

Comment

Consultee	Katie Sullivan (1338501)
Email Address	[REDACTED]
Address	
Event Name	Local Plan Publication Consultation June 2023
Comment by	Katie Sullivan (1338501)
Comment ID	18
Response Date	16/07/23 10:26
Consultation Point	28 Appendices (View)
Status	Submitted
Submission Type	Web
Version	0.1

Part(s) of Local Plan responding to

To which part(s) of the Local Plan does your response relate to?

Please indicate the documents(s) and part(s) you are commenting on.

Publication Local Plan (including changes to the Policies Map designations) - Page number(s) / Paragraph number(s) / Policy no./name / Place-based strategy / Site Allocation(s) no./ name / Maps / Tables

Sustainability Appraisal Report - Page number(s) / Paragraph number(s)

Other (for example an omission or alternative approach)

Page numbers 29-31 and 413-416. Policy number/name Appendix 3 tall and mid rise building zones

Page 29 relating to the Place Based strategy for Hampton and Hampton Hill

Map of St Clare's - mid rise building zone appropriate height - 5 storeys (15m)

Legal Compliance, Soundness and Duty to Co-operate

Do you consider the Local Plan is:

Legally Compliant

Sound . No

Complies with the Duty to Co-operate . No

Reason Consider Unsound

Do you consider the Local Plan is unsound , because it is not:

- . Positively Prepared
- . Justified

Details of reason(s) for representation

Please give details of why you consider the Local Plan is or is not legally compliant, unsound or fails to comply with the duty to co-operate. Please be as precise as possible. If you wish to provide comments in support of the legal compliance and/or soundness of the Local Plan, or its compliance with the duty to co-operate, please use this box to set out your comments. *Please note your response should provide succinctly all the information, evidence and supporting information necessary to support / justify the response. After this stage, further submission will only be at the request of the Inspector, based on the matters and issues they identify for examination.*

In your strategy for Hampton Hill you make clear that it has a high sensitivity to change, owing to the high townscape value across much of the area, the consistent building heights, suburban character and sense of green, and the strategy is to conserve and enhance. You proceed to say "there is an opportunity to establish distinctive landmarks without recourse to tall buildings.

Why then at Appendix 3 do you circumvent this by saying that the St Clare's development is an appropriate height at 5 metres.

You have previously rejected a planning application at this height for very justified reasons and so why are you trying to circumvent the planning process by permitting it via the back door in a way local residents will not notice - that is seriously misleading and underhand. Indeed we didn't object to the most recent St Clare's application because they have finally agreed to reduce the height, but now we have grave concerns this Local Plan effectively opens the door for the developer to submit a variation to planning once the Local Plan is in place to increase the height, when residents will have less power.

Accordingly, it is wrong and unjust to include this Appendix because it is contrary to the views of local residents and does not conserve and enhance the area or protect it in the way you describe earlier on in this Local Plan.

Modification(s) consider necessary

Please set out the modification(s) you consider necessary to make the Local Plan legally compliant and sound, when considering any legal compliance or soundness matter you have identified in the question above. Please note that non-compliance with the duty to co-operate is incapable of modification at examination. You will need to say why each modification will make the Local Plan legally compliant or sound. It will be helpful if you are able to put forward your suggested revised wording of any policy or text. Please be as precise as possible. *Please note your response should provide succinctly all the information, evidence and supporting information necessary to support / justify the suggested change. After this stage, further submission will only be at the request of the Inspector, based on the matters and issues they identify for examination.*

As per the above, please remove Appendix 3 and the reference to 5 storeys being appropriate for the St Clare's development.

Participation at Examination

Do you consider it necessary to participate in examination hearing session(s)?

- . Yes, I wish to participate In hearing session(s)

Reason for Participation

If you wish to participate in the hearing session(s), please outline why you consider this to be necessary: *Please note the Inspector will determine the most appropriate procedure to adopt to hear those who have indicated that they wish to participate in hearing session(s). You may be asked to confirm your wish to participate when the Inspector has identified the matters and issues for examination.*

To ensure the voices of the local community are heard as you have made this document very difficult for a lay person to follow and comment on.

If you are not on our consultation database and you respond to this consultation, your details will be added to the database. This allows us to contact you with updates on the progression of the Local Plan and other planning policy documents.