

1. We are reviewing our Neighbourhood Plan!



North Bradley Parish Council welcomes you to the launch of our Neighbourhood Plan Review.

We are starting the process of Reviewing our Neighbourhood Development Plan. This exhibition is an opportunity for the community to find out more about it, let us know your views on the current plan and what you would like to see in the Review.

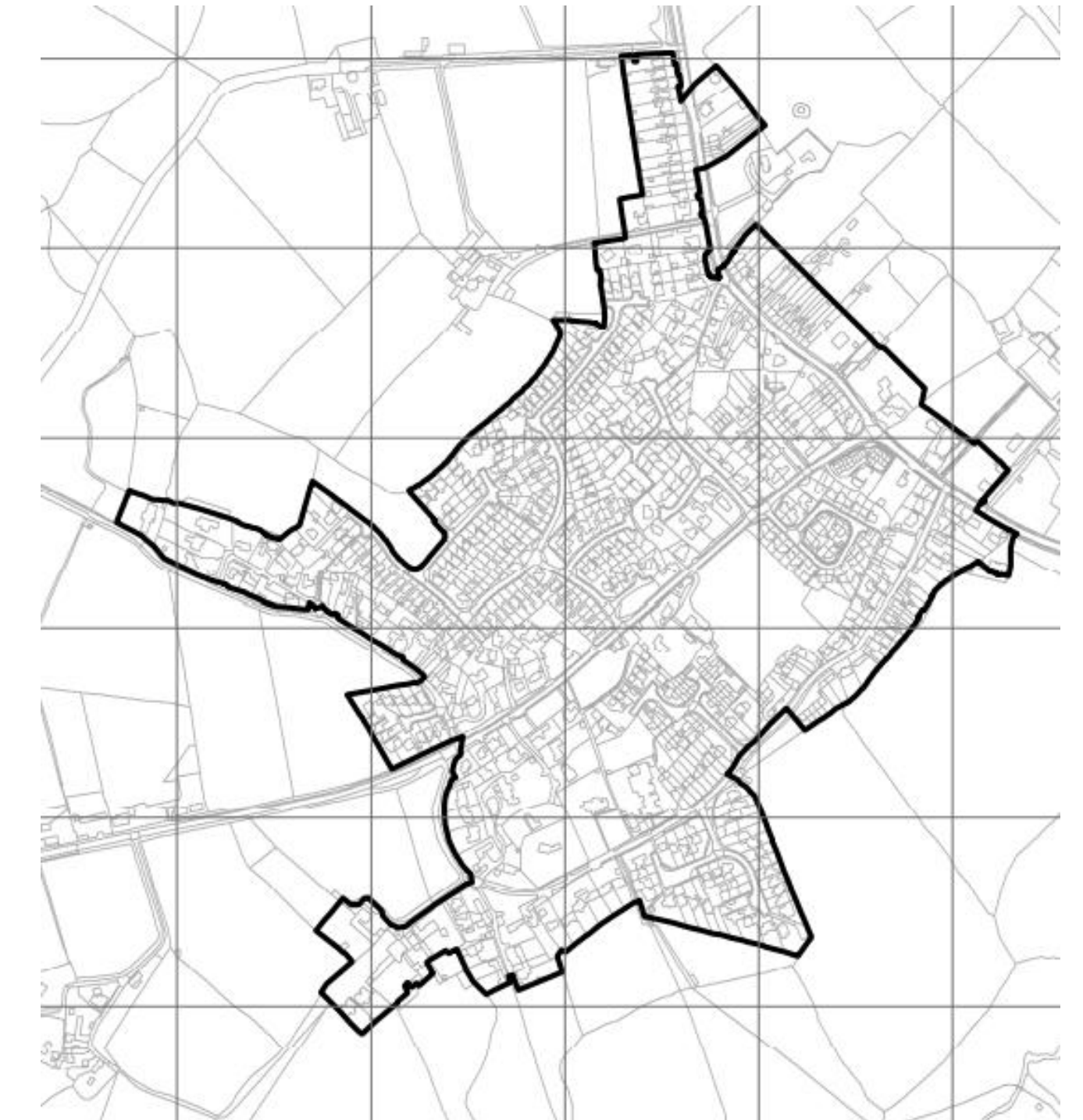
What is a Neighbourhood Development Plan (NDP)?

Neighbourhood Development Plans (NDPs) were introduced through the Localism Act 2011 and form part of the development plan, allowing local communities to put in place planning policies for the future development and growth of their Area. They therefore enable the community to play a much stronger role in shaping the area and in supporting new development proposals. NDPs are formal planning documents prepared by town and parish councils in consultation with their community. Decisions on planning applications will be made using both the Local Plan and the NDP, and any other material considerations.

An NDP must address the development and use of land. Neighbourhood planning can therefore inspire local people and businesses to consider other ways to improve their neighbourhood than through the development and use of land.

A NDP may identify specific action or policies to deliver these improvements. Wider community aspirations than those relating to development and use of land can be included in a NDP, but actions dealing with non-land use matters should be clearly identifiable. For example, set out in a companion document or annex.

There are no set guidelines which describe what a neighbourhood plan should contain or look like. However, neighbourhood plans must conform to the development plan including the Wiltshire local Plan.



Extract from the Wiltshire policy Map showing current settlement boundary of North Bradley

A Neighbourhood Plan can be used:

- To choose where new housing should go;
- To choose where new industry and employment should go;
- To control the size of new developments;
- To fix housing density;
- To set a boundary for new developments;
- To protect green spaces;
- To design out crime;
- To protect gaps between towns and villages;
- To define what makes up local heritage and secure it;
- To set out how development should conserve the landscape character;
- To support the delivery of biodiversity net gain;
- As a tool to update the current settlement boundary

A Neighbourhood Plan cannot be used:

- To prevent development;
- To create policies that are in conflict with the Wiltshire Local Plan;
- To propose less development than identified in the Wiltshire Local Plan;
- To impose unreasonable burdens on new development;
- To address non-land use matters, such as litter, dog fouling, street lighting etc

'Neighbourhood planning is a new way for communities to decide the future of the places where they live and work.' An introduction to neighbourhood planning, DCLG, 2011



2. Why do we need to review the Plan?

In May 2021, following a successful referendum where the community voted in favour, the North Bradley Neighbourhood Plan (NDP) was formally 'made' part of the statutory development plan for Wiltshire, to be used in the determination of planning applications in the Neighbourhood area.

To remain a relevant document, it's important to ensure the NDP remains up to date. Five key factors shape the reason a Neighbourhood Plan should be reviewed:

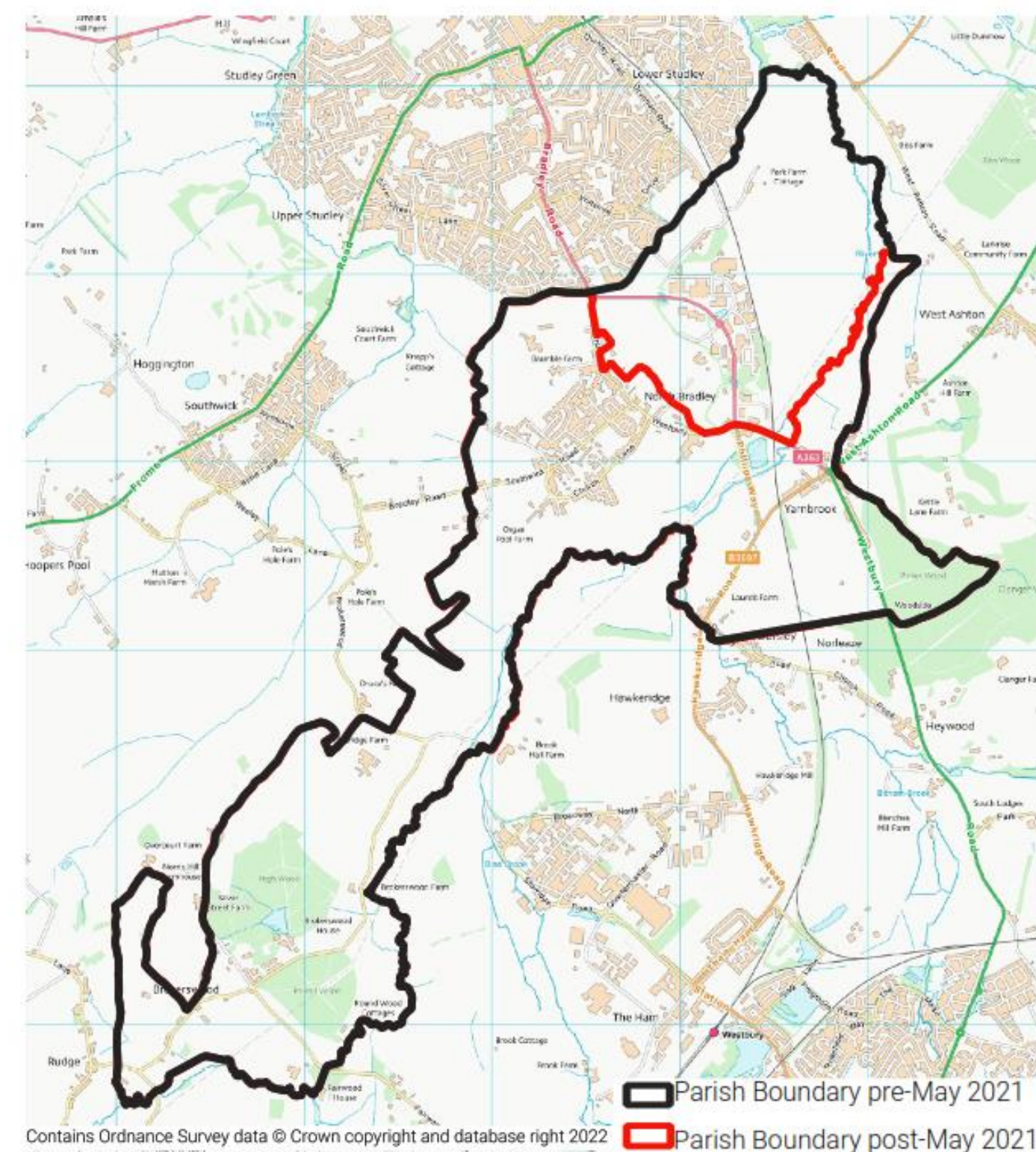
- Effectiveness of its policies in delivering the community's aspirations
- Changes in national legislation and policy at the foundation of local policy
- Changes in Local Plan policy, which the Neighbourhood Plan must be in broad conformity with
- Changes in local circumstances that need new approaches
- Local opinion that may reinforce or alter community aspirations.

Since May 2021, we have continued to see changes in National and Local policy, and the emerging Wiltshire Local Plan Review continues to progress. A new NDP is therefore being prepared to take account of any changing circumstances, particularly in regard to housing requirements for the Parish, and ensure that there are local planning policies in place, which are in the best interests of the Parish over the next 15 years or so.

The Parish Boundary change...

In May 2021, Wiltshire Council amended our Parish Boundary as part of their Community Governance Review. This resulted in the north-eastern corner of our Parish, which included Wiltshire Site Allocations at Elm Grove (H2.1) and White Horse Business Park (H2.2) being transferred to Trowbridge Town Council.

Our current Neighbourhood Area therefore includes land that is now outside of the Parish.



As part of our NDP review we therefore have two options on how to proceed and we want your opinion on which option you would prefer.

1

Keep the boundary the same: The Neighbourhood Plan will continue to cover the same area as the current NDP including the land allocated by Wiltshire Council under H2.1 and H2.2. However, as this area is now part of Trowbridge, this option will require us to work jointly with Trowbridge Town Council, and will require their approval, as well as that of North Bradley Parish Council, on key stages of the NDP process. If a suitable agreement can be made between North Bradley PC and Trowbridge TC, it may be possible for North Bradley to gain some financial benefit from the Wiltshire Site Allocation developments, lost through the boundary change. This would be subject to negotiation and agreement between the local authorities and is therefore not guaranteed.

If this option is taken forward the revised NDP would be known as the: *North Bradley, Drynham Lane and Ashton Park West Neighbourhood Plan*

2

Amend the Neighbourhood Area to match the new North Bradley Parish: Taking this option will mean the revised NDP will cover the area of our Parish only. North Bradley PC will retain full control of the NDP process and decisions. Amending the boundary will not impact on any of the existing policies of the NDP.

The current NDP will continue to apply to the area now in Trowbridge where relevant.

3. What does the current NDP say?

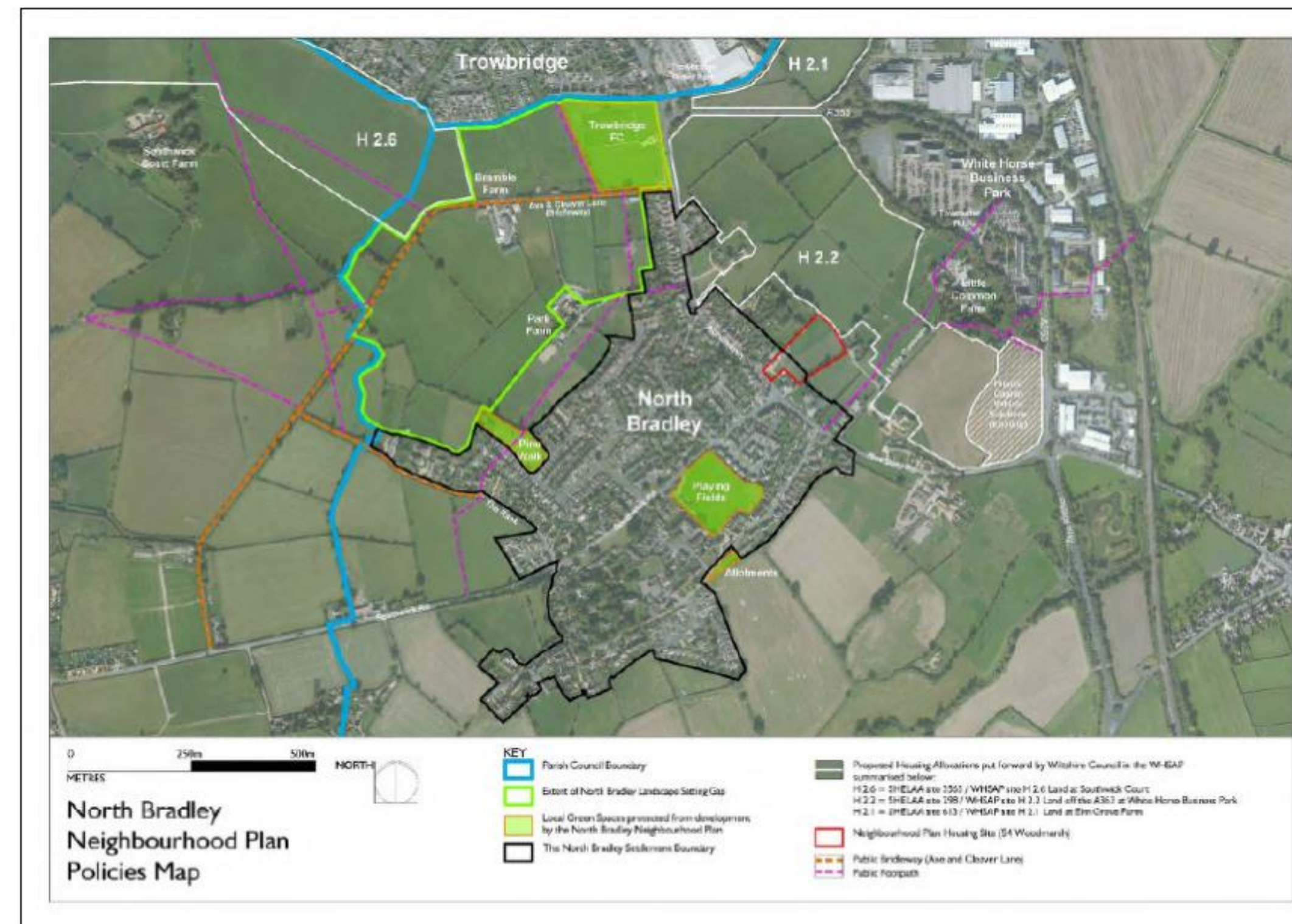
The North Bradley NDP was formally made part of the development plan by Wiltshire Council in May 2021. It sets out a vision for how the community would like to see North Bradley in 2026 and identifies a number of Policies that reflect the key issues across the Parish at the time of the preparation, covering topics such as the landscape setting, biodiversity, housing development, and protection of community facilities.

The Vision Statement

By 2026 North Bradley will have retained its landscape setting, including its physical separation from Trowbridge and its own distinct rural character. Local wildlife will have been protected and will be thriving.

The parish will have secured benefits from development, including the Ashton Park Strategic Site and other development sites which may come forward in terms of provision of new and upgraded infrastructure. New sites will have become integrated and functioning parts of the Parish.

Necessary housing will have been provided and local facilities, including pubs and shops and recreational and open space will have been preserved or added. The Parish will be cleaner and, where possible, provide a better habitat for nature. There will be an improved and better maintained transport network including foot and cycle paths and speeding vehicles will have been reduced and pedestrian safety improved.



Policy 1 designates the area to the north-west of North Bradley as a landscape gap to ensure the village retains its separate identity to Trowbridge, visually and physically



Policy 2 reflects Wiltshire's spatial strategy to state that additional development outside of the settlement boundary is resisted

Policy 3 allocates land at 54 Woodmarsh for approximately 25 homes, including 8 affordable houses.

North Bradley NDP May 2021

Policy 7 supports the provision of a new burial ground within the Parish

Policy 6 sets out the projects which will be funded by any CIL or S106 monies brought in by new development within the Parish

Policy 5 supports the Trowbridge Bat Mitigation Strategy SPD.

Policy 4 designates 4 areas as Local Green Space which means development on these areas is not supported. The areas are the Peace Memorial Playing Field, Pine Walk and Oak Drive recreation area, the allotments, and Trowbridge Town FC Football Field



4. What are Wiltshire Council's proposals for North Bradley?

Wiltshire Council are currently preparing a new Local Plan. The Government requires every Local Plan to be reviewed at least once every five years. Wiltshire’s Core Strategy was adopted in 2015 and is therefore being updated.

The Draft Wiltshire Local Plan Regulation 19 version was published in September 2023. This confirms that North Bradley village remains a ‘Large Village’ within the settlement hierarchy. Wiltshire defines large villages as *‘settlements with a more limited range of employment, services and facilities. Development will be limited to that needed to help meet their housing needs and improve employment opportunities, services and facilities’*.

The draft Local Plan sets out the Council's housing requirements* for Large Villages over the plan period. It identifies an indicative required housing number for North Bradley as 51 units until 2038, reduced to 23 due to existing completions and commitments (including the existing allocation for 25 dwellings in Policy 3 of the NDP). This residual growth will need to be determined by the NDP Review.

In order to deliver this additional housing requirement, Wiltshire’s emerging policy states that site allocations will generally be made in Neighbourhood plans. The NDP Review will therefore deal with the following questions:

- Where do these homes go?
- What size homes should be provided?
- How many should be affordable?



Call for sites

To meet this residual requirement for at least 23 dwellings in the NDP area, and to build a community-led framework for new development, the NDP steering group are undertaking a call for sites.

The call for sites will enable all persons who have an interest to promote their land (in whole or in part) for development. We would also welcome details of land that you may wish to see taken forward to provide wider community benefit, including the land to deliver the provision of a new non-denominational burial ground within the North Bradley Parish Council area (see Policy 7 of the current NDP).

This is an opportunity for all interested persons to confirm the availability of land for development within the North Bradley Neighbourhood Area. This exercise will not in itself decide whether a site would be allocated for development by the NDP, nor will it commit the proposer(s) to applying for planning consent, but it will enable the Steering Group to better understand the availability and suitability of land to meet the needs and wishes of the electors within its area with submitted sites to be subject to community consultation.

Therefore, if you are a landowner or developer and wish your land to be considered for allocation by the NDP Review for development up to 2038, please complete a Call for Sites form. The forms can be found on the Parish Council website, Please return the form, together with an OS map identifying the boundary of the site by 24th January 2024 by email to our neighbourhood plan consultant h.sturgess@masterlp.co.uk

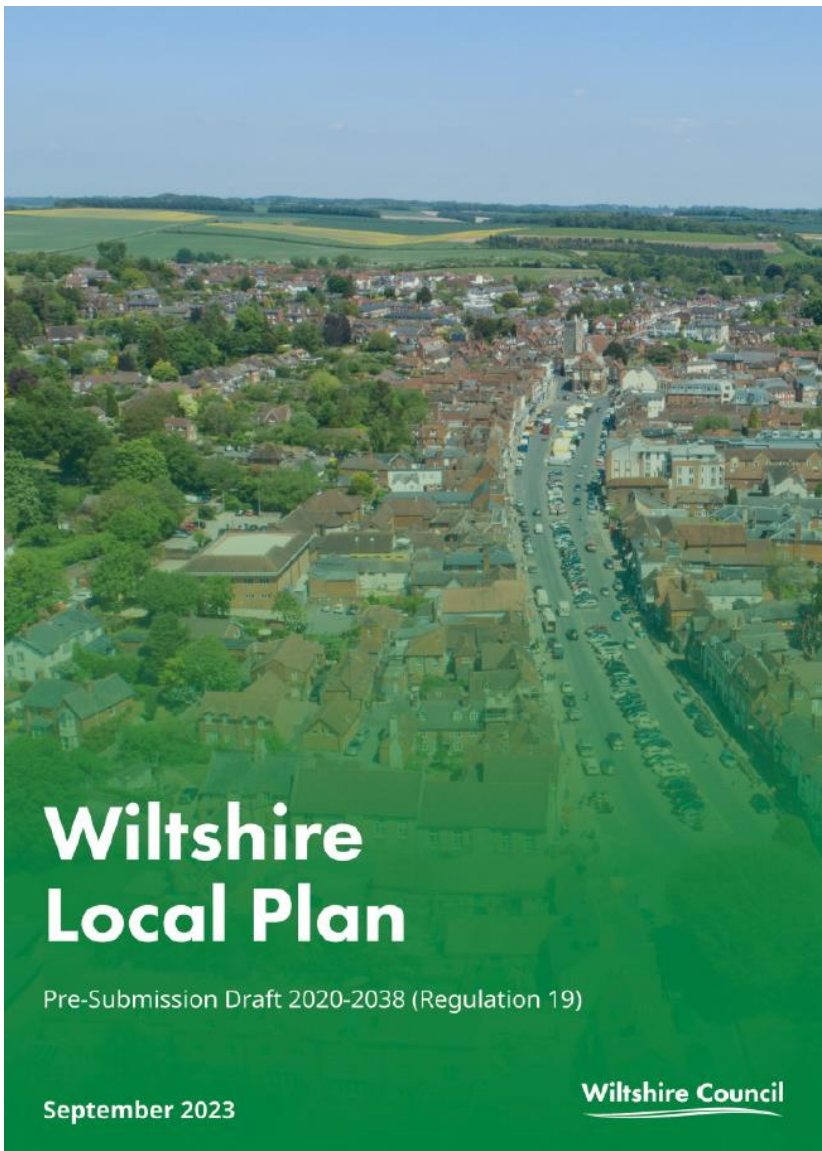


Table 4.16 Distribution of housing growth for the Trowbridge rural area

	Housing growth (2020-2038)	Completions and commitments (1 April 2020 - 31 March 2022)*	Residual at 1 April 2022
Bratton	44	40	4
Chapmanslade	47	47	0
Codford □	29	6	23
Corsley	0	0	0
Dilton Marsh	61	20	41
Heytesbury □	22	2	20
Hilperton	52	47	5
Holt	66	66	0
North Bradley	51	28	23
Semington	53	53	0
Southwick	65	39	26
Steeple Ashton	29	1	28
Sutton Verney ■ □	22	6	16
Westwood ■	15	2	13
Winsley ■	15	1	14

*the current housing requirement is draft only and so may be subject to change as the Wiltshire’s Local Plan Review progresses to adoption

5. What are the stages of the Neighbourhood Plan Review?



Where a neighbourhood plan is proposed to be revised, the statutory process will depend on the extent of that revision. In order to meet the new housing requirement for the area, our review of the plan will likely include new housing allocations and therefore the plan will need to go through the statutory process of consultation and examination.

Step 1 and 2 – Identifying Issues and Aims and Developing Policies

Your NDP steering group will need to gather feedback on the effectiveness of the existing NDP and what needs improving. The steering group will also need to review and update their evidence base to back up the ideas that the community want to see. Using this feedback and evidence, the steering group will update the planning policies, where necessary.

Stage 3 – Public consultation

Once the draft NDP Review has been prepared, it will be published and subject to a public consultation known as the Regulation 14 consultation. Members of the community, businesses, developers and anyone with an interest in the area will have an opportunity to comment on the plan. The steering group must state at this point whether it believes that the modifications are so significant or substantial as to change the nature of the plan.

Steps 3 and 4 – Submission of the NDP and Independent Examination

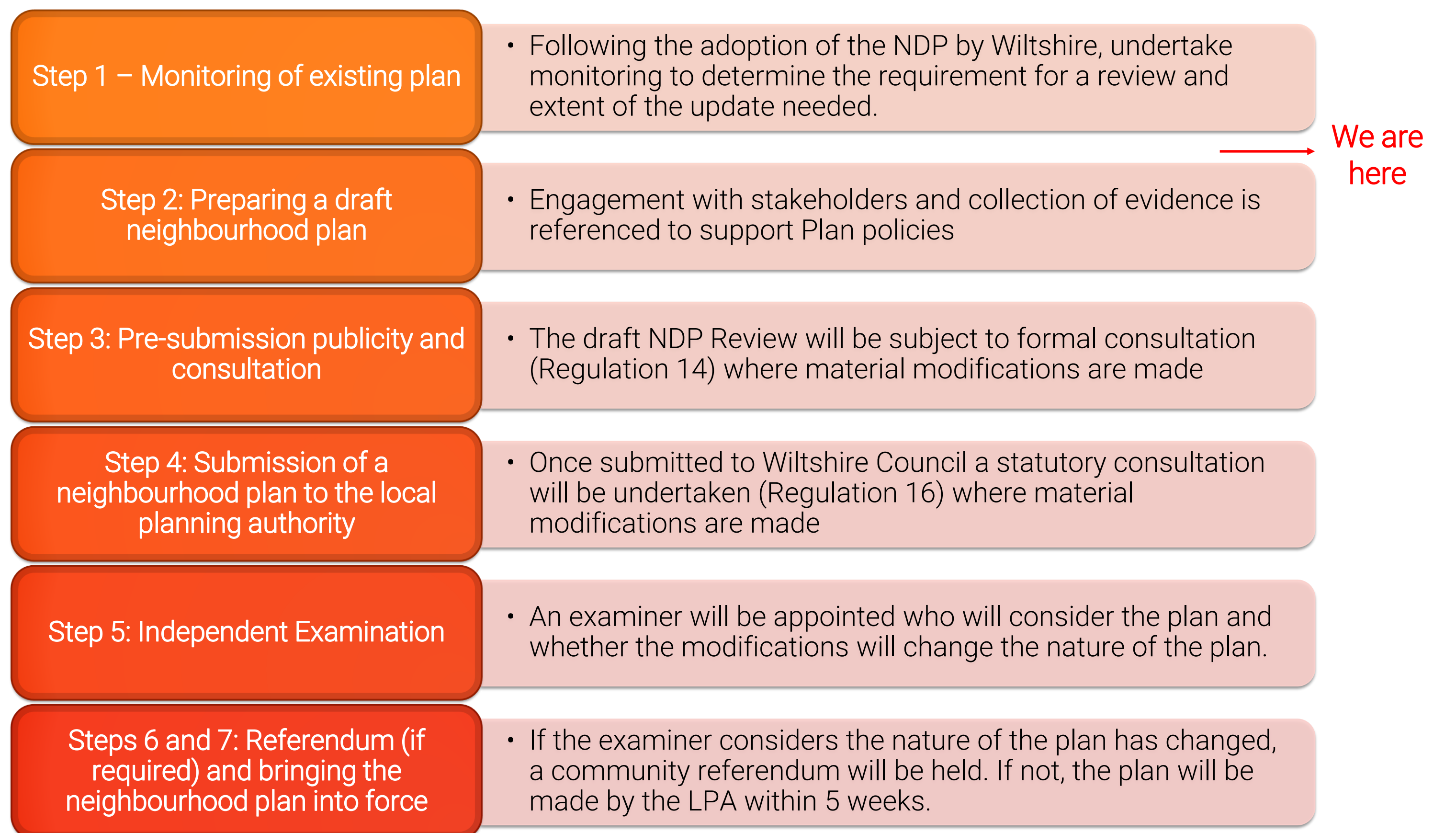
Once the consultation comments have been analysed and the draft NDP Review is complete, it's submitted to Wiltshire Council. They'll check that we've followed the correct procedures, provided evidence to back up your planning policies, and we've involved the whole community in the process.

The Council will send the plan to an independent planning inspector, and must also state whether it believes that the modifications are so significant or substantial as to change the nature of the plan. It is ultimately up to the Inspector to decide if the modifications change the nature of the plan.

Steps 6 and 7 – Referendum and bringing the NDP into force

A referendum is not required if an examiner decides that the modifications do not change the nature of the plan and they would meet the basic conditions. In this circumstance, an LPA must make the plan within 5 weeks of receiving the examiner's report.

However, if the examiner finds that proposed modifications do change the nature of the plan, the LPA would need to publicise and consider the examiner's report in the same way as for a new neighbourhood plan and a referendum would be required, where residents must vote for the plan to be 'made'.



What are the benefits of producing a Neighbourhood Development Plan?

- Stronger role for communities to shape their area
- A Neighbourhood plan sits alongside the local plan prepared by Wiltshire Council and is used to assess planning applications
- Community established planning strategy 25% of revenues from the Community Infrastructure Levy (CIL) compared to 15% to the local authority where development is taking place
- Allocating land and policies to meet the identified housing requirement gives additional protections for 2 years against speculative development

6. Next steps - Get involved with the key topics and issues

We are undertaking a Community Questionnaire

We need the community's help to shape the plan review. We want to hear your views on:

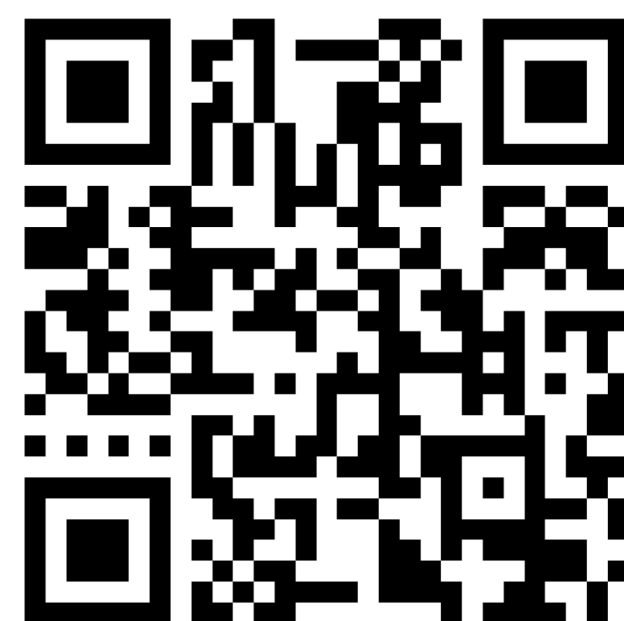
- Is the Parish Vision still up-to-date?
- Are the Policies still relevant?
- Is there anything missing?
- How should the new housing be provided?

The results of this survey will determine the underpinning principles and overall direction of the plan review. It is therefore very important that you take this opportunity to make your views known.

Each member of your household can have their say and complete a separate copy of the survey.

You can complete the survey online by scanning the QR code below or find the link on the Parish Council website. Alternatively, please leave your paper copy of the form in the drop-off box before the end of the consultation period.

Consultation closes **24th February 2024**



Questionnaire

Part 1: Respondent details
Details of person submitting the questionnaire – information on your name and age and will be used only to establish a pattern on responses. The information will not be shared and will be held securely in accordance with the Data Protection Act.

Name					
Age (please tick)	Under 16	17-24	25-40	41-64	65 or over
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
How long have you lived in North Bradley?	_____ years				

Part 2: Updating the vision and objectives for North Bradley, Dyrham Lane and Ashton.
Part 2a: Vision
This section will seek to understand the views of on the existing Neighbourhood Plan and overall vision.

Were you aware of the existing NDP prior to completing this survey?	Yes	No	Not sure
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Please read the existing NDP Vision below:
By 2036 North Bradley will have retained its landscape setting, including its physical separation from Trowbridge and its own distinct rural character. Local wildlife will have been protected and will be thriving.
The parish will have secured benefits from development, including the Ashton Park Strategic Site and other development sites which may come forward in terms of provision of new and upgraded infrastructure. New sites will have become integrated and functioning parts of the Parish.
Necessary housing will have been provided and local facilities, including pubs and shops on recreational and open space will have been preserved or added. The Parish will be closer on where possible, provide a better habitat for nature. There will be an improved and better maintained transport network including foot and cycle paths and speeding vehicles will have been reduced and pedestrian safety improved.

Do you think this Vision still reflects where you want the village to be in the future?	Yes	No	Not sure
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Please explain why?

Part 2b: Objectives
The existing NDP allocates four sites to be protected as Local Green Spaces:
• The Peace Memorial Hall
• Pine Walk/Oak Drive
• Recreation area
• The Allotments
• Trowbridge Town FC Football Field

Are there any other sites or buildings within the Parish that you think would benefit from protection?

Yes	No	Not sure
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

The NDP supports the provision of a new non-denominational burial ground within the Parish. Do you think this is still important?

Yes	No	Not sure
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Are there any environmental, social or business considerations that you feel are missing from the plan?

Part 4: Housing
The draft Wiltshire Local Plan has set a housing requirement for North Bradley of at least an additional 23 dwellings. The NDP can choose where and how these houses are delivered.

How do you think the need for additional dwellings should be delivered in Southwick?

Multiple smaller sized sites of 1-10 dwellings each	<input type="checkbox"/>
Multiple medium sized sites of 11-20 dwellings each	<input type="checkbox"/>
Larger sized sites of 21+ dwellings each	<input type="checkbox"/>
Homes for sale on private market	<input type="checkbox"/>
Bungalows	<input type="checkbox"/>
Family homes	<input type="checkbox"/>
Flats	<input type="checkbox"/>
Self-build homes	<input type="checkbox"/>
Affordable homes for sale provided through a	<input type="checkbox"/>

Scan the QR code to fill out the NDP Questionnaire online or alternatively complete a hard copy.

<https://forms.office.com/e/BqAtGJACTV>



Who is creating your Neighbourhood Plan?

North Bradley Parish Council is responsible for leading neighbourhood planning in our designated neighbourhood area. The Parish Council, have chosen to prepare a NDP Review, and this launch event is the first of many opportunities for the Parish Council to engage with members of the community who are interested in, or affected by, the neighbourhood planning proposals.

The Parish Council have already established a steering group committee under section 102(4) of the Local Government Act 1972 to appoint local people (who need not be parish councillors) to those bodies who will be to prepare the NDP Review in consultation with the community and all stakeholders. Members of such committees or sub-committees would have voting rights under section 13(3), (4)(e) or (4)(h) of the Local Government and Housing Act 1989. The terms of reference for a steering group or other body will be published and the minutes of meetings made available to the public.

Do you think you can help? Then please contact the Parish Council at parishcouncil@northbradley.org.uk.