearing sessions of the Public Examination? (please tick one box only)

No, I do not wish to participate at the hearing session at the examination. I would like my representation to be dealt with by written representation

Yes, I wish to appear at the examination

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If you have selected No, your representation(s) will still be considered by the independent Planning Inspector by way of written representations.

9. If you wish to participate at the hearing sessions of Public Examination, please outline why you consider this to be necessary:

Click here to enter text.

Please note: The Planning Inspector will determine the most appropriate procedure to adopt to hear those who have indicated that they wish to participate at the hearing session of the examination.

10. Please indicate if you wish to be notified that: (please tick all that apply)

The Local Plan Part 2 has been submitted for independent examination.

The recommendations of the Planning Inspector appointed to carry out the independent examination have been published.

The Local Plan Part 2 has been adopted

Date form completed 18/06/2018

Please return the completed form by no later than 5pm on Thursday 28 June 2018 to:

localdevelopment@rushcliffe.gov.uk; or

Planning Policy
Rushcliffe Borough Council
Rushcliffe Arena
Rugby Road,
Nottingham
NG2 7YG

(Electronic copies of this form are available to download at www.rushcliffe.gov.uk/planningpolicy).

If you have any questions, please contact the Planning Policy team by telephone on 0115 981 9911, or email at localdevelopment@rushcliffe.gov.uk

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