

Note for the St. Mary's Parish Magazine

Neighbourhood Planning.

I hear around the village that some people are wondering if the Neighbourhood Plan (the Plan) will ever materialise, and if it does, what use will it be?

I guess that sight of the plan for the CALA Homes prospective development at Elm Tree Farm/Holwell Turn might well lead to such questions. Will the NP have any influence over whatever planning applications come in from CALA Homes? I'd like to think so, but much will depend on when applications go into the NHDC, and when they are considered. Even at this stage, the Plan in draft is a "material consideration" that is, applicant and planner must consider its contents; but it won't necessarily be very influential until it has gone through all of its statutory processes (the further along the process it is, the more influential it will become). ([More information on this development](#)).

A recent meeting with a planning expert assures us that the Plan is a "perfectly serviceable Plan" and one "easily passable" by an Examiner. Not quite perfect then! so we continue to improve it with external advice. The aim is for the Parish Council to approve it in October, then on to the rest of the statutory process, which I think I've explained earlier. When will it see the light of day for you to vote on? That quote about the length of string springs to mind, but we are aiming for "spring" – April would be excellent, May more likely.

In the meantime, keep abreast of what it says, and use it to support or object to proposals for development. The key issues on there are all yours, not mine, or the Steering Group's, or even the Parish Council's. It's a community led document. And that, after all, is its use; once voted on and "made", the policies must be applied by the planning authority to applications for development in our community; until then, you can use them to frame your own approach to any planning application.

Is this helpful? I hope so.

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