

## Warwick District Local Plan 1996 – 2011.

### Topic Response Analysis – First Draft Version

#### Topic: User Guide

##### Summary of matters raised in objections.

1. Object to the lack of guidance to parties who are consulted on planning applications and the lack of guidelines for officers on the consultation process (Coten End and Emscote Residents Association ref: 193/AO, James Mackay ref: 199/AO).
2. Representations of support or objections should be added to the points assessed and considered when determining a planning application (Coten End and Emscote Residents Association ref: 193/AN, James Mackay ref: 199/AN).
3. Clarification is required on how to locate the relevant development site map (Norton Lindsey Parish Council ref: 197/AA).
4. The environment agency telephone number given is not the most appropriate (Environment Agency ref: 226/AW).
5. Object to the wording of paragraph 2.8:
  - No reference has been made to the ability of new development to provide affordable homes.
  - The reference to sustainability issues could be expanded.
  - The first point should also include tenure to ensure the full integration of communities as promoted in paragraph 10 of PPG3 (West Midlands RSL Planning Consortium ref: 228/AB)

##### Response of Head of Planning & Engineering to matters raised

1. It is not considered that there is a lack of guidance to consultees or officers within the local plan. The user guide is intended to detail the relationship between the different chapters and the proposals maps. The flow diagram outlines how to determine which policies apply to a particular site and a similar approach could be taken by consultees considering the suitability of a proposal.
2. It is agreed that representations of support and objection need to be considered when assessing a planning application. However it should be noted that only planning related issues constitute material considerations.
3. It is agreed that the user guide would benefit from the inclusion of a paragraph clarifying the relationship between the proposals maps and inset plans.
4. For correctness the environment agency contact number should be amended to provide the number for the planning liaison team at the local area office.
5. It is agreed that the wording of Para 2.8 should be amended to refer to 'affordability' and that planning applications should be considered against other

policies within the plan. It is considered that sustainability does not need to be expanded as this is considered in more detail through other policies in the local plan.

**Recommended revision (s)**

1. No changes required.
2. Add additional point to Para 2.8 to refer to the need to consider representations of support and objection when considering a planning application.
3. Insert new paragraph to explain the relationship between the proposals maps.
4. Change contact number.
5. For clarity affordability should be included alongside 'number, size, layout and siting'. An additional point should be inserted to refer to other planning policies within the Local Plan and Supplementary Planning Guidance / Documents.