

# **WEST LAVINGTON PARISH NEIGHBOURHOOD AREA**

## **DRAFT NEIGHBOURHOOD PLAN**



## **OUR PLACE : OUR PLAN**

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## 1.0 FOREWORD

On behalf of West Lavington Parish Council, welcome to this first Draft of a Neighbourhood Plan for our Parish area. It is the result of many hours of research and debate spread over the last three years. You might recall receiving the very first leaflet through your door, advising of the intention to start a Plan, and inviting you to come forward to support a Steering Group.

Well, I am delighted to say that many of you did just that, and the Steering Group has thrived ever since. There has been much to consider and learn along the way, but with support from professionals and willing volunteers alike the Steering Group has delivered a fitting document worthy of that effort.

We know of course that some of the conclusions proposed in this first Draft will not be popular with some. Housing development will always court controversy, but as explained in the very first leaflet there is now a presumption at law in favour of approving development, and local communities can only put in place controls over where, when and how many – and not ‘none of the above’! Interestingly, our first questionnaire did show that many of you do want more housing locally, especially small homes for new starters or down-sizers. Trying to balance it all has been quite a challenge.

This is your chance to help the process again. This first draft Plan will evolve into a second draft with your comments and feedback considered and analysed. It will be stronger then, and even have some impact on planning proposals should they arise before the final conclusion. Once our work has been scrutinised by Wiltshire Council it will also be examined by an independent Inspector, who will decide if it is fit to be put to a referendum in the parish. If you say yes, with 51% or more in support, then the Plan will have statutory force.

So, my personal thanks to all those who have driven the process so far and thank you for taking the time to consider *Our Place: Our Plan* – I commend it to you.



Cllr Sandra Gamble,

Chairman, West Lavington Parish Council

November, 2015

## 1.1 Acknowledgements

The Steering Group and Parish Council would like to acknowledge the support and assistance provided by officers of Wiltshire Council; and grant funding support provided by Locality which enabled the retention of a professional consultant, Mr Jeremy Flawn of Impact Planning Services Ltd., Swindon for whose advice we are very grateful.

Mapping is provided by Getmapping’s ‘Parish Online’ service to which the Parish Council subscribes, and is reproduced in accordance with the Council’s Public Sector Mapping Agreement licence number 0100056169 issued by Ordnance Survey.



## 2.0 EXECUTIVE SUMMARY

2.0.1 This is the first draft of a Neighbourhood Plan for the West Lavington Parish Neighbourhood Area, as designated by Wiltshire Council, and permitted by regulations made under the Localism Act, 2011. If approved following referendum, this Plan will have statutory force within the Local Development Framework, administered by Wiltshire Council.

2.0.2 A Steering Group has been established by the Parish Council, consisting of a wide range of local residents and representatives of organisations in a number of sectors, to research and prepare this Plan. Consultation and publicity has encouraged residents to contribute to the research and to express their opinions on the proposals put forward in this draft Plan.

2.0.3 A number of issues arose during research that are not appropriate for a Neighbourhood Plan. These have been noted and will be addressed over time by the Parish Council itself, during the course of its normal business.

2.0.4 The purpose of the Plan is to stimulate, and yet direct, sustainable housing development over the Plan period to 2026. It concludes that housing development in the range of 50 to less than 100 units is appropriate; and that such development should take place on either one or two separate sites over the Plan period. Later iterations of this draft Plan will reflect responses to consultation, with more specific quantities and location/s.

2.0.5 **The draft Plan, which is now being consulted, sets out:**

- a) **Possible quantities of housing units of between 50 and up to 100;**
- b) **Four possible sites for housing development – Sites 2, 3, 5/6, 7 (see later mapping);**
- c) **Four options for either a single site or pairing some of those sites together:  
Option A sites 7+2, Option B site 7, Option C sites 3+5/6, Option D sites 3+2;**
- d) **A number of proposed Planning Policies to control or manage the nature of any development brought forward.**

**These are the principal matters upon which responses to the consultation are sought.**

2.0.6 The draft Plan poses a number of Consultation questions, and asks respondents to participate in the further development of the Plan by examining this first Draft.

2.0.7 In order to comply with the relevant regulations a Strategic Environmental Assessment and Sustainability Assessment Scoping Report has been prepared by a Consultancy, which is also offered for consultation. Once a second Draft Plan is available, a Sustainability Assessment will also be prepared.

2.0.8 A number of Annexes have been included in a separate document to enable large files sizes to be managed.

2.0.9 Please refer to pages 13 and 14 for more detail on housing numbers, pages 15-21 (and Annexes) for site locations and page 22 for Policies.

**2.0.10 See page 28 for a summary of the current Consultation.**

## 3.0 INTRODUCTION

### 3.1 What is a Neighbourhood Plan?

A Neighbourhood Plan is a planning document and is about the use and development of land. Neighbourhood planning gives communities more control over the future of their area by giving local people the chance to have their say on what happens where they live. The proposals are founded on the principles of localism, which means more involvement by planning authorities, local people, businesses, house builders and developers rather than central government. The neighbourhood planning process has to be led by the town or parish council where one is established.

The reforms are outlined in the Localism Act 2011, which seeks to:

- reduce the volume, complexity and number of applications the current system generates;
- make sure developments are more beneficial to the community, for example new homes are matched by jobs and investment.

Neighbourhood planning provides an opportunity to change attitudes towards development through positive engagement by local communities. This should mean that through new processes such as neighbourhood planning, communities can benefit from new development.

A neighbourhood plan can establish general planning policies for the development and use of land in a particular area. Plans can include local priorities, planning policies, proposals for improving an area or providing new facilities or infrastructure and allocation of key sites for development.

Neighbourhood planning is a tool to promote sustainable growth and will not be able to prevent development in an area. Neighbourhood plans can only include proposals for an equal (or greater) amount of growth than is set out in the local authority's development plan. They must also accord to national planning policy.

### 3.2 The Core Strategy and planning context

The Wiltshire Core Strategy was formally adopted by Wiltshire Council on 20 January 2015. It provides a positive and flexible overarching planning policy framework for Wiltshire for the period up to 2026, and can be seen at: <http://www.wiltshire.gov.uk/wiltshire-core-strategy-web-version-new-june.pdf> (16MB, 485 pages).

The Plan was submitted to the Secretary of State on 10 July 2012 for examination and the Inspector's Report was published in December 2014. The Inspector's recommended main modifications have been included in the Adopted Plan. The Wiltshire Core Strategy incorporates the South Wiltshire Core Strategy as well as a number of policies from the former District Councils' Local Plans.

As well as local need and demand, there is a wider strategic influence upon the community, brought about through the Core Strategy, and its associated emerging Site Allocations Development Plan Document (DPD) process. This work exemplifies the County-wide requirement for a five-year land supply, sufficient to find sites for 5,346 more homes than originally planned in the draft Core Strategy. The Devizes Community Area, of which this Plan 'Designated Area' is part, needs to secure sites for up to 193 new homes over the next 10 years<sup>1</sup>. The DPD process has an emphasis on directing growth towards higher order settlements – those being Principal settlements, Market Towns and Local Service Centres first, before seeking sites in the larger villages such as West Lavington and Littleton Panell (see Core Strategy link above, Core Policies CP1 and CP2).

**The DPD process has acknowledged the stage that this draft Plan has now reached, and will not progress further in this Plan's Designated Area whilst this Plan continues to emerge.**

<sup>1</sup> See Wiltshire Housing Land Supply Statement 2015 <http://www.wiltshire.gov.uk/housing-land-supply-statement-2015-final.pdf>

## 4.0 OUR PLACE

The rural villages of West Lavington and Littleton Panell are collectively described in the Core Strategy as a 'Large Village', their boundary now being blurred to form virtually one continuous community. Both villages can trace their histories back to the late Neolithic or early Bronze Age, were mentioned in the Domesday Book, and have a well-documented social history, including the influence of principal agricultural landowners and their tenanted workers.

In 2001 the total population of the Parish of West Lavington was 1281 of which 1030 people lived in 442 households which occupied 473 dwellings. The remaining 251 people lived in communal establishments (about 90% being Dauntsey's School) (See Table 1).

By 2011 the population had risen to 1502, but an even larger proportion, 351, lived in communal establishments. The household population had risen by 121 people to 1151, derived from an increase in households to 497 and dwellings up to 518.

There has been an increase in the numbers of those of retirement age (29 over the decade). This is more modest than might have been expected. By contrast, the overall growth of dwellings (45) and households (55) in the period has been greater than may have been anticipated from casual observation of development in the area.

The majority of the dwelling stock is in single household accommodation of detached, semi-detached or terraced houses with only a small number of multiple dwellings (mainly for older people) or mobile homes. The predominant tenure is owner occupied with a significant number of social housing units, primarily from previous local authority property. Growth in the "other rented" sector over the period has been appreciable.

These figures provide context for considering the potential for future growth in the area over the coming years that are to be considered in the Plan. Demand for property is generally high and prices have reflected this falling only to a limited degree during the recent recession. Many houses are sold quite quickly since the village is generally perceived as an attractive place to live with good access, shops, pubs, bus routes and a selection of schools with a good reputation.

Most recent development has been small scale, on infill plots or of replacement dwellings. One significant site involving the development of a farmyard area has yielded some eleven houses (and a £12,372 S.106 contribution to the Parish Council) but this is exceptional in recent years. Recent development has been at the higher end of the market and there is perceived to be a dearth of new houses for young families or for the elderly to downsize and remain in the village.

The village has a Conservation Area designation over much of its built up area and this fact, combined with the nature of the built fabric and the landscape settings, mean that there are significant environmental restrictions on finding sites that might be suitable for future development. Surveys of the village have shown that large areas of the perimeter are very open to view and could not be built upon without dramatically changing the setting of the village. Sites within or close to the built up area, where open views are not an issue are more restricted.



## 5.0 OUR VISION AND PLAN PURPOSE

The Vision for Our Place was developed at the very beginning of our process to underpin everything that has gone into making Our Plan. It is the ‘why, who, what and how’ in one sentence:

### VISION STATEMENT:

***To provide a planning framework and policies that will stimulate appropriate development for the community, especially for both young families and older residents, and to enhance the local economy, community facilities and services whilst also conserving the village and countryside environment.***

### 5.0.1 PLAN PURPOSE

The purpose of the Plan is to stimulate, and yet direct, sustainable housing development over the Plan period to 2026.

**This first Draft Plan sets out for consultation the number of housing units that the community wishes to see realised (the reasoning for which is at Section 9), and the number and location of sites upon which they should be built. Later iterations of the Plan will reflect responses to this consultation, with more specific quantities and preferred site locations.**

For those Objectives with outcomes not suited to inclusion in a statutory plan for housing development and control, the research and conclusions will be absorbed by West Lavington Parish Council in its own work to further support community development.

#### 5.0.1.1 OBJECTIVES

- 1 a)** *to review the village fabric and boundary to identify appropriate scale sites for new housing and any other development or recreational activities to be phased throughout the plan period.*
- b)** *to review and take account of other planning policies, including those in the Village Design Statement, and to prepare the Sustainability Appraisal and Strategic Environmental Assessment required to support the plan.*
- 2** *to prepare policies and actions that can support the economic development of the parish through stimulating the development of business, commercial opportunities and jobs including the improvement of broadband services*
- 3 a)** *to provide a policy framework to support the refurbishment of the village hall and recreation ground complex into a community ‘hub’ for the village.*
- b)** *to set out measures to encourage the growth of community facilities and support networks across the parish.*
- 4** *to promote measures to improve transport and communications to serve the village including bus services, community transport, school transport, access to rail services, speed regulation and parking provision.*
- 5** *to identify policies and proposals to conserve and enhance the environment of the village and the parish countryside including improved landscaping, access to open spaces, footpath routes, quality of watercourses and the encouragement of green infrastructure and initiatives.*

## 5.1 MONITORING AND REVIEW

The Plan will be used in determining planning applications deposited with the planning authority (Wiltshire Council) and the parish council as consultee. The effectiveness of the Plan will be monitored throughout these processes.

Formal review will be undertaken every five years and amendments prepared as necessary. The Plan period to 2026 coincides with that of the Core Strategy for Wiltshire, and further review or amendment of that over-arching document within the Local Development Framework will also drive local review of this Plan.



## 6.0 OUR STRUCTURE AND GOVERNANCE

*Our Place: Our Plan* has been produced by a Steering Group that was first created by West Lavington Parish Council in January 2012. The Steering Group membership has been invited from the widest cross-section of the community as practicable, as listed at Annexe A and published on the parish website [www.westlavington.org.uk](http://www.westlavington.org.uk) (Planning page).

The same website page also sets out the Terms of Reference for the Group, and publishes its minutes and supporting documents.

The Parish Council hears an update report from the Chairman of the Steering Group at each of its monthly meetings, providing challenge and scrutiny of work in progress. Key 'gateway' stages of the planning process are brought for final decision, acknowledging the democratic accountability of the Council and its role as lead 'nominated body'.

The Steering Group itself has a Chairman, a Technical Advisor and a number of thematic lead members on issues that arose during the early research. A small Core Group, consisting of the Chairman, Technical Advisor and two (later, one) thematic lead has also been created from within the Steering Group to lead the basic administration of the programme and to ensure the smooth running of the Steering Group's business.

Links to Wiltshire Council are maintained through liaison with a Link Officer, nominated from its Spatial Planning team.





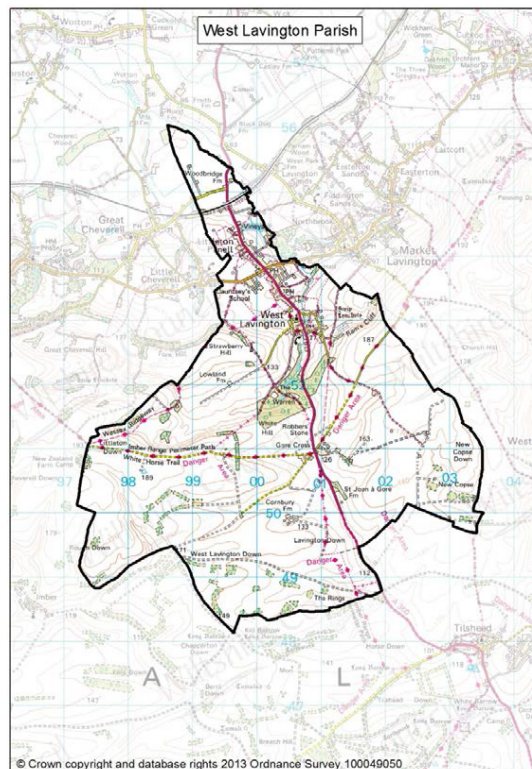
## 7.0 OUR DESIGNATED AREA

Taken together the two villages of West Lavington and Littleton Panell form the Parish of West Lavington, which sits astride the A360 north/south corridor linking Devizes with the south of the county. The parish, much of the built-up area of which is a Conservation Area and covering approximately 2395 hectares with a population of approximately 1500, sits on the northern escarpment of Salisbury Plain. Substantial parts of the parish area are open farmland within the MoD Salisbury Plain Training Area, which itself has large areas of rare chalkland and Sites of Special Scientific Interest.

Crossing the parish along the length of the Salisbury Plain escarpment is the B3098 'corridor' linking the villages of Erlestoke, Great Cheverell, Little Cheverell, Market Lavington and Easterton, before linking further east to Urchfont and the more easterly trunk route of the A345.

The smaller villages of Erlestoke and the Cheverells have fewer facilities but none the less a very strong sense of their own community, valuing their rural setting, spatial separation, and character. By confirming our own settlement boundary in the Plan a clear position limiting westward development of our community towards Little Cheverell can be set out.

To the east, the adjacent Market Lavington is identified in the Core Strategy as a 'Local Service Centre', and whilst West Lavington has an old village hall, a primary school, a private boarding school, a small shop (and another small outlet in Littleton Panell) a doctors surgery, and two pubs, the 'Local Service Centre' has a variety of shops, a pub, primary and secondary schools, small businesses, a modern community centre, pharmacy and doctors' surgery and a Post Office. The two villages are separated by green field and woodland. The Plan establishes a locally distinctive policy framework that retains substantial tracts of open space within the parish, whilst maintaining the essential independent character of the two 'Lavingtons'. It is appropriate therefore that the larger but well-established and recognisable parish boundary, rather than the settlement boundary, be regarded as the designated area for Neighbourhood Planning. The Designation Approval for the West Lavington Neighbourhood Area was given by Wiltshire Council on 17 July 2013<sup>1</sup>.



<sup>1</sup> The full text of the application and the approval is at Annexe B

## 8.0 OUR NEED AND DEMAND

### 8.1 BASELINE STUDIES

#### 8.1.1 ISSUES REPORT

To identify how the Plan Objectives are to be met, we first have to understand more about Our Place, and what living and growing up here means for us. In any community there will be good things about that place, and things that can be improved – especially if resources become available to support a plan for improvement.

The issues facing this community were researched by the Steering Group. The Group considered the issues to be:

**Housing development**

**Economy**

**Community facilities**

**Transport**

**Environment**

Sub Groups of the Steering Group were commissioned to consider each issue in more depth, in order that a full analysis could be set down in a Report as a baseline for substantive enquiry by a qualified and experienced planning consultancy.

**The Steering Group's baseline Issues Report is set out at Annexe C**

**The conclusions of the Issues Report were tested and confirmed in the initial round of consultation by questionnaire, the content and results of which can be seen at Annexe D.**

In summary, the Report (which was written in October 2013, two years before the final adoption of the Wiltshire Core Strategy in January 2015) then showed:

##### *8.1.1.1 Housing development*

**The appropriate scale of future development:** initial feedback from public meetings that have explored housing as an issue have suggested that many people felt that there should be a modest increase in new development to support the shops, schools and community facilities and to ensure that younger people were attracted into, or to stay in, the community, and that older people living alone (for instance) might be able to downsize and release family accommodation back into the marketplace. The challenge is therefore to provide the right character and scale of development to promote this vitality whilst maintaining the natural and physical environment of the village.

**Concentrated or dispersed development:** there are arguments to suggest that small scale developments, dispersed throughout the village, would be the least likely to intrude upon the physical environment. However this may not be so effective in providing the right type of accommodation to meet our identified needs.

**Development constraints and influences:** the whole parish area would need to be examined to identify a wide range of constraints that may affect the appropriateness of areas for development. This information includes both public records and local site surveys.

**Revisions to the settlement boundary and potential development sites:** there is a settlement boundary for the villages which is proposed to be updated either through the Wiltshire Housing Site Allocations DPD in line with requirements of the Wiltshire Core Strategy, or the Neighbourhood Plan process. This settlement boundary defines the current limits to building. This would need to be examined to decide whether to maintain the current footprint of this line or amend it to create new sites.



**Design guidance:** there is a current Village Design Statement which was adopted as Supplementary Planning Guidance in September 2004. The Plan, guided by consultation, will need to consider if it should continue to support those statements or make amendments to the guidance.

#### *8.1.1.2 Economy*

##### **Key employers**

Dauntsey's School is the largest employer, with approximately 340 staff supporting over 800 students. Other employers include Dauntsey's Academy Primary School, 2 shops, 2 public houses, 2 Care Homes, a Doctors' Surgery, and multi-occupied office facilities in Littleton Panell, a vineyard and a scrap yard.

A large range of self-employed businesses also flourish within homes, and there is keen interest in the future of Wiltshire Council's 'Wiltshire Online' programme, designed to deliver super-fast broadband to homes and businesses in the next 2 years.

#### *8.1.1.3 Community facilities*

The Report considers the demographics of the community and range of facilities available, including the challenges currently facing many of them through lack of resources and the availability of volunteers.

Significant research has been done on the future of the Village Hall, and the potential for establishing a 'community hub' of services.

**Housing development achieved through this Plan will attract the Community Infrastructure Levy, and it would be anticipated that this research can be re-visited in order that an Infrastructure Priority List can be established to support improvements in capacity.**

#### *8.1.1.4 Transport*

The A360 runs through the centre of the villages, being one of three major north-south routes across the County. Consultation analysis confirms that the volume and speed of traffic on this route (which includes large and high-sided lorries) and the safety of both drivers and pedestrians as a consequence, is of significant concern to residents.

Housing development that contributes to further traffic growth, beyond that which might be considered sustainable, will need to be carefully considered by the Plan. Parking for vehicles off street will also need to be examined.

Parking constraints linked to the operation of Dauntsey Academy Primary School have also been explored, with the potential for future expansion of the recreation ground car park, or developments in the field to one side of the school put forward as solutions. If the School is to continue expanding (and it has done since the original report was written), then this matter will need review.

#### *8.1.1.5 Environment*

This work was an essential precursor to the Planning Consultant's Scoping Study, identifying land use types, environmental constraints and opportunities for development of renewable energy sources. The study also identified a number of features and assets from local knowledge that have environmental and heritage concerns.

## 8.2 SCOPING REPORT

The Sustainability Appraisal (SA) Scoping Report is an extensive document, prepared by a consultancy as a precursor to it undertaking a Sustainability Appraisal (incorporating the requirements of a Strategic Environmental Assessment (SEA)) to consider the environmental, social and economic effects of the emerging Neighbourhood Plan.

The process is required by European Directive 2001/42, and so is designed to meet statutory purposes.

This document takes the original broad Issues Report and examines in more detail the following matters:

- Biodiversity
- Water resources and flood risk
- Climatic factors
- Landscapes
- Healthy communities
- Education and skills
- Economy and enterprise
- Land and soil resources
- Air quality and environmental pollution
- Historic environment
- Population and housing
- Inclusive communities
- Transport

The Scoping Report is intended to accompany the consultation on the draft Plan. It reviews guidance and policy, identifies baseline information, highlights key sustainability issues and establishes SEA/SA objectives.

Table 11 (on page 71 of the Report) sets out the issues found to be relevant to each of the themes listed above. Not all the issues will be resolved by the making of a Neighbourhood Plan, and those that are outside that scope will be adopted as matters for the Parish Council to progress within its own work planning cycle.

**The full Scoping Report is at Annexe E, upon which separate comments are invited during this Consultation period (see item C7 on page 28 for more details on the process).**

## 9.0 OUR HOUSING DEVELOPMENT

At the very heart of Our Plan we set out how many homes should be built, where and when. The following sections explain how we came to the conclusions now being offered for consultation and further refinement.

### 9.1 HOW MANY

The number of homes that we are proposing in this Plan is drawn from a number of factors:

- 1) Planning for 'zero' growth (ie no development) is not an option, as national government policy does not permit a Neighbourhood Plan to do this;
- 2) 'Need' and 'Demand' are not necessarily the same, so an objective review of the evidence is required;
- 3) Wider need is evident from both national and county-wide assessments, each set out in Wiltshire Council's Core Strategy, and exemplified by statements made by the Core Strategy's external Independent Examiner;
- 4) Local need and demand can be assessed from historical growth patterns and responses to consultation;
- 5) An appreciation of the commercial viability of sites for a housing developer.

So, our Plan must reflect both wider strategic pressures and local needs or demand whilst also restricting potential excessive and inappropriate development.

#### 9.1.1 HISTORICAL CONTEXT

In describing 'Our Place' earlier, we established that over the 10 years between the census of 2001 and that of 2011 the parish has absorbed 55 additional households established in 45 more dwellings. The Table below illustrates the detail:

**Table 1 West Lavington Parish – Population and Housing**

	<b>2001</b>	<b>+ change</b>	<b>2011</b>
Total Population	1281	221	1502
Pop in Communal Estab	251	100	351
Pop in Households	1030	121	1151
Total Pop aged under 15	252	92	344
Aged 16 to 64	797	100	897
Aged 65+	232	29	261
Total Dwellings	473	45	518
Of which Multiple or mobile	29	14	43
Total Households	442	55	497
Tenure owner occupied	292	12	304
Tenure social rented (LA/HA)	84	7	91
Private rented & other tenure	66	32	102

**Source:** Table compiled from 2001 and 2011 Census figures available at [www.neighbourhood.statistics.gov.uk](http://www.neighbourhood.statistics.gov.uk)

Through these natural processes, and with the evidence of continuing demand, it would be reasonable to assume that similar growth would occur over the next 10 years.

### 9.1.2 CURRENT NEED AND DEMAND

The wider context also provides some indication of how the parish area needs to respond to demand. The Core Strategy, and its accompanying Development Plan Document processes, set out how the Devizes Community Area, of which this Plan 'Designated Area' is part, needs to secure sites outside the Devizes town area for around 200 new homes by the end of the 2026<sup>1</sup>. The Strategy has an emphasis on encouraging growth at higher order settlements – Principal settlements, Market Towns, and Local Service Centres first, before seeking sites in the larger villages (such as West Lavington and Littleton Panell).

The community was first consulted in 2014, with a questionnaire distributed to every household in the parish. Without detailed explanations of need and demand set out then, this was an opportunity to seek an initial 'baseline' view of the aspirations of the community for its future and to assess 'need' and 'demand'.

The response showed a substantial majority (70%) in favour of the Plan allocating land for more housing in order to support local facilities, such as retailers and schools, as well as the need to provide for those who needed housing in the area. Almost half of all respondents (46%) said there was a shortage of affordable housing.

There was significant support for lower levels of housing (around 20 to 40) but this tended to decline markedly above around 60. However, the Steering Group have had to balance this against the practicalities of developing suitable sites, the need to secure affordable housing and the past rates of growth of around 50 over the decade. Given these factors and the need for housing in the wider area it has been felt that future supply should be at least comparable to past trends.

<sup>1</sup> See Wiltshire Housing Land Supply Statement 2015 <http://www.wiltshire.gov.uk/housing-land-supply-statement-2015-final.pdf>

**Therefore, taking into account historical trends and both wider strategic and local demands, 'Our Place: Our Plan' sets out to encourage and direct housing provision to within a range of between 50 to less than 100 homes over the Plan period – a more specific quantum emerging from the consultation process.**

#### **Our Consultation asks:**

**C1: Is the level of housing growth proposed over the Plan period acceptable?**

## 9.2 WHERE

Not everyone is going to welcome housing development next door to where they live. The 2014 questionnaire also told us that 85% of respondents want the Plan to safeguard open countryside settings and views with 54% saying the same for 'village character'. The challenge then is to find sites that meet these requirements whilst still providing space for the numbers of homes required.

### 9.2.1 THE SEARCH AREA

The 'Designated Area' of the Plan is represented by the whole parish area. However, the overall requirement is to encourage 'sustainable development' – that is, housing that does not make inappropriate draws on resources either through its design and construction or by the consequences of daily life within it. Building inefficient homes that are far removed from existing sources of infrastructure, such as schools, community centres, healthcare, shops and employment (or strategic travel routes to either or all of these) would not make best use of scarce resources or promote sustainable living.

Wiltshire Council is required to maintain the Strategic Housing Land Availability Assessment (SHLAA) register. It is a public register of land that has been offered by landowners, developers or identified by the general public for housing development. Wiltshire Council are using the register to inform the identification of suitable housing sites within the Wiltshire Housing Site Allocation Development Plan Document (DPD) process, and the register is also a useful point of reference for this Plan (see section 9.2.1.3 below for site assessment inclusion criteria).

#### 9.2.1.1 THE SETTLEMENT BOUNDARY

The DPD process also seeks to review the settlement boundary around each larger settlement. These boundaries were originally drawn through the previous District Council plans to provide a reference point against which planning applications for the 'spread' of housing development could be assessed and controlled. The Core Strategy (Policy CP1, section 4.15) makes it clear that 'small housing developments' (ie those of up to 10 units) can be permitted within Large Villages' settlement boundaries if in accordance with the wider policies of the Core Strategy. *This Plan acknowledges that flexibility and therefore sets its search area for new sites outside the settlement boundary, which it has also reviewed.*

As part of the planning process the whole of the settlement boundary was reviewed together with all the adjacent areas of land to establish if there were any areas where it was out of date or inappropriate. A number of possible modifications were also suggested by Wiltshire Council. As a result the Parish Council agreed the recommendations of the Steering Group detailing which of these minor changes should be supported and which rejected and Wiltshire Council were informed of these views in a consultation response.

This review process concluded that the boundary remains largely suitable with only a small number of modifications required (together with the consequences of any new sites to be proposed) to be incorporated in the final Plan.

**So, the Search Area is therefore resolved to be those areas of land within the parish boundary but outside the settlement boundary.**

**The current and proposed minor revised Settlement Boundary is shown at Annexe F.**

**Our Consultation asks:**

**C2: Do you support the proposed Settlement Boundary incorporating only minor revisions but subject to the inclusion of any additional designated housing sites that are proposed by this Plan?**

### 9.2.1.2 THE COMMUNITY INFRASTRUCTURE LEVY (CIL)

CIL is a charge (per square metre of floor space) that local authorities can place on new development in their area. The money generated through the levy upon developers will contribute to the funding of infrastructure to support growth. Additionally, where development is within an area that has a Neighbourhood Development Plan in place, Wiltshire Council must pass 25% of the relevant CIL receipts to the parish council for that area. West Lavington Parish Council therefore stands to benefit from CIL funds generated by development which it can spend on local improvement projects in the Parish. You can find out more about CIL here:

<http://www.wiltshire.gov.uk/planninganddevelopment/planningpolicy/communityinfrastructurelevy.htm>.

### 9.2.1.3 METHODOLOGY

Within the whole Search Area there are clearly very large numbers of sites that, in theory, could be built upon. However, the Plan requires only a small number of sites to be identified in order to deliver its Purpose. The Scoping Report, prepared by a consultant, includes at its Appendix C a set of site selection criteria that are very thorough but to use them all to assess anything between 30 and 60 sites would be disproportionate to the overall scale of this undertaking. It would also involve many different people within the Steering Group making critical value judgements and considering sites that have questionable opportunities for development that is sustainable. Moreover, it would be very difficult to maintain consistency and almost impossible to consult upon effectively. This latter issue is important since we need to be able to demonstrate very clearly how sites have been assessed.

## Exclusion and Inclusion

### Exclusion

The approach adopted has therefore been to limit the number of sites which are required to be more closely examined by adopting some very clear and straightforward “**exclusion criteria**” at the outset. This has excluded around 75% of the land area around the villages and provided fourteen sites to which the inclusion criteria have been applied.

#### **Exclusion Criteria**

##### **1 To limit site selection to areas outside the existing designated settlement boundary (or “limits of development”).**

There is very little land available for development within the existing boundary. Whilst some small sites may become available over time due to changing circumstances (such as the brownfield Stage Post pub site) the effect of these cannot be relied upon to deliver the Plan Purpose. Where individual house owners may choose to apply for an extension or new house within a garden this could, in any event, be permitted in principle under the Core Strategy (to which our Plan must conform). Thus this Plan only identifies sites beyond the existing designated limits.

##### **2 To exclude sites within the designated Conservation Area, but outside the “limits of development”, where it is necessary to maintain the open fabric of the settlement.**

The boundary of the Conservation Area is significantly different to the boundary for the “limits of development”. The Conservation Area remains in place under separate legislation and will not be affected by this Plan. The Conservation Area excludes certain more recent parts of the village but includes some areas which are outside the “limits of development”. An important consideration in these parts of the villages is the open fabric of the settlement, such as the church and the cemetery. To change the fabric would be to change the character of these areas and would be at odds with 54% of the consultation responses that stressed the importance of maintaining village character.

### **3 To exclude playing field sites, in public or charitable trust ownership, which are required for that purpose.**

There are significant areas of playing fields in and around the villages including those of Dauntsey's School, Dauntsey's Academy Primary School and West Lavington Recreation Ground. These areas form an important part of both the settlement structure and facilities of the village. It is recognised that the institutions concerned may need to develop some small parts of such sites in the future to continue to advance their educational and leisure purposes but the importance of seeking protection for these open areas to sustain the settlement structure is paramount. They are therefore excluded from consideration as potential sites for future housing development.

### **4 To exclude very large parcels of land (that could incorporate more than approximately 100 houses) as being out of proportion to the size of the villages and their current public services infrastructure.**

The Core Strategy makes it clear that development in Large Villages should be encouraged to predominantly take the form of small housing and employment sites (i.e. less than 10 dwellings). Whilst some sites will obviously be larger than this it does not wish to see large scale development that could affect both the character and infrastructure of the villages. This view has been reinforced by our own public consultation which showed that the majority favoured up to around 40 houses over the next ten years. In addition 85% rated the open character and views as the most important matter to safeguard. Large areas of land that would accommodate far more development than required and, if developed, could well have an effect on the open character and views, would fail both these tests and are therefore excluded from consideration.

### **5 To limit selection to sites that are directly adjacent to, and would therefore extend, the existing "limits of development".**

The Wiltshire Core Strategy lays great emphasis upon the importance of the existing settlement boundaries (paragraph 4.15). It states:

*"Development outside the settlement boundaries will be strictly controlled. Relaxation of the boundaries will only be supported where it has been formally reviewed through a subsequent DPD [by Wiltshire Council] or a community-led neighbourhood plan, which includes a review of the settlement boundary to identify new developable land to help meet the housing and employment needs of that community".*

So, the credibility of the existing boundary should not be undermined by proposing sites that are remote from, and not directly linked to, the existing settlement boundary. Unless and until it is evident that other sites to meet the developable needs of the community are not available, sites that are not directly adjacent to the existing "limits of development" and are therefore in unsustainable locations have been excluded.

### **A map showing the areas of 'exclusion' land is at Annexe G.**

#### **Inclusion**

The "inclusion criteria" at the Scoping Report's Appendix C have then been applied to all those sites not first excluded. These have been numbered 1-14. In addition, the inclusion criteria also provide a commitment to examine certain specific sites as below:

a) **SHLAA sites** – The criteria will automatically include for full evaluation any sites that have previously been identified in Wiltshire Council's "Strategic Housing Land Availability Assessment" which are wholly or partly outside the settlement boundary and any other land where owners have already made contact to express interest in the possible development potential of their land. These sites are numbered 3,7,12 and 14. (The SHLAA listed site at Littleton House has been excluded from this assessment since it falls entirely within the existing settlement boundary);

b) **Publicly nominated sites** - In addition, as a further safeguard to ensure that no one feels that a potential site for development has been unfairly omitted from examination by reason of the “exclusion criteria”, the consultation process also invites the public to put forward any alternative sites that they feel may have been overlooked. Any such proposals will then be evaluated and compared to the sites already selected.

The methodology has included the use of a professional Planning Consultant to ensure objectivity, the use of sector-specific processes and analysis, and to maintain an independence from the locally-based Steering Group.

The Steering Group commissioned our consultant to examine some 14 different sites around the perimeter of the village that were not eliminated by the above “exclusion criteria”. These sites were assessed against 5 groups of “inclusion criteria”, set out at Appendix C to the Scoping Report (a large file at Annexe E(a)) that sought to assign objective scores to each of the sites **which are shown at Annexe E (b)**. The 5 groups were:

**1 Practical Implementation** – such as sloping land, flood risk and access issues;

**2 Environmental Protection** – including distance from environmentally sensitive areas, roads and railways;

**3 Distance to facilities** – such as to schools, shops, surgery, open space etc;

**4 Landscape and views** – including how it would affect views and the form of the villages;

**5 Village character and Heritage** – including impacts on Conservation Area, archaeology and historic sites.

**A map showing the 14 sites included for scoring assessment is at Annexe H.**

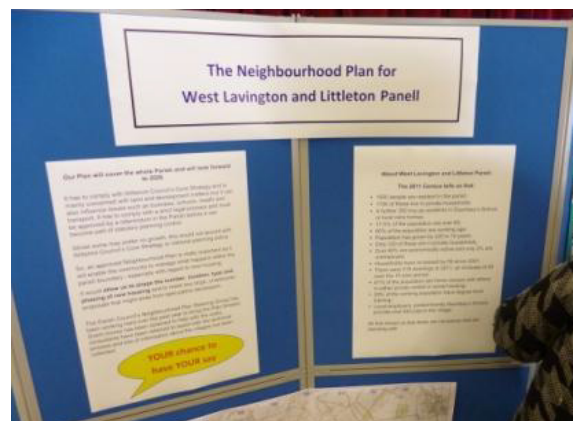
This scoring process brought forward a ‘Long List’ of 8 best performing sites for further consideration. Sites 1, 4, 8, 11, 12, and 13 were set aside due to poorer scores.

**All the scores are set out at Annexe E(b).**

The consultant was then commissioned to contact the owners of the 8 ‘Long List’ sites and ascertain further information, based on the Wiltshire Council SHLAA questionnaire format, including their interest in actually bringing them forward for development and their proposals for treating traffic access in any site design. This is part of the crucial ‘deliverability’ assessment that underpins the five-year land supply calculations within the Core Strategy and DPD process.

Following that exercise sites numbered 9 and 10 were discounted for implementation reasons. Site 14 was also eliminated since, although fully examined as a SHLAA site, it scored poorly being removed from the core of the village and would extend development significantly into open countryside.

**A map showing the sites set aside is at Annexe I.**





#### 9.2.1.4 THE SHORT LIST

**The responses to the Consultant's questions to the landowners and analysis are out at Annexe J.**

These show that sites 2, 3, 5/6 and 7, all of which scored well in our analysis, appear to be potentially viable and with apparently interested owners. Site 5/6 (which is in single ownership) is taken as one site, as only together is there potential for access issues to be resolved.

All our access enquiries have tried to establish whether there could be practical and viable vehicle access to each of the sites but has not, as yet, addressed any off site issues that may affect connections to the principal road network. Indeed, all the sites have some access issues that will require specialist consideration by Highways Officers at Wiltshire Council should development be proposed.

**The short list, from which a range of Options for selection has been prepared, is therefore:**

**Site 2: LP High St, adj. 'The Farm'**

A small site with ready access onto a service road



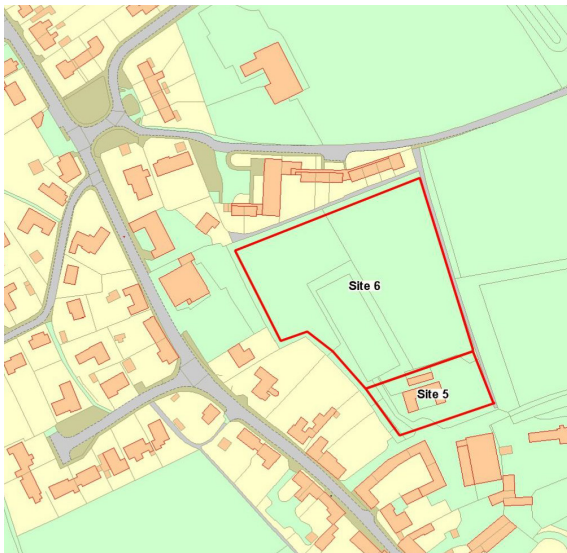
**Site 3: Behind WL High St/Orchard Place/White St**

A large site with ready access onto a minor road



**Site 5/6: WL High St, within Equestrian Centre**

A medium sized site with access issues that need to be resolved



**Site 7: Behind Lavington Lane/Sandfield/Newby Close**

A large site\* that the owners indicate would require access from Lavington Lane (\*refer to Policy Env1)



**A map of the Short List sites is at Annexe K.**

### 9.2.1.5 DISTRIBUTION

Having identified the sites where development could be provided, and acknowledging that developing them all would exceed the constraints set out within the Plan Purpose, we now need to consider which of the short listed sites, if taken together, would provide the ideal mix of opportunity or whether one single site would suffice.

During the initial public consultation, questionnaire feedback showed that there was widespread support for development on a number of sites, rather than just one. Indeed, 61% thought that development should be on two or three small sites with 22% saying that a mixture of the two solutions would be suitable – that is, a small site and a large site. However, almost half (46%) said that more affordable housing was needed.

The adopted Core Strategy sets out a plan for an appropriate mix of types, sizes and tenures, particularly to address affordable housing needs. In this area, it requires that a minimum of 30% of affordable houses must be provided in all new schemes of 5 or more houses. New schemes of less than 5 houses will not require any affordable houses to be built.

**To that end, and to continue providing a range of possible solutions for further consultation at this stage, a number of possible combinations of the Short List sites have been developed:**

**Option A      Sites 7 + 2**

**Option B      Site 7**

**Option C      Sites 3 + 5/6**

**Option D      Sites 3 + 2**

The choices presented all provide site capacity within the range of growth that would meet the Plan Purpose. This means that individual small sites (that would provide very little scope) or combinations of the largest sites (that would provide too much) have not been presented as options. There is one single larger site within the Short List site that would meet the Plan Purpose, and is also a SHLAA site, that is also offered as a single choice for consideration.

**Our Consultation asks:**

**C3: Please rank in order of preference the four options set out in Table 2 on the following page, each presented with a short resume of their 'pros and cons';**

**C4: Are there any other development options that you feel should be considered?**

**TABLE 2 Site Development Options**

<p><b><u>Option A - Sites 7 + 2 (Site 7 behind Lavington Lane/Sandfield/Newby Close; Site 2 LP High Street adj. 'The Farm')</u></b></p> <ul style="list-style-type: none"> <li>• Provides choice of sites close and fairly close to heart of each village, primary school and facilities with one site in West Lavington and one in Littleton Panell;</li> <li>• 7 has long been unused scrub grass land crossed by a well used path;</li> <li>• Large capacity but offers some scope for community benefits on 7 to adjacent school or village hall / recreation ground;</li> <li>• 7 may be suited to providing family accommodation because of its scale and proximity to school and facilities;</li> <li>• 7 has low impact on most wider views, Lavington Lane could be screened by planting;</li> <li>• 7 has significant capacity with possible scope for direct community benefit on site through planting, carpark and footpath enhancements;</li> <li>• Development of site 7 would require a landscaped buffer zone adjacent to both the Parish boundary and Lavington Lane;</li> <li>• 2 has long been unused scrub grass land adjacent to a recent farmyard development with previous use being intensive chicken houses (now demolished);</li> <li>• Combination of 2 and 7 would be likely to provide a choice of style and density of housing due to size and location of each site.</li> </ul>	<p><b><u>Option B - Site 7 (behind Lavington Lane/Sandfield/Newby Close)</u></b></p> <ul style="list-style-type: none"> <li>• Provides a single large site close to heart of village, primary school and facilities;</li> <li>• 7 has long been unused scrub grass land crossed by a well used path;</li> <li>• Large capacity but offers some scope for community benefits on 7 to adjacent school or village hall / recreation ground;</li> <li>• 7 may be suited to providing family accommodation because of its scale and proximity to school and facilities;</li> <li>• Low impact on most wider views, Lavington Lane could be screened by planting;</li> <li>• Has significant capacity with possible scope for direct community benefit on site through planting, carpark and footpath enhancements;</li> <li>• Development of this site would require a landscaped buffer zone adjacent to both the Parish boundary and Lavington Lane.</li> </ul>
<p><b><u>Option C - Sites 3 + 5/6 (Site 3 behind WL High Street/Orchard Place/White Street; Sites 5/6 WL High Street within Equestrian Centre)</u></b></p> <ul style="list-style-type: none"> <li>• Provides choice of sites close to the historic centre of West Lavington village but concentrated at its southern end;</li> <li>• 3 has recently been grazing land for sheep, now unused grass land, overlooked by adjacent houses and footpath users;</li> <li>• 3 has significant capacity with possible scope for direct community benefit on site through planting and footpath enhancements;</li> <li>• 3 is well screened from views from outside the site by hedgerows which would need to be retained;</li> <li>• 5/6 would mean loss of local equine facilities and impact some views in centre of village;</li> <li>• Combination of 3 and 5/6 could probably provide a choice of style and density of housing due to size and location of each site.</li> </ul>	<p><b><u>Option D - Sites 3 + 2 (Site 3 behind WL High Street/Orchard Place/White Street; site 2 LP High Street adj. 'The Farm')</u></b></p> <ul style="list-style-type: none"> <li>• Provides a choice of sites fairly close to the heart of the village with one at each end in West Lavington and Littleton Panell;</li> <li>• 3 has recently been grazing land for sheep, now unused grass land, overlooked by adjacent houses and footpath users;</li> <li>• 3 has significant capacity with possible scope for direct community benefit on site through planting and footpath enhancements;</li> <li>• 3 is well screened from views from outside the site by hedgerows which would need to be retained;</li> <li>• 2 has long been unused scrub grass land adjacent to a recent farmyard development with previous use being intensive chicken houses (now demolished);</li> <li>• Combination of 3 and 2 could probably provide a choice of style and density of housing due to size and location of each site.</li> </ul>

## 10.0 OUR POLICIES

To deliver the Objectives a number of draft policies are put forward. Once the Plan is approved these will be used by both the Parish Council and Wiltshire Council to influence future development.

### 10.0.1 Objective 1: Housing Development

#### Policy H1

**The existing 'Limits to Development' settlement boundary will be largely retained subject to being slightly amended to reflect some existing changes on the ground and extended to include any additional sites that are proposed for new housing development in this Plan.**

#### Reason

The existing boundary has been examined during the Plan process and is felt to remain largely relevant apart from certain minor changes to reflect some changes that have already taken place. Most significant of these are two instances where new development has been constructed at Dauntsey's School and Littleton Farm. The boundary will be amended to reflect such areas and also to include any specific sites that are identified in the Plan for new housing development in order that a new, consistent boundary is established.

#### Policy H2

**Sites that are designated within this Plan for future housing development shall be required to prepare and agree with the Parish Council a Development Brief for the site before any planning permission is granted. This brief shall specify the number and type of housing units, the layout of the site, access arrangements, design principles, landscaping and sustainable drainage proposals.**

#### Reason

Having identified specific sites for new housing development within this Plan the intention is also to ensure that the Parish Council can bring proper influence upon the type of housing, its location and design to ensure that these fit into the fabric of the village. By agreeing a detailed brief with the developer for these sites the wishes of the community can be properly matched with both the practical and commercial issues that need to be considered for each site. It should also then allow the formal planning application process to be fully supported by the community.

#### Policy H3

**All new development shall demonstrate good quality design that complements the fabric of the existing built up area, uses good quality harmonious materials and respects views around the village with reference to the height, scale and density of new buildings.**

This Objective ensured account was taken of the existing Village Design Statement, which consultation has shown to be significantly important for the local community. Therefore, this Plan embraces the expressed need to maintain and enhance the traditional character of the village and its environs. All new development should therefore respect the local character of the area, ensuring that the building height, size and choice of external materials complement the existing fabric and do not obscure important views into and out of the village.

## 10.0.2 Objective 2: Economy

### Policy E1

**Sites that are in use for commercial, industrial, office or other employment generating purposes shall be encouraged to remain in such use to continue to provide employment in the locality. Any proposals that seek to reuse such sites for residential purposes shall be resisted unless exceptional circumstances can be demonstrated.**

#### Reason

The villages have considerable amounts of local employment in schools, care homes and other local businesses, many of the latter of which operate from the homes of individuals rather than dedicated commercial premises. It is felt that one of the greatest benefits to local business in the short term will be the substantial upgrading of the internet network that is due to be completed shortly. There does not, at present, appear to be any commercial pressure to identify any proposed area of land for new business units but equally we would not wish to see the loss of any existing employment premises to other uses.

### Policy E2

**The intensification, refurbishment or redevelopment of existing commercial or agricultural buildings within the settlement boundary for the purposes of new business development will be supported in principle providing that there are no negative impacts on the local environment or on adjacent residents by reason of noise, smell, loss of visual amenity or undue traffic generation.**

#### Reason

Whilst it is unlikely to be commercially viable to identify specific new sites for employment purposes there are a number of older non-residential premises within the settlement boundary that may prove to be suitable for conversion to the types of premises that could be suitable for small business ventures. This could provide additional sources of employment within the village and will be supported providing that it does not have a negative effect on residents or the local environment.

## 10.0.3 Objective 3: Community Facilities

### Policy CF1

**Proposals to expand, refurbish or redevelop the Village Hall and its surrounding parking, recreation and access arrangements in order for it to provide a more effective “hub” for community activities shall be encouraged.**

#### Reason

The Village Hall plays an important part in the life of the local community but it has become dated in certain respects. Initiatives are underway to make plans and raise funds to improve the facilities and thereby the part that the Hall can play in the local community. Such plans may, in the future, include proposals to expand or alter the building and its adjacent parking areas and these should be encouraged.

## **Policy CF2**

**The open spaces designated in the plan around Dauntsey's School, Dauntsey's Academy Primary School and the Recreation Ground shall be maintained solely for the purposes of supporting the activities of the schools and the villages and no development shall be permitted other than that which may be required to expand or improve the facilities or services of the schools or the Village Hall.**

### **Reason**

The designated open spaces for the villages are an intrinsic part of their character and provide a wealth of amenity space. They are also of key importance to the schools in providing both excellent facilities and a strong rural character. It is therefore essential that such open spaces are preserved but it is also recognised that the schools, and indeed the Village Hall, may on occasions in the future seek to use small areas of such space to complement and improve their facilities. Such proposals would, in principle, be supported. The purpose of this Policy is to ensure that areas of playing field land should not be sold off for independent development for residential or other uses that are unrelated to school or community functions.

## **10.0.4 Objective 4: Transport and Infrastructure**

### **Policy T1**

**All future development should incorporate adequate on-site provision for parking and the storage of refuse collection bins. Dwellings will be expected to demonstrate on-site parking at the minimum rate required in the <sup>1</sup> [Wiltshire Local Transport Plan 2011-2026 car parking strategy](#) (Note: an exceptions policy is also available, through Wiltshire Council). Refuse collection storage should be screened and easily accessible to the collection point.**

### **Reason**

It is common for families to now have a requirement for several cars for parents and older children. Similarly, refuse/recycling bins now occupy a significant amount of space and need to be both accessible but screened. Some recent developments have provided inadequate space for parking and refuse bins which has resulted in a substantial clutter of cars and bins that spoil the character of the area and can be unsafe for pedestrians. The purpose of this Policy is to improve safety and maintain the character of the area.

<sup>1</sup> 1 bedroom= 1 space; 2-3 bedrooms= 2 spaces; 4+ bedrooms= 3 spaces; Visitors= 0.2 unallocated spaces.

## **10.0.5 Objective 5: Environment**

### **Policy Env1**

**Where any proposed new development is adjacent to the Parish boundary a landscaped buffer shall be required to ensure the continued visual separation between settlements.**

### **Reason**

In order to conserve the individual character and identity of the villages it is important that they do not appear to link up with any adjoining development in adjacent parishes. This is most at risk in the Lavington Lane area due to the short distance to Market Lavington. It will therefore be important that any development in such areas can be carefully sited and landscaped to ensure that the two settlements do not appear to visually merge, especially when viewed from the road.

## **Policy Env2**

**Important open views in and around the parish need to be protected from any form of development that would intrude into the landscape because of its height, scale, colour or materials. In addition the existing open character of the older parts of the villages and the Conservation Area should be maintained.**

### **Reason**

The Plan seeks to maintain the traditional landscape views and historic open character of the villages and their surrounding area on the edge of Salisbury Plain. Any new structures that would obtrude into such views would seriously prejudice the character of the Plan area. This aspect of the Plan had overwhelming public support in our consultation exercises.

## **Policy Env3**

**Proposals to enhance the village and surrounding areas through appropriate landscaping and planting, especially around playing fields and any new developments, should be encouraged.**

### **Reason**

The Plan seeks to enhance the environment of the village wherever possible and there are areas where additional landscaping and planting could make the area more attractive. Appropriate landscaping proposals will be expected as part of any new development.

## **Our Consultation asks:**

**C5: Do you agree with the Policies that are proposed in the Draft plan? If you disagree with any please specify.**

**C6: Are there any important policies that are within the use and development of land scope of a Neighbourhood Plan that you feel have been omitted and should be proposed?**

## 11.0 OUR VOICE

A series of consultation activities has been undertaken throughout the development of Our Plan, ensuring that the Plan process remains community-led. This is consistent with the expectations set out in Wiltshire Council's guidance, and is required by the Parish Council's Consultation, Communication and Engagement Policy.

The Strategy is therefore to inform and engage with as wide and diverse audience as practicable, seeking views at key stages in the Neighbourhood Planning process. This activity will draw on established good practice, selecting the most appropriate methods drawn from the Parish Council's policy, and be evidenced to the satisfaction of the independent Inspector.

### 11.1 CONSULTATION STRATEGY

During the initial scoping stages a number of informal consultation opportunities arose at public events, including a community focus survey of community groups that provide facilities and services within the parish. The decision of the Village Hall committee to consult each household on proposals to rejuvenate the Hall also drew useful comment on a number of wider community issues.

**A full inventory of these activities and their analyses is in the Issues Report at Annexe C.**

As issues emerged through this feedback a more structured approach became required, arranged in distinct phases:

#### *11.1.1 PHASE ONE*

Each household, together with businesses, schools, and other stakeholders such as the doctors' surgery was circulated with a questionnaire, designed to seek views on land-based development and other issues facing the community. To maximise participation, and encourage engagement, advance publicity was arranged, and responses were collected by hand from households. Focus Groups, targeting specific demographic and interest groups, were not used in this phase as they will be better informed at Phase Two.

**A summary of the responses to the household questionnaire is at Annexe D.**

Following the same timeline we submitted a draft Strategic Environmental Assessment (SEA) Scoping Report to Wiltshire Council for informal technical approvals prior to that report being formally consulted with three external statutory consultees – English Heritage, Environment Agency and Natural England. Their responses are incorporated in Appendix D of the final version of the Scoping Report.

#### *11.1.2 PHASE TWO*

Following analysis of Phase One responses and consideration of feedback from the Planning Consultant's SEA Scoping Report, the Consultants were commissioned to research preliminary 'site allocations' for possible development. This work was then used to begin drafting Our Plan.

This phase of the Consultation Plan places the draft Neighbourhood Plan with options for site development into the community for the first time, together with the SEA Scoping Report. Consultees include the same range of stakeholders as Phase One, whilst ensuring that information assembled during the scoping and research phase is presented to promote informed debate.

**A summary of the responses to this consultation will be published with the second draft Plan.**



### *11.1.3 PHASE THREE*

Following any modifications that arise during the second phase, and after considering any technical issues arising from Wiltshire Council, the draft Neighbourhood Plan incorporating a Sustainability Assessment as well must then be subject to formal consultation in a proposed 'final form' for a minimum period as set out in Wiltshire Council guidance, before its submission to an independent Inspector. If the Inspector approves, Wiltshire Council will then be asked to arrange a referendum and, subject to the vote being 51% or more in support, will be required to process adoption of the Plan into the Local Development Framework.

## 11.2 FIRST DRAFT PLAN - THE OPTIONS FOR CONSIDERATION

This is the first Draft Neighbourhood Plan for the West Lavington Parish Neighbourhood Area. It will be superseded by further drafts until the Parish Council, as the nominated lead body, and Wiltshire Council as the Planning Authority are satisfied that it should be submitted to the external Inspector for Examination.

As a community-led plan it is of paramount importance that Our Plan reflects the aspirations and wishes of the community, who have been encouraged at key stages to be involved and have a voice. That process has included the development of a number of conclusions, and consequentially in some cases a number of choices, prepared by the Steering Group. Each has been drawn from the evidence base that it has assembled and analysed, and each has been set out in its own context throughout this draft Plan.

### **Our Consultation asks:**

#### **C7: Are there any other matters concerning the Scoping Study or the process and proposals in the Draft Plan that you would like to comment upon?**

A summary is set out below of all the matters upon which views are now sought, in order that the second draft Plan can be prepared:

<b>ITEM</b>	<b>PAGE</b>
<b>C1: Is the level of housing growth proposed over the Plan period acceptable?</b>	14
<b>C2: Do you support the proposed Settlement Boundary incorporating only minor revisions but subject to the inclusion of any additional designated housing sites that are proposed by this Plan?</b>	15
<b>C3: Please rank in order of preference the four options set out in Table 2</b>	21
<b>C4: Are there any other development options that you feel should be considered?</b>	20
<b>C5: Do you agree with the Policies that are proposed in the Draft plan? If you disagree with any please specify.</b>	25
<b>C6: Are there any important policies that are within the use and development of land scope of a Neighbourhood Plan that you feel have been omitted and should be proposed?</b>	25
<b>C7: Are there any other matters concerning the Scoping Study or the process and proposals in the Draft Plan that you would like to comment upon?</b>	12/28

**PLEASE NOTE:** All representations will be publicly available and may also appear on the parish website and/or the Wiltshire Council website. Submissions must not contain offensive or defamatory language.

### **Data Protection**

West Lavington Parish Council has a duty to protect personal information and will process personal data in accordance with the Data Protection Act 1998 and any amendments to the Act. The personal data you provide will only be used for the purpose of this Neighbourhood Plan and the Wiltshire Development Framework. It may also be used for the prevention or detection of fraud or crime and in an anonymised form for statistical purposes. The data will be stored on computer and/or manual files. You have a right to a copy of your information held by any organisation, with some exemptions. To gain access to your personal data held by the parish council or if you have any Data Protection concerns please contact the parish council's Data Protection Officer (the Clerk to the Council) on 07782 251464 or email [clerk@westlavington.org.uk](mailto:clerk@westlavington.org.uk) .

## **12.0 SUSTAINABILITY ASSESSMENT**

This section is deliberately left blank at this first draft stage. An assessment will be prepared within the second draft Plan preparation process.

## **13.0 HABITATS REGULATIONS ASSESSMENT**

This section is deliberately left blank at this first draft stage. The need for an assessment will be considered by Wiltshire Council later in the Plan preparation process.

## **14.0 COMPLIANCE STATEMENT**

This section is deliberately left blank at this first draft stage. The Statement will be prepared at the conclusion of the Plan preparation process.



## 15.0 TABLES AND ANNEXES

	Page
<b>Table 1</b>	<b>West Lavington Parish – Population and Housing</b>
<b>Table 2</b>	<b>Site Development Options</b>

### Annexe

<b>A</b>	<b>Steering Group membership</b>
<b>B</b>	<b>Plan Area Designation Application and Approval</b>
<b>C</b>	<b>Issues Report</b>
<b>D</b>	<b>Questionnaire and result analysis</b>
<b>E</b>	<b>a) SEA/SA Scoping Report b) Site assessment scores against Scoping Report criteria</b>
<b>F</b>	<b>Settlement Boundary – current and minor revisions proposed</b>
<b>G</b>	<b>Excluded land areas map</b>
<b>H</b>	<b>Sites included for full assessment map</b>
<b>I</b>	<b>Sites set aside map</b>
<b>J</b>	<b>Site owners’ enquiries and access analysis</b>
<b>K</b>	<b>Short List sites map</b>

## **ANNEXE A STEERING GROUP MEMBERSHIP**



# **WEST LAVINGTON PARISH COUNCIL**

## **WEST LAVINGTON PARISH NEIGHBOURHOOD AREA**

### **NEIGHBOURHOOD PLAN STEERING GROUP**

**(as at October 2015)**

Nick Barnes

Steve Barr

Cllr Steve Coxhead

Glyn Evans

Cllr Liz Evans

Cllr Julia Ford

Cllr Sandra Gamble (Chair)

Eileen Hinton

James Miles-Hobbs

Su Newson

Mike Page

Paul Rayner

Rev. Pat Strowger

Chris Thorne (Technical Advisor)

#### **Ex-officio**

Mark Cooke (Wiltshire Council Liaison Officer)

**To contact the Steering Group, or to express an interest in joining in with developing the Plan, please contact the Clerk to the Parish Council in the first instance**

KAYE ELSTON [clerk@westlavington.org.uk](mailto:clerk@westlavington.org.uk) 07782 251464





## **ANNEXE B (a) PLAN AREA DESIGNATION APPLICATION**



# Wiltshire Council Neighbourhood Area Application Form



Economy and Regeneration  
Wiltshire Council  
County Hall  
Bythesea Road  
Trowbridge  
Wiltshire  
BA14 8JN



neighbourhood.planning@wiltshire.gov.uk

Application to designate a Neighbourhood Area  
Town and Country Planning Act 1990  
Neighbourhood Planning (General) Regulations 2012

## Publication of applications on the Wiltshire Council website

Please note that the information provided on this application form may be published on the Authority's website. If you require any further clarification, please email [neighbourhood.planning@wiltshire.gov.uk](mailto:neighbourhood.planning@wiltshire.gov.uk)

Please complete using block capitals and black ink

### 1. Parish Clerk details

Title, First name **Mr Peter**  
Last name **Baxter**  
Unit, House number, House suffix **7**  
House name .....  
Address 1 **Rickbarton**  
Address 2 **West Lavington**  
Address 3 .....  
Town **Devizes**  
County **Wiltshire**  
Postcode **SN10 4LU**  
Email **clerkpc@sky.com**

### 2. Additional contact details (if different from parish clerk)

Title, First name .....  
Last name .....  
Unit, House number, House suffix .....  
House name .....  
Address 1 .....  
Address 2 .....  
Address 3 .....  
Town .....  
County .....  
Postcode .....  
Email .....  
Position in relation to the Neighbourhood Area application  
.....

### 3. Relevant body:

Please confirm that you are the relevant body to undertake neighbourhood planning in your area in accordance with section 61G of the 1990 Act and section 5C of the 2012 Regulations.

Yes: ☒

No: ☐

Name of relevant body: **West Lavington Parish Council** .....

**Note:** In areas covered by a town or parish council the town or parish council is the relevant body. For applications covering more than one town or parish council area a lead or 'named' body should be nominated for the purposes of administering the neighbourhood area application. Please provide details of the lead or 'named' parish above, and also provide further details of the other parishes covered in section 4 below.

### 4. Applications covering more than one parish area:

Does your application cover more than one parish area?

Yes: ☐

No: ☒

If yes, please list all the parish areas covered by the area application:

**Note:** An application which covers more than one parish area will only be validated where each parish concerned has given their consent to be included in the application. Please provide evidence of this consent by including signed consent forms with your application (consent forms are available online at: [www.wiltshire.gov.uk/neighbourhoodplanning](http://www.wiltshire.gov.uk/neighbourhoodplanning)).

### 5. Name of Neighbourhood Area

Please give a name by which your neighbourhood area will be formally known.

Parish of West Lavington Neighbourhood Area .....

## 6. Extent of area

Please attach an OS plan showing the extent of the proposed neighbourhood area and indicate below the relationship of the proposed area to parish boundaries.

Proposed area covers the whole of a single parish boundary area:

Proposed area covers part of a single parish boundary area:

Proposed area covers multiple parish boundary areas:

Where the proposed area covers multiple parish boundary areas, please specify below as to whether each of the parishes is included in whole or in part within the proposed area:

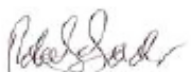
## 7. Reasons for considering the area appropriate

Please describe below why you consider this area is appropriate to be designated as a neighbourhood area and indicate whether you are intending to prepare a neighbourhood development plan and/or a neighbourhood development order (continue on separate sheet if necessary).

To provide a planning framework and policies that will stimulate appropriate development for the community, especially for both young families and older residents, and to enhance the local economy, community facilities and services whilst also conserving the village and countryside environment. A ND Plan is proposed in order that the settlement boundary in the Core Strategy can be amended to accommodate a framework for controlled development whilst inappropriate proposals can be defended within the Core Strategy mechanism. Full briefing attached.

## 8. Declaration

I hereby apply to designate a neighbourhood area as described on this form and the accompanying plan.

Signed:  .....

Name: **Peter Baxter** .....

Position: **Clerk** .....

Date: **16 February 2013** .....

**Note:** In the case of applications covering more than one parish area signed consent forms are required from each parish concerned.

Please note that if your application is validated we will need the assistance of the relevant town and/or parish councils to appropriately publicise the application, including by displaying notices on town/parish council notice boards.



## **ANNEXE B (b) PLAN AREA DESIGNATION CONTINUATION**





Wiltshire's Core Strategy designates the rural villages of West Lavington and Littleton Panell collectively as a 'Large Village', their boundary now being blurred to form virtually one continuous community. Both villages can trace their histories back to the Bronze Age, were mentioned in the Domesday Book, and have a well-documented social history, including the influence of principal agricultural landowners and their tenanted workers.

Taken together the two villages form the Parish of West Lavington, which sits astride the A360 north/south corridor linking Devizes with the south of the county. The parish, covering approximately 2395 hectares and with a population of approximately 1200, sits on the northern escarpment of Salisbury Plain. Substantial parts of the parish area are open farmland within the MoD Salisbury Plain Training Area, which itself has large areas of rare chalkland and Sites of Special Scientific Interest.

Crossing the parish along the length of the escarpment is the B3098 'corridor' linking the villages of Erlestoke, Great Cheverell, Little Cheverell, Market Lavington and Easterton, before linking further east to Urchfont and the more easterly trunk route of the A345.

The adjacent Market Lavington is identified in the Core Strategy as a 'Local Service Centre', and whilst West Lavington has an old village hall, a primary school, a private boarding school, a small shop, a doctors surgery, and (currently) two pubs, the 'Local Service Centre' has a variety of shops, several pubs, primary and secondary schools, small businesses, a modern community centre, pharmacy and doctors' surgery and a Post Office. The two villages are separated by green field and woodland. This Neighbourhood Development Plan (NDP) will seek to identify potential for some limited non-strategic development both inside and (subject to consultation) outside the current West Lavington settlement boundary that adds to the current 534 properties, but within the parish boundary. It is intended that a locally distinctive policy framework be established that will permit retention of substantial tracts of open space within the parish, whilst maintaining the essential independent character of the two 'Lavingtons'. It is appropriate therefore that the larger but well-established and recognisable parish boundary, rather than the settlement boundary, be regarded as the designated area for Neighbourhood Planning. It is intended to enter into detailed consultation with Market Lavington Parish Council and other stakeholders such as schools, to ensure development plans of both communities are fully consistent with each other. This will ensure that each is able to capture the differing needs and aspirations of two very different communities in a form that is suitable for them, and which would not be practicable in a joint Plan.

The smaller villages of Erlestoke and the Cheverells have very few facilities but none the less a very strong sense of their own community, valuing their rural setting, spatial separation, and character. By confirming our own settlement boundary in an NDP a clear position limiting westward development of our community towards Little Cheverell can be set out, and again full consultation between our communities will be managed within the Plan process. Indeed, it is considered that constructive liaison with both the neighbouring parishes, which is necessarily an essential component of the process, would best be achieved through bilateral discussions with each parish, taking account of the specific issues and differences across each parish boundary.

The Parish of West Lavington can be regarded as a 'gateway' to Salisbury Plain and its significant environmental attributes. Much is also within a Conservation Area. Despite this, public meetings have already demonstrated that the community wants some limited development of sustainable housing and be able to provide affordable homes for local people some of whom are more elderly residents who wish to remain near their families but may now prefer smaller properties. The area is serviced by strategic bus routes to main towns, and Pewsey rail station is not far distant, although Plan and Core Strategy objectives are to encourage the longer term development of a rail station at Lydeaway or similar accessible location. Such developments, and the attendant community infrastructure levy contributions, are intended to sustain and enhance the vibrancy and diversity of the community, whilst placing the community itself in control of how that development is managed.

Development also brings issues of traffic and congestion, both of which are already controversial issues, with high and heavy vehicles taking inappropriate routes through narrow lanes and encountering the low-height railway bridge. This Plan will take into account the impact on transport more generally, as well as seek to influence routing of through traffic away from the area.

The community, led by a strong Parish Council of eleven Members, already has experience of producing a well-consulted Village Design Statement, being adopted by the then District Council in September 2004. Work is already well-established to put in place similar structures and representation across the many interests in the community to prepare for the new Neighbourhood Planning and referendum process.



## **ANNEXE B (c) PLAN AREA DESIGNATION APPROVAL**



## **NOTIFICATION OF DECISION REGARDING THE APPLICATION FOR DESIGNATION OF WEST LAVINGTON PARISH NEIGHBOURHOOD AREA UNDER SECTION 61G OF THE TOWN AND COUNTRY PLANNING ACT 1990 AS AMENDED**

### **APPLICANT:**

West Lavington Parish Council

### **APPLICATION:**

Application for the Designation of West Lavington Parish Neighbourhood Area

**Pursuant to the Wiltshire Council constitution and in particular Paragraph 4(a) of Part 3B the Service Director for Economy and Regeneration within whose remit Spatial Planning falls is authorised to consider the area designation applications for Neighbourhood Plans and if appropriate approve applications.**

### **DECISION:**

**The Designation of West Lavington Parish Neighbourhood Area is approved** in accordance with section 61G of the Town and Country Planning Act 1990 as amended for the purposes of Neighbourhood Planning. The reasons for this decision are set out in the accompanying 'Neighbourhood Area Designation Application Report'.

Signed:

A handwritten signature in black ink is written over a faint, light-grey map of a parish area. The signature is cursive and appears to read 'Alistair Cunningham'.

Alistair Cunningham  
Service Director  
Economy and Regeneration

Dated: 17.07.13

**NEIGHBOURHOOD AREA DESIGNATION APPLICATION REPORT – OFFICERS DECISION ACTING UNDER DELEGATED POWERS**

<b>Date of application</b>	<b>08.04.13</b>
<b>Date of decision</b>	<b>17.07.13</b>
<b>Name of proposed designation</b>	<b>West Lavington Parish Neighbourhood Area</b>
<b>Community Area</b>	<b>Devizes Community Area</b>

## **1. INTRODUCTION**

1.1 Pursuant to the Wiltshire Council constitution and in particular Paragraph 4(a) of Part 3B the Service Director for Economy and Regeneration within whose remit Spatial Planning falls is authorised to consider the area designation applications for Neighbourhood Plans and if appropriate approve applications.

## **2. BACKGROUND**

2.1 The power to designate a Neighbourhood Area is exercisable under section 61G of the Town and Country Planning Act 1990. Under Regulation 5(1) of The Neighbourhood Planning (General) Regulations 2012 (which came into force on 6 April 2012) an area application has to include a map which identifies the area to which the application relates, a statement explaining why this area is considered appropriate to be designated as a neighbourhood area and a statement that the body making the application is a relevant body for the purposes of section 61G(2) of the 1990 Act.

2.2 West Lavington Parish Council forms the ‘relevant body’ (for the purposes of section 61G (2) of the Town and Country Planning Act 1990) and submitted an application for the designation of West Lavington Parish Neighbourhood Area. The application is for the whole area of West Lavington Parish to be designated as a Neighbourhood Area for the purposes of Neighbourhood Planning and so satisfies section 61G(3) of the Act. The submission of the application complied with the regulations.

2.3 It is understood that a West Lavington Neighbourhood Plan Steering Group has been set up to prepare the plan and is led by the Parish Council, which includes a cross section of community representatives that meet regularly to develop the draft plan.

## **3. PROCEDURE**

3.1 Under section 61H of the 1990 Act whenever a local planning authority exercises powers under section 61G to designate an area as a neighbourhood area, consideration must be given to whether the authority should designate the area concerned as a business area. The designation of the specified area can only occur if the authority considers that the area is wholly or predominately business in nature [Section 61H (3)].

3.2 If the application for the Designation of this Neighbourhood Area is approved, then Regulation 7(1) of the Neighbourhood Planning (General) Regulation 2012 requires the designation to be publicised. If the application is refused, reasons must be given under 61G(9) of the 1990 Act and Regulation 7(2) of the Regulations requires the decision to be publicised.

#### **4. CONSIDERATION AS TO WHETHER OR NOT TO DESIGNATE**

- 4.1 In determining the application for the designation as a Neighbourhood Area regard must be had to the desirability of designating the whole area.
- 4.2 The issue is whether or not the specified area is an 'appropriate area to be designated as a Neighbourhood Area'.
- 4.3 The fact that the designation of the West Lavington Parish Neighbourhood Area would allow a Neighbourhood Plan to be prepared does not form part of the determination of this application.

#### **5. REASONING FOR DESIGNATION**

- 5.1 The two villages of West Lavington and Littleton Panell are located within the Parish of West Lavington. They are identified together as a Large Village within the emerging Wiltshire Core Strategy. The proposed plan seeks to identify some non-strategic development within and outside of the settlement boundary and the designation of the whole Parish area will allow this to be achieved.. West Lavington Parish Council also has the aspiration to consider wherever green space within the parish should be protected. In recognition of the character of the adjoining parishes, in particular the adjacent Market Lavington Local Service Centre, there is a commitment to undertake constructive liaison with neighbouring parishes to ensure the development plans of any communities are consistent.
- 5.2 The specified area falls completely within the Council's area.
- 5.3 The application for designation as a Neighbourhood Area was publicised for a period of 6 weeks and 2 days from 9am Monday 8<sup>th</sup> April until 5pm Wednesday 22<sup>nd</sup> May 2013. This included West Lavington Parish Council publicising the proposed area designation within the Parish area.
- 5.4 No responses were submitted in support of or against the area designation during the consultation period.
- 5.5 The proposed West Lavington Parish Neighbourhood Areas is coherent, consistent and appropriate in planning terms.

#### **6. CONCLUSION**

- 6.1 The lack of response to the consultation has been considered. However, as the area application has been put forward by the locally elected Parish Council and retains the existing parish area, it is deemed an appropriate area to designate and upon which to base a subsequent Neighbourhood Plan.
- 6.2 The specified area is not wholly or predominantly business in nature and so it is inappropriate to designate it as a business area.
- 6.3 It is also considered that it is not desirable that only part of such parish areas be designated as this could lead to fragmented approach within those areas.
- 6.4 The specified area without modification should be designated as a Neighbourhood Area for the reasons set out in the application. The area includes the built area for which they are planning and will enable the Neighbourhood Plan to address a range of issues including identifying and allocating

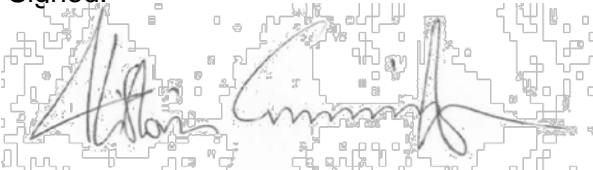
appropriate levels of non strategic development.

6.5 A copy of this report will be sent to the West Lavington Parish Council.

## **7. DECISION**

**7.1 The Designation of the West Lavington Parish Neighbourhood Area is approved** in accordance with section 61G of the Town and Country Planning Act 1990 as amended for the purposes of Neighbourhood Planning.

Signed:

A handwritten signature in black ink, appearing to read 'Alistair Cunningham', is written over a faint, light grey grid pattern.

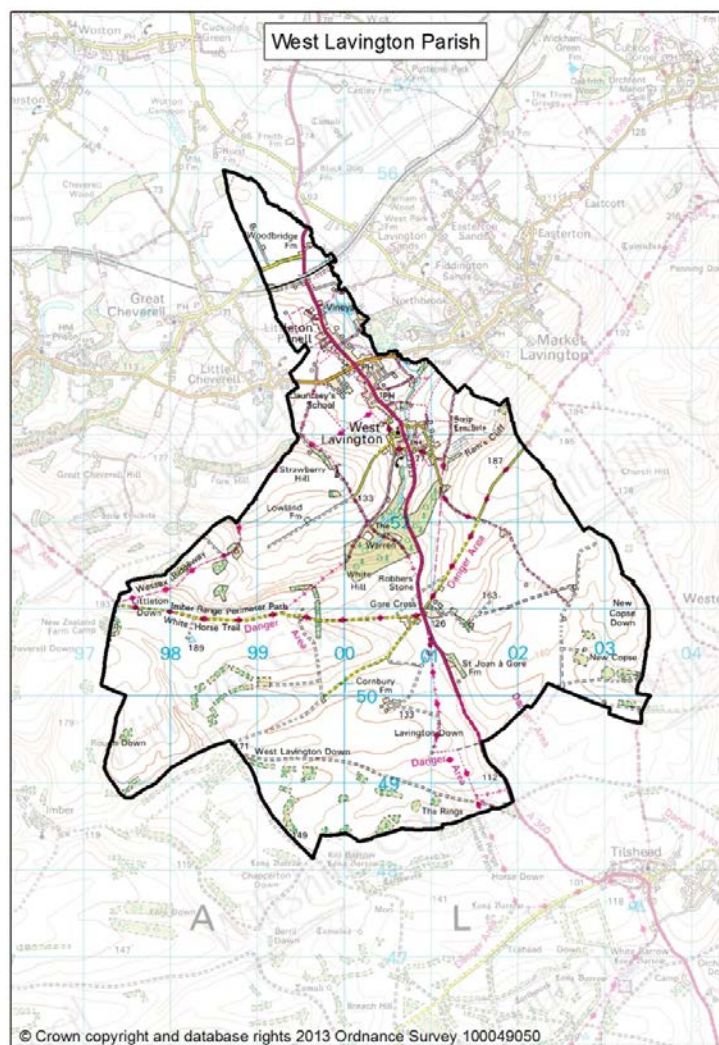
Alistair Cunningham  
Service Director  
Economy & Regeneration

Dated: 17.07.13



## DECISION REGARDING THE APPLICATION FOR DESIGNATION OF WEST LAVINGTON PARISH NEIGHBOURHOOD AREA UNDER SECTION 61(G) OF THE TOWN AND COUNTRY PLANNING ACT (AS AMENDED)

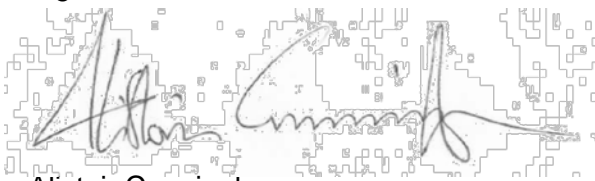
1. I have no private interests to declare in respect of this matter which would prevent me from determining this application.
2. I hereby exercise power under section 61G of the Town and Country Planning Act 1990 (as amended) ("the Act") and all other powers delegated to me to designate the area identified on the map below as the West Lavington Parish Neighbourhood Area for the purposes of section 61G (1) of the Act as I am satisfied that the area is an appropriate area to be designated as a neighbourhood area. I do not designate it as a business area for the purposes of section 61H (1) of the Act as it is not wholly or predominately business in nature.
  - a) Name of neighbourhood area: West Lavington Parish
  - b) Map of neighbourhood area:



c) Relevant body: West Lavington Parish Council form the 'relevant body' (for the purposes of 61G(2) of the Town and Country Planning Act 1990)

3. I have made this decision in line with the information set out in the 'Neighbourhood Area Designation Application Report'.

Signed:

A handwritten signature in black ink, appearing to read 'Alistair Cunningham', is written over a faint, light-grey background pattern of small squares and lines.

Alistair Cunningham  
Service Director  
Economy and Regeneration

Decision published: 17.07.13

## **ANNEXE C BASELINE ISSUES REPORT**



# **West Lavington Parish Neighbourhood Area**

## **Neighbourhood Plan**

### **Issues Report**

#### **Contents**

Introduction, Initial Steps and Objectives

Development

Economy

Community Facilities

Transport

Environment

Recommendations

Appendices

Appendix A

Appendix B

Other Appendices to follow

# **Neighbourhood Plan**

## **Issues Report**

### **INTRODUCTION**

The purpose of this report is to present the main body of the work so far undertaken by the Parish Council Neighbourhood Plan Steering Group. The report sets out the relevant background information on the parish that has been compiled by the Steering Group and identifies a wide range of important issues that may have a bearing on the future direction of the Plan. These issues are then examined in greater detail and some tentative initial policies and solutions put forward for discussion amongst the Steering Group, the Council, the Wiltshire Council liaison officers and the consultants that the group are retaining to support the process.

This draft is not intended as one for public consultation. Considerable further work, as well as changes in style and format, will be required before that stage is reached further along the process.

The report is quite lengthy and in due course will have a significant number of appendices. It should form the main body of information that can be added to and updated as the Steering Group progress the work on the Plan. It is also probable that it could be a useful repository of information for the Parish Council, allowing them to take account of background information more easily in their consideration of day to day decisions affecting the future of the villages.

One of the principal matters that has to be taken into account by the Plan is that it is in conformity with the measures proposed by Wiltshire Council in their Core Strategy for Wiltshire. The consultation document for the Core Strategy was first published in February 2012 and has since been subject to a large number of representations and an Examination in Public by an Inspector. The Council has recently published proposed modifications on the Core Strategy, again for consultation, and these will also need to be considered by the Parish and the Neighbourhood Plan.

### **Initial Steps**

The Parish Council set up a Steering Group to progress the Neighbourhood Plan shortly after the proposals to allow this new form of local planning were approved by Parliament in 2011. However the process suffered some delays since planning procedures for Neighbourhood Plans had to be developed locally by Wiltshire Council. Once this was completed, and the guidance published, the Group completed the brief for the Plan and applied formally to Wiltshire Council for approval. Following Statutory advertisement and consultation this was received in early summer 2013.

The Parish Council decided that the Plan should cover the area of the Parish although it is recognised that there may need to be liaison with adjoining Parishes over future proposals. The Plan will define the scope and locations for the future development of the village and equally to identify areas for conservation and enhancement. It will also assess many other aspects of life in the Parish and help to identify policies or solutions to local problems. These aspirations are set out below in the Vision and objectives that were adopted in the Plan Brief.

The Neighbourhood Planning process is required to conform to a significant number of legal requirements and the Steering Group have been advised of these by Wiltshire Council. It became clear that to complete these without professional assistance was likely to be difficult. Accordingly the Parish Council applied to a newly created Government fund and obtained some modest finance to retain professional planning consultants to assist.

A brief was prepared to identify the tasks required from the consultants and a tender process initiated during the summer involving a number of local firms, all of whom are Chartered Town Planners. Impact Planning Services Ltd, of Swindon, have now been appointed by the Parish Council.

The role of the consultants will be to prepare the Strategic Environmental Assessment and to assist in the Site Allocation process, as well as offer general advice. The responsibility for the gathering of information, selection of policies and general direction of the Plan will remain with the Steering Group and the Parish Council.

### **Vision Statement:**

**To provide an evidenced-based planning framework and policies that will stimulate appropriate development for the community, especially for both young families and older residents, and to enhance the local economy, community facilities and services whilst also conserving the village and countryside environment.**

### **Objective 1 Development:**

- (a) to review the village fabric and boundary to identify appropriate scale sites for new housing and any other development or recreational activities to be phased throughout the plan period.*
- (b) To review and take account of other planning policies, including those in the Village Design Statement, and to prepare the Sustainability Appraisal and Strategic Environmental Assessment required to support the plan.*

**Objective 2 Economy:** *to prepare policies and actions that can support the economic development of the parish through stimulating the sustainable development of business, commercial opportunities and jobs including the improvement of broadband services*

### **Objective 3 Community Facilities:**

- (a) to provide a policy framework to support the refurbishment of the village hall and recreation ground complex into a community 'hub' for the village.*
- (b) to set out measures to encourage the growth of community facilities and support networks across the parish.*

### **Objective 4 Transport:**

- (a) to develop policies that support development, whilst ensuring that development itself does not negatively impact on current provision, including arrangements for parking.*
- (b) To develop sustainability policies that encourage modal shift in travel choices.*

**Objective 5 Environment:** *to develop policies to conserve and enhance the environment of the villages and the parish countryside including improved landscaping, access to open spaces and rights of way, quality of watercourses and the encouragement of green infrastructure.*

The sections that follow set out the background information, issues and initial proposals in relation to each of the above topic areas.

## **DEVELOPMENT**

### **Background Information**

In 2001 the total population of the Parish of West Lavington was 1281 of which 1030 people lived in 442 households which occupied 473 dwellings. The remaining 251 people lived in communal establishments (about 90% being Dauntsey's School) (See Table 1).

By 2011 the population had risen to 1502, but an even larger proportion, 351, lived in communal establishments. The household population had risen by 121 people to 1151, derived from an increase in households to 497 and dwellings up to 518.

There has been an increase in the numbers of those of retirement age (29 over the decade). This is more modest than might have been expected. By contrast, the overall growth of dwellings (45) and households (55) in the period has been greater than may have been anticipated from casual observation of development in the area. Indeed, it is not immediately clear where all these additional dwellings are (and this may require some research).

**Table 1 West Lavington Parish – Population and Housing**

	<b>2001</b>	<b>change</b>	<b>2011</b>
Total Population	1281	221	1502
Pop in Communal Estab	251	100	351
Pop in Households	1030	121	1151
Total Pop aged under 15	252	92	344
Aged 16 to 64	797	100	897
Aged 65+	232	29	261
Total Dwellings	473	45	518
Of which Multiple or mobile	29	14	43
Total Households	442	55	497
Tenure owner occupied	292	12	304
Tenure social rented (LA/HA)	84	7	91
Private rented & other tenure	66	32	102

**Source:** Table compiled from 2001 and 2011 Census figures available at [www.neighbourhood.statistics.gov.uk](http://www.neighbourhood.statistics.gov.uk)

The majority of the dwelling stock is in single household accommodation of detached, semi-detached or terraced houses with only a small number of multiple dwellings (mainly for older people) or mobile homes. The predominant tenure is owner occupied with a significant number of social housing units, primarily from previous local authority property. Growth in the "other rented" sector over the period has been appreciable.

These figures provide a statistical context for considering the potential for future growth in the area over the coming years that are to be considered in the Plan. Demand for property is generally high and prices have reflected this falling only to a limited degree during the recent recession. Many houses are sold quite quickly (though those affected by the main road tend to be on the market significantly longer) since the village is generally perceived as an attractive place to live with good access, shops, pubs, bus routes and a selection of schools with a good reputation.



Most recent development has been small scale, on infill plots or of replacement dwellings. One significant site involving the development of a farmyard area has yielded some eleven houses (and a £12372 S.106 contribution to the Parish Council) but this is exceptional in recent years. Recent development has been at the higher end of the market and there is perceived to be a dearth of new houses for young families or for the elderly to downsize and remain in the village.

The village has a conservation area designation over much of its built up area and this fact, combined with the nature of the built fabric and the landscape settings, mean that there are significant environmental restrictions on finding sites that might be suitable for future development. Surveys of the village have shown that large areas of the perimeter are very open to view and could not be built upon without dramatically changing the setting of the village. Sites within or close to the built up area, where open views are not an issue are more restricted.

## **Key Issues**

The key issues in considering future development are:

**The appropriate scale of future development:** initial feedback from public meetings that have explored housing as an issue have suggested that many people felt that there should be a modest increase in new development to support the shops, schools and community facilities and to ensure that younger people were attracted into, or to stay in, the community, and that older people living alone (for instance) might be able to downsize and release family accommodation back into the marketplace. The challenge is therefore to provide the right character and scale of development to promote this vitality whilst maintaining the natural and physical environment of the village.

**Concentrated or dispersed development:** there are arguments to suggest that small scale developments, dispersed throughout the village, would be the least likely to intrude upon the physical environment. However this may not be so effective in providing the right type of accommodation to meet our identified needs.

**Development constraints and influences:** the whole parish area is being examined to identify a wide range of constraints that may affect the appropriateness of areas for development. This information includes both public records and local site surveys.

**Revisions to the settlement boundary and potential development sites:** there is a boundary for development contained in the Kennet Local Plan that is to be adopted within the emerging Wiltshire Core Strategy. This 'settlement boundary' defines the current limits to building. This will need to be examined to decide whether to maintain this line or amend it to create new sites.

**Design guidance:** there is a current Village Design Statement which was adopted as Supplementary Planning Guidance in September 2004. The Plan, guided by consultation, will need to consider if it should continue to support those statements or make amendments to the guidance.

## **Analysis of issues**

### *Comparative Growth rates*

If levels of development were to make any impact on matters such as the levels of spending, school places etc there would obviously need to be a fairly significant number of new houses. Average occupancy is likely to be below 2.5 persons per dwelling so that 10 houses would only make a difference of some 25 people on a population of some 1500, a minimal difference. The figures in Table 1 show that it would take at least 40 to 50 dwellings (spread over the plan period) yielding a population of about 100 to 125 (of which

some 20 to 25 might be young people of all ages under 16) to sustain the same rate of change within the households as has occurred over the past decade. To make any material difference to the life of the village could require figures higher than this. This is an important consideration when deciding upon appropriate levels of development.

The rate of growth in the recent past, during a period where no significant estate development has taken place, demonstrates how difficult it is to predict appropriate levels of change for the future. This is but one reason why past rates of development are not an entirely relevant guide to the needs of the future since many other things continue to change (e.g. longevity, average household size, shopping habits, working patterns, school capacity etc).

#### *Pros and cons of concentrated or dispersed development*

There may be a widespread view that it would be preferable to spread any new development over a number of small sites throughout the village in order to obtain a better sense of community integration and better visual effects. It could be argued that this is broadly what has occurred over the past 20 or so years during which virtually all development has been on sites of about 10 dwellings or less. Providing that the design and materials used on such sites is appropriate it is clear from experience that they do not normally have a negative impact on the village and can often tidy and improve the street scene.

However, there may well be arguments to support the development of at least one larger site in order to provide a number of smaller or medium sized homes more cost effectively. This could assist in providing suitable small family units and smaller dwellings for older people wishing to downsize and remain in the village. Such a development may also be able to yield a more significant return to the village through any community development tax return (either via S106 or the new community infrastructure levy) which might assist in improving village facilities.

#### *Details of development constraints*

Initial work is underway to look at development constraints from several different viewpoints. There are a large number of government databases that record important natural resources (e.g sites of special scientific interest) or matters prejudicial to development (e.g. areas liable to flooding) which are being studied within the Environment Sub Group. These will generally indicate areas where new development would not be appropriate. The village boundary has also been surveyed to make notes and photographs of the area so that open views, access, field boundaries and conservation issues can be taken into account in assessing where new development might be acceptable. These factors will be recorded in the Plan documents so that the reasons for any choices can be clearly seen (see Appendix x : Site Surveys – to be prepared. )

#### *Revisions to the Settlement Boundary*

The survey work to record the characteristics of the village boundary area and to indicate both areas of special concern and possible development sites, was commenced last year and has now been completed. It is clear that there is likely to be very little land available actually within the current settlement boundary but there are several possible areas that are adjacent to it which might be included. It is felt at this stage that at least one medium sized site and several smaller ones could be identified as potential contenders for further investigation without making radical breaches to the existing boundaries. The merits of these, and the development capacity implications, can then be assessed prior to opening them up to wider public consideration.

A further issue that will need to be considered by the plan is whether to amend the settlement boundary to include other areas that are part of village life. Thus there are large areas of playing fields, which could be designated for that specific use rather than leaving them outside the boundary. There is also a large area of the south of the village that lies within the Conservation Area but is deliberately excluded from the development boundary in order that the open and historic fabric cannot be affected by minor infill development or similar. This area also contains a field with remains of much older development (Greenfield) and a small field adjacent to the burial ground both of which have been mentioned as areas that would be very sensitive ones for any development pressures. It may be appropriate to request some guidance from Wiltshire Council as to treatment.

#### *Design guidance and the Village Design Statement:*

This document, which was adopted in 2004, still contains much detailed and valuable analysis of the village structure and, in particular, its streetscape, character and open areas. A preliminary review suggests that the majority of the work remains valid as in many areas there has been little change to these factors. It is likely that many of the character and design guidance observations will continue to be relied upon in this Plan. However, a number of the issues identified have now been tackled and future consideration of the need for development and traffic issues may require some amendments to the VDS.

### **Solutions and Policies**

#### **Possible development sites and capacity**

It appears probable that survey work will identify several possible sites for development, both medium /large and other smaller ones, that are adjacent to the existing boundary but do not represent an unacceptable extension. Such sites may easily be able to accommodate in excess of 50+ dwellings capacity. This amount, which appears consistent with recent rates of growth, has been discussed as a potentially suitable level for making an impact upon the social and economic life of the village without harming the physical environment but will need further consideration.

It is likely that a new settlement boundary will need to be drawn to include those sites that are eventually adopted. Guidance from Wiltshire Council will be sought concerning whether to amend the boundary to include other parts of the village in the South (similar to the line taken by the Conservation Area) but to indicate some parts as “areas of minimum change” and also whether to include the large playing field areas (both Dauntseys and the Village Playing field ) within a specific “educational/playing field “ designation.

#### **Phasing**

Once the number of new development sites has been decided it may be sensible to include a policy statement that tries to ensure that the sites are developed consecutively rather than all at once. This position might be achieved by designating the phasing order and precluding giving permission for the second site until the first has been completed.

#### **Policies on design**

It may be appropriate for the Plan to specifically support, or adopt, the continuing SPG status of the VDS unless there are any statements that are superseded or contrary to this Plan, which should then prevail. Policies should be included to ensure that new houses are designed to fit in with the style of the village using harmonious materials and are well landscaped to reflect and enhance the leafy appearance of the area. Policies should be included to ensure that the predominant new house types are small to medium mid market house that are suitable for young families together with some smaller units that may assist first-time buyers or older residents to downsize within the village.

## **ECONOMY**

### **Background Information**

Historically speaking both West and Market Lavington along with the many other villages in Wiltshire and indeed the country, have grown up around the agricultural industry. And Devizes was the local market town where farmers and other manufacturers pedalled their goods.

The village's agricultural background is also reflected in the existence of Dauntsey's School, now a thriving, independent and co-educational establishment. No more than 50 years ago the school was still a single sex and predominantly full board educational establishment. The school then even had its own small farm (one of the houses was even called Farmer!)

Since the last census (2011) the total population of the parish was 1502, rising by 221 people from 1281 in 2001. The available working population in 2011 (those aged between 16 and 64) was 897. 8.4% of the working population was out of work of which 10 were on job seeker's allowance. The skill levels in the parish are high. For example 28.9% of the working population are Level 4 (degree level) whilst at Level 1 (the least qualified) the percentage is only 14.8%. It would therefore seem that the parish has plenty of talent, which, if well directed, could form the backbone of future businesses within the parish and a growth in economic activity and, subsequently, prosperity.

In recent years agricultural activity within the village has receded significantly partly because of mechanisation, but partly because of the existing smallholdings which are no longer efficient. Agriculture now only accounts for 4.5% of the economy.

### **Key Employers**

The biggest employer in the village is the education sector. Dauntsey's School (founded in 1549) now attracts many children from outside the area with an interesting and diverse syllabus. Depending on the season the school on average employs 340 staff, of whom 90 are full time academic staff and 30 part time. There are 90 full time bursarial staff and 30 part time (finance, admissions, maintenance, IT, medical, facilities, catering and matrons). These figures provided by the school cover both the main school in West Lavington and The Manor House in Littleton Panell.

The other school in the parish is Dauntsey Academy Primary School which employs 27 people only 5 of whom live in the parish.

The retail sector (including public houses) is well represented there being 2 public houses in the village - The Churchill Arms and The Bridge Inn - and 2 shops - Costcutters and Homestead Dairies.

Another major part of the local economy is homes for the elderly - The Haven and Dauntsey House. The Haven employs 14 people with a capacity for 10 residents. Dauntsey House employs 23 staff and has 23 residents. Only 4 of the 23 staff live in the village.

There are plenty of self employed people that rely to a large extent on the inhabitants of the village serving it in its many shapes and guises. These include a hairdresser with premises in Littleton Panell, a long distance taxi service (for example to London Airport), thatchers, plumbers, a hypnotherapist, a chiropractor, a plasterer and an upholsterer. There are also painters and decorators, a domestic carpenter, a domestic appliance engineer, a general builder, a gardener and a glazier, a carpet layer and even a milkman.

Disregarding education the most significant employer in the village (Littleton Panell) is Wentrow Media, being the holding company's name and consisting of several companies. It is best known for its elite registration plates business. Other companies include Axom a business you can "buy" into by part owning (or at least parts of it!) a racehorse. Wentrow employs 45 people in LP, but also has a tiny printing operation in Melksham. Of the 45 people who work there 10 live in the village. Public transport is an issue for them in that the last bus of the day leaves, they say, no later than 5.30 pm. They have no plans to leave the village and are well established within Littleton Lodge.

Next door to Wentrow is A'Beckett's Vineyard, an erstwhile apple orchard that has been turned over to being a vineyard in which several well known grape varieties are grown. The vineyard does not (at the time of writing) have its own press, this being owned by a co-operative based elsewhere. The business is very seasonal so levels of employment do fluctuate.

The village is also home to many of the professions, including its own NHS surgery which employs up to 10 people either part or full time. Private medicine is also carried out largely by acupuncturists, chiropractors and physiotherapists.

### **Commuting and E-working**

There is an appreciable number of people who commute to work in Devizes and the surrounding area. The nearest rail stations are Pewsey and Chippenham but few use the rail service to London or to the West.

One of the key drivers to helping people invest in a business and working from home will be the availability of super-fast broadband. In January of this year Wiltshire Council and South Gloucestershire signed a contract with BT (the "Infinity" product) worth £32 million to supply super-fast broadband to those towns and parishes for whom it would be otherwise commercially unacceptable for the communication companies to invest in. West Lavington and Littleton Panell are included in BT's roll out plan and we are due to receive it towards the end of 2014. Some places have already received it including Wootton Bassett and Dinton. It is important to understand that BT are only supplying the fibre optic cable to the green boxes and not direct to every household. This will be a significant boost to the economy allowing businesses and start-ups the necessary levels of speed and access to the internet. It is also conceivable that a small "business park" such as in Market Lavington could be part of the neighbourhood plan.

Dauntsey's School already have superfast broadband as does Wentrow, whose needs are catered for by Bisnet for which they have privately arranged and paid.

## **COMMUNITY FACILITIES**

### **1 BACKGROUND INFORMATION**

#### **1.1 STATISTICS**

##### **Population**

According to the National Census 2011, West Lavington Parish in March 2011:

- had 1502 inhabitants.
- males totalled 753; females 749
- residents aged 16 to 64 numbered 897
- those 65 and over were 261 in number
- there were 897 residents between the ages of 16 and 64
- children under the age of 16 numbered 344
- lone parent households with dependent children numbered 30.

Between 2001 and 2011:

- the overall population has increased by 221
- residents between 16 and 64 have increased by 100
- those 65 and over have increased by 29
- the number of children under the age of 16 has augmented by 92.

Population movements in the 9 years (2001 – 2009) can be tabulated as follows:

##### **per 1000 population**

	<b>West Lavington</b>		<b>Wiltshire</b>		<b>England</b>	
<b>Age</b>	<b>In</b>	<b>Out</b>	<b>In</b>	<b>Out</b>	<b>In</b>	<b>Out</b>
65+	46	35	37	36	34	35
45-64	44	37	54	51	51	52
25-44	137	134	134	127	131	131
15-24	118	84	103	98	108	108
1-14	108	147	142	163	142	147
<b>Total</b>	<b>84</b>	<b>79</b>	<b>89</b>	<b>87</b>	<b>94</b>	<b>94</b>

In summary, West Lavington's population was more stable than that of Wiltshire or the country as a whole but, overall, West Lavington experienced a higher ratio of net inward migration. Younger age groups showed more mobility than older groups. The relatively high net inward migration of 15 – 24 year olds and the relatively high net outward migration of 1 – 14 year olds needs some explanation.

##### **Ethnicity**

The largest ethnic groupings living in West Lavington Parish and recorded in the 2011 National Census comprised:

- 1332 people of White: English/Welsh/Scottish/Northern Irish/British;
- 51 people of Other Whites;
- 12 people of Mixed/Multiple Ethnic Groups; White and Asian;
- 8 people of White Irish;
- 6 people of White and Black Caribbean; and
- 6 people of White and Black African.

There were also 70 Chinese residents, most likely students of Dauntsey's School.

### **Deprivation of Local Community**

The idea of 'deprivation' is based on more than just poverty. The dimensions of deprivation used in the 2011 census to classify households are indicators based on the following four selected household characteristics:

- Employment (any member of a household not a full-time student is either unemployed or long-term sick)
- Education (no person in the household has at least level 2 education, and no person aged 16-18 is a fulltime student)
- Health and disability (any person in the household has general health 'bad or very bad' or has a long term health problem), and
- Housing (household's accommodation is either overcrowded, with an occupancy rating -1 or less, or is in a shared dwelling, or has no central heating).

A household is classified as being deprived in none, or one to four of these dimensions in any combination. Of 497 households in West Lavington Parish, the census records:

- 266 households are not deprived in any dimension
- 163 are deprived in one dimension
- 55 are deprived in two dimensions
- 12 are deprived in three dimensions, and
- 1 is deprived in all four dimensions.

### **Strength of Local Community**

People in Wiltshire have a strong sense of community. According to the Place Survey based on data collected in 2008 by all local authorities, 85.9% were satisfied with the local area as a place to live (6.6% above the national average); 63.1% (4.9% above the national average) felt they belonged to the neighbourhood area; and 83% (7% higher than the national average) said that people from different backgrounds get on well together in the local area (again reflected in the 'What Matters to You' survey taken in 2012).

25.1% of adults over the age of 16 living in West Lavington participated in sport 3 or more times a week, compared with the national average of 21.7%.

However, in Wiltshire, the percentage of respondents who volunteer regularly, as recorded in the 'What Matters to You' survey taken in 2012, is only 28%, down from 32% recorded in the 'Household' survey in 2009. On the other hand, the percentage of those agreeing in 2012 that they can influence decisions that affect their local area is 41%, which represents an improvement from the 2009 figure of 34%.

### **Safety of Local Community**

As a place to live, Wiltshire is one of the safest areas in the country.

In the 'What Matters to You' survey, the percentage of people who feel safe has increased. During the day 98% of respondents feel safe, a 3% rise from 2009. After dark, 82% of respondents feel safe, a marked increase from 67% in 2009. In the county, there has been extensive work to reduce violence. In the period 2010-11 there has been a 22% reduction.

Anti-social behaviour has continued to fall in the last year with the period April to August 2012 seeing a reduction of 22% compared to the same period in 2011. However, 19% of respondents to the survey felt more action was needed to reduce such behaviour, while 14% felt that people being drunk or rowdy in public places was a serious issue and 12%

felt intimidated by groups hanging around streets. 12% felt that people using or dealing in drugs was a big or fairly big problem.

Road safety continues as a major issue in the county. The latest Health Profiles published by the Department for Health in July 2012 confirmed that Wiltshire not only remains above the England average but that this position is both statistically significant and has got worse. 46% of respondents to the 'What Matters to You' survey felt speeding to be a very big or fairly big problem.

In the West Lavington area, incidents of crime are low (approximately 10 incidents every one/two months) and relatively minor in nature. They have included sporadic spates of burglaries from sheds and cars and from the shop, anti-social behaviour, traffic speeding registered by the Community Speedwatch team etc. These incidents are reported by the police to the Parish Council which raises awareness of trends through the parish magazine.

### **Health and Disability in the Community**

Data for health from the 2011 census indicates that, of a population of 1502, there were 811 people in very good health living in West Lavington Parish in March 2011; 517 in good health, and 126 in fair health. 32 were in bad health and 10 in very bad health.

Data for disability published in May 2011 showed 45 attendance allowance claimants in West Lavington aged 65+ (21.4%), which is higher than Wiltshire (15.9%) and England (17.1%).

There were 30 disability living allowance claimants of any age (2.2%), less than Wiltshire (3.6%) and England (5%).

Generally, the 2011 census estimates show that compared to England, Wiltshire has a relatively high percentage of its local population at retirement age and above (21.5%). 1.3% of the adult population are in long-term nursing residential or residential care and this has risen from 1.2% since 2007. They are mainly in the 85+age group. It is predicted that by 2025, if the current trends continue, there will be 6,930 people in Wiltshire in long-term residential care, compared to around 4,600 today.

*[data above from National Census 2011, Joint Strategic Assessment Wiltshire 2012/13 and Action with Communities in Rural England (ACRE) Rural evidence project January 2012 - rural community profile for West Lavington (parish)]*



## **1.2 NON-COMMERCIAL, COMMERCIAL & PRIVATE COMMUNITY FACILITIES**

Non-commercial, commercial and private facilities available in the Parish for use by the community include the following:

### **Non-Commercial**

#### Churches

- All Saints' Church plus closed graveyard and burial ground
- St Joseph's Roman Catholic Church
- Ebenezer Baptist Chapel

#### Courtyard Surgery

#### Facilities for children and young people

- Youth Club premises
- Playing field, including senior play equipment
- Youth Shelter
- BMX track
- Robert's (junior) Playground

#### Mobile Library

#### State schools

- Dauntsey Academy Primary School
- Lavington School (not in West Lavington, but serving this village)

#### Lavington Pre-school

#### Village Hall

#### Footpaths and other rights of way

#### Other public open spaces

The absence of a Post Office is voiced by many as a great loss to the villages.

### **Commercial**

#### Care Homes

- Dauntsey House
- The Haven

#### Independent School

- Dauntsey's School

#### Cash Machine

#### Computer Services

- PC Surgeon
- Capital City Marketing

#### Pubs

- The Bridge Inn
- The Churchill Arms

#### Shops

- Costcutters
- Homestead Dairy (which also provides a mobile shop)

#### Other retail

- Heads on High

#### Milk Deliveries

- Michael Bulling
- Planks
- Homestead Dairies (see above under Shops)

### **Private (shared use)**

- Dauntsey's School swimming pool
- Dauntsey's School Warrington Field

### **1.3 ORGANISATIONS IN THE PARISH SUPPORTING THE COMMUNITY**

Eleven organisations provided answers to a survey of village organisations, carried out by the Steering Group's Community Facilities sub-group, in 2012.

#### **Organisations returning answers to survey**

All Saints' Church  
Community Speed Watch  
Early Swim  
Friends of Courtyard Surgery  
Friendship Group  
Mothers' Union  
National Blood & Transport  
News & Views  
Twinning Association  
Village Care & Link  
Youth Club

#### **No answers received**

Women's Institute  
Dolls House Workshop  
Gardening Club  
Lavington Amateur Dramatic Society  
Robert's Playground  
Royal British Legion  
Over 60's Women's Exercise Class

## **2 KEY ISSUES**

### **2.1 POSSIBLE REDEVELOPMENT AND INCREASED USE OF VILLAGE HALL**

The Village Hall is administered by a free standing charity set up when the original building was constructed in the 1960s. Since the core structure was erected, there have been piecemeal additions and improvements. The building is now outdated with many inconvenient interactions between rooms so that its proper use is sometimes unmanageable. It is cold, noisy and uneconomic to run.

The Village Hall Committee has considered these issues in a number of working meetings and interim reports. It has rejected the view that the building should be demolished and rebuilt as this would probably be too expensive and would deprive the village of a hall for too long.

In early 2013, the committee carried out a survey of parish households to gauge the reaction to a suggestion that, with the right redevelopment, the hall could form much more of a community focus, “a hub”, than it does now. Some 30% of the parish population gave its overwhelming support to the concept and new facilities suggested. 72% of those affirmed that they would use the new facilities themselves

### **2.2 CAPACITY OF THE YOUTH CLUB**

The Youth Club building was opened in 2008 and is now named The George Baker Centre, after the club's founder. Prior to the building's opening, activities took place in the Village Hall itself, but the establishment of a dedicated building has enabled the setting up of permanent equipment, storage, computer areas and games areas. The Centre is open three evenings a week minimum.

### **2.3 POSSIBLE SCHOOLS' EXPANSION**

**Dauntsey Academy Primary School (DAPS)** is situated on the eastern edge of West Lavington at the end of Sandfield, adjacent to the playing fields and close to the Village Hall. The Lavington Pre-School (under independent management) shares the school campus. DAPS holds academy status from August 2013.

Children attending DAPS are of mixed gender ages 4 to 11. It is a smaller-than-average primary school serving a largely rural area. 60% of pupils come from outside the school's catchment area. The school is currently at full capacity. The roll has increased year on year over the last 4 years. The number enrolled in 2012 was 180 (116 families). The school has no residential or special facilities.

The school was last the subject of an Ofsted inspection on 11-12 January 2012 when it was awarded an overall effectiveness rating of “Good”. The school meets the current government floor standards, which set the minimum expectations for pupils' attainment and progress by the end of Key Stage 2. The school has the Basic Skills award.

Almost all pupils are of white British heritage. The proportion of pupils known to be eligible for free school meals is slightly lower than average. The proportion of pupils who are disabled and those who have special educational needs is average.

*[data from Ofsted report Jan 2012 and from Headteacher during discussion with Parish Council re parking 18.6.13]*

### Potential school expansion/site constraints

The school needs a further classroom now. Seven classrooms will expand the capacity of the school to a maximum of 210 pupils, 30 more than at present, on a maximum classroom size of 30.

The size of the DAPS site is not a constraint to expansion. However, car parking is a current issue. There is no facility on the school's premises for parking. Parents delivering and picking up their children must use the village hall car park or park on adjoining streets often blocking access to residents of houses next to the school site.

**Lavington Pre-school** is situated next to DAPS in Sandfield, West Lavington. The school, registered in 2001, had a roll of 32 in 2011-12. It is managed by a voluntary committee and is a registered charity.

Children attending are of mixed gender aged 2 to under 5 years. They come from the village itself and surrounding rural area. 30 children receive funding for nursery school education.

Children attending the school in 2012-13 numbered in the 40s. Currently, the intake for 2013-14 is expected to be in the 20s.

The generously-sized purpose-built setting, completed in 2009, contains classroom spaces and a large play-room surrounded by two secure gardens. The setting provides support for children with special educational needs and/or disabilities.

The school has strong links with DAPS and benefits from interface with the reception class teacher, linked assemblies and school events.

Following an Ofsted inspection in January 2012, the school was awarded Ofsted's highest rating of "Outstanding" in every category.

*[data from Pre-school website & Ofsted report Jan 2012; 2012-13 pupil numbers and projected numbers for 2013-14 from school manager]*

### Potential school expansion /site constraints

The current building has capacity to increase. Parking constraints are as for DAPS.

**Dauntsey's School** is a leading co-educational independent day and boarding school for ages 11 to 18, founded in 1542 in accordance with the will of William Dauntsey, a master of the Worshipful Company of Mercers. The affiliation with the Mercers remains to this day.

The school was moved to its current site, at the crossroads of the A360 and the B3098, in the year 1895. It occupies approximately 25 acres of land at the main school campus, though this was recently increased by the acquisition of a field behind the school. It also owns a large portion of land approximately 15 minutes' walk (or a mile's drive) from the main school. The land has an old Manor building on it, which is used as a lower school boarding house, a wood, a golf course, a defunct swimming pool and an athletics track and now also a cricket pitch set in the walled garden.

The school continues a wide range of building and expansion projects, including the recent building of the upper school girls' day houses, and a re-vamp of the sports hall. More recent developments have included a new astroturf at the back of the school near the foot of Strawberry Hill for hockey purposes. Alongside this new development, there is also a new mini astro, for small training exercises and warm-ups.

*[data from Wikipedia]*

### Potential school expansion/ site constraints

There appear to be no current constraints on further building expansion. The school also has considerable parking capacity and potentially room for more if needed. Despite organised traffic circuits, however, significant daily congestion does occur during pupil arrivals in the morning and departures in the afternoon caused by the number of school buses that service the school together with arrival and departure of parental and student cars. This problem is not helped by the nature of the staggered cross-roads between the A360 and B3098 adjacent to Dauntsey's land near its main entrance. Customer and delivery lorries parked outside the nearby Costcutter Shop and busses stopped at the bus stop on the A360 across from the shop can also exacerbate an already difficult situation.

The Stage Post site is available for redevelopment. The school may be one possible purchaser. It is also understood to have serious concerns about the traffic situation described above in addition to the safety of its pupils when crossing the A360 and B3098. Recently, a proposal was made by the school, and considered by the Parish Council, to place a zebra crossing on the A360 in front of the school. Now approved in principle, funding will need to come from the school.

## **2.4 INCREASED RANGE OF ACTIVITIES ON PLAYING FIELDS**

West Lavington is fortunate to have a large dedicated area of land as a playing field. This land is leased by the Parish Council at a nominal rent from the Holloway Trust. The 1947 deed makes it clear that the land is for recreational purposes only, and that no buildings or structures can be erected on it without the permission of the trustees.

The Playing Fields currently incorporate a BMX track, an area with some senior play equipment, and Robert's Playground, a fenced in area for younger children. All three of these fairly recent developments were provided by charitable/community donations and grants. The Parish Council was not involved in this funding but accepted responsibility for on-going insurance and maintenance. The other main use of the playing area is for football in the winter. Two pitches are used by the Worton and Cheverell Football Club for matches and training purposes without charge.

## **2.5 CAPACITY AND FUTURE OF LOCAL SERVICES**

### **Surgery**

Courtyard Surgery is situated at 39 High Street, West Lavington. The medical team consists of two doctors, two nurses and a health care assistant. The practice administrator is supported by approximately 5 office staff. The practice is part of West Wilts, Yatton Keynell and Devizes GP Commissioning Consortium.

Most patients live within a 7 mile radius of the surgery in a number of small and large villages to the west and north of Salisbury Plain as well as in Devizes and beyond.

[\[data from Surgery website\]](#)

### Capacity and future

#### Patient numbers

The senior partner, Doctor Osborn [\[interviewed on 21 November 2012 by SG\]](#) said that the practice is seeking new patients and that there is adequate flexibility to expand within the existing surgery building, including the employment of an additional doctor.

#### Parking

There is a small car park attached to the surgery but at busy times patients are obliged to park on the A360 or in The Churchill Arms' car park next door (for so long as the landlord of the pub permits).

The Parish Council has recently organised for a H-bar to be painted on the road to deter parking immediately in front of the surgery. This is intended to improve visibility for drivers emerging from the surgery car park but can have the effect also of reducing on-street parking for patients.

#### *Other medical issues*

Dr Osborn indicated that dementia is a key issue when confronted with an ageing local population. Currently, the villages accommodate two care homes, Dauntsey House and The Haven (which caters particularly for dementia).

### **PROBLEMS OF ADULT CARE FOR AN AGEING POPULATION WHERE LIVING AT HOME IS THE PREFERRED OPTION.**

### **AGE UK HAS RECENTLY PUBLISHED A REPORT ENTITLED "LATER LIFE IN RURAL ENGLAND" (JULY 2013) WHICH DISCUSSES ISSUES (INCLUDING HEALTH & WELL-BEING) RELATING TO THE ELDERLY LIVING IN RURAL AREAS.**

An additional issue is access to hospitals. There is no local minor injuries unit. The nearest accident and emergency services are at Trowbridge (10 miles) and Chippenham (13 miles). There are main hospitals at Salisbury (23 miles), Bath (25 miles) and Swindon (27 miles). Each takes about an hour by private car.

Scheduled appointments with specialists take place at the main hospitals or, for some purposes, at even more distant locations in Southampton (42 miles), Bristol (40 miles) or Oxford (70+ miles). There are no direct bus services or other public transport to any of these locations.

In the absence of alternative transport, heavy reliance is put on the local Care & Link scheme (locally called The Care Group), which relies on voluntary co-ordinators and drivers using their own cars. The main pressures are time and distance for the volunteer drivers. An additional burden is that drivers are asked to wait an indeterminate amount of time before the patient is ready for the return journey. As most drivers themselves are elderly, this places what is probably an unsustainable burden on this particular local facility.

Access to hospitals, for visitors and family, as well as patients, from a location like West Lavington is a major issue which has not been addressed by the NHS and should be regarded as a priority. If the NHS could take steps to facilitate co-ordination of hospital appointments by community areas then transport to hospital by bus (including perhaps a community bus) might become practicable.

### **Churches**

There are three places of worship in West Lavington parish:

- All Saints Church (CofE)
- Ebenezer Baptist Church
- St Joseph's Church (Catholic)

**All Saints Church** is near the south end of the village bounded by Church Street (A360), All Saints Road and Church Lane.

It is thought certain that there was a Saxon church at West Lavington but the earliest parts of the present structure date from the second half of the 12th century. The church was altered in the 13th and 14<sup>th</sup> centuries. In the mid 15th century two chapels were added, the Beckett chapel was built to the south of the chancel while the Dauntsey chapel replaced the south transept. Later a third chapel was added to the north side of the chancel.

The condition of the church probably deteriorated and extensive repairs and restoration took place in 1847. The stone used for this was limestone whereas the original church was built mainly of local greensand. In 1909 a new vestry was built. The bells are all by John Wells of Aldbourne and the sixth is dated 1810. In 2001 the parish commissioned Simon Whistler to design and etch a new east window for the chancel. The font is believed to be 15th century. The parish registers date from 1598.

*[Wiltshire Community History produced by Wiltshire Council on the internet]*

The building is listed Grade 1 by English Heritage and is surrounded by a closed graveyard. There is no parking provision, the congregation leaving their cars on All Saints' Road and Church Lane.

**Ebenezer Baptist Chapel** is situated on the High Street in West Lavington. The original building was constructed in 1839 by voluntary labour using chalk dug out of the adjacent hillside. It stood for 50 years. The present church building was rebuilt on the same site. There is a small graveyard. There is no parking provision.

*[data from <http://www.providence-ebenezer.org.uk/>]*

**St Joseph's Catholic Church** is situated on Cheverell Road. Until the early 1930s Catholics in the village had worshipped in Devizes and, later, in facilities in the community afforded by the Sainsbury family and by Lady Holloway's family. In 1967, the Methodist Chapel in Littleton Pannell was purchased and refurbished and the first mass in the brick built church was laid on 25th December 1971. In the late 1970s, the church was completely transformed with a new entrance and interior. A font was brought in from Chitterne. There is a car park behind the property. There is no graveyard.

*[data from Wiltshire Community History produced by Wiltshire Council on the internet]*

### Future

It is not within the scope of this report to assess the future of the congregations of each church. However, each of the church buildings provides a space for public gatherings and these remarks assess their future in that regard. Each building may be regarded as having architectural merit and to contribute to the local townscape.

All Saints' Church is the oldest building in the village and is located on a much older site. As a Grade 1 listed building (the only one in the village), it may not be demolished, extended, or altered without special permission. However, the obligation to maintain the fabric of the building, and the burial ground to the north of the church, falls upon the church wardens and, through them, the congregation. The church wardens have indicated that falling congregation numbers may be insufficient to support building maintenance and fabric sustainability of the ancient buildings in the future. As a result, policies to identify appropriate alternative/ multi-use functions should be supported. Also consideration should be had to how the burial ground may be expanded, including purchase of new land, when the current facility is full. The closed graveyard surrounding the church is maintained by the Parish Council.

Ebenezer Baptist Church is an attractive building at a key location on the High Street. It has potential for community use or for domestic conversion if it cannot be sustained as a place of worship. St Joseph's Church likewise is an attractive building, although in a less prominent location. It has potential use for communal or domestic purposes if it is not kept for worship.



## **Shops**

Historically, the villages had many shops. From south to north, there was a post office at The Old Post Office, Church Street, a bakery at The Old Bakery, High Street, a garage at the site of the Courtyard Surgery, a petrol station opposite the Millennium Cross, a chemist at the current Costcutters site, a Post Office also there, a former post office at the cross roads, a cycle shop at the Stage Post pub site and more. All of those have gone.

### Future

Three retail outlets remain. Basic groceries are available at two sites, hair dressing at another. There appears to be a general desire for no more closures but only so long as there is tangible public support will local shops remain viable.

## **Pubs**

There are two public houses in the village:

- The Churchill Arms
- The Bridge Inn

**The Churchill Arms** is a substantial building on the A360 High Street with a bar, a function room for up to 60 diners, a garden area and a large car park. The property was refurbished in [2004] and is owned by Wadworths, a brewer of national standing based in Devizes.

**The Bridge Inn** is located on the A360 Church Street at the south end of the village. It is brick-built, probably of early 19<sup>th</sup> century origin. It has a large garden area and a car park. It specialises in its restaurant facilities.

### Future

There is no doubt that pubs provide communal facilities of great local importance and are of historic significance. However, in the current climate, pubs are vulnerable and financially precarious. Nationally, 26 pubs are closing every week [\[CAMRA\]](#). In the parish, The Stage Post (formerly The Wheatsheaf) closed in [2009] and is now for sale. The Owl in Little Cheverell is closed and is currently on the market for sale as a house. In Market Lavington, the Kings Arms has been redeveloped for housing.

## **3 ANALYSIS OF THE ISSUES**

### **3.1.1 INFORMATION AND ANALYSIS FROM PARISH NP SURVEY 2012**

The community facilities sub-group of the Neighbourhood Plan Steering Group conducted a survey in 2012 of community facilities within the parish to obtain views on a variety of issues and to allow organisations providing facilities to raise issues of their own. Of the 15 community organisations canvassed in the parish, 11 (as identified in 1.3 above) responded.

The organisations responding serve a wide age range, from children to the elderly, and are diverse in nature, for example: road safety, friends of the surgery, the church, and the twinning association. Therefore, how they may seek to, or actually, evolve will depend to a large extent on factors particular to each one. Naturally, they emphasised in the survey facilities important to the interests of their own organisations.

Nevertheless, several organisations surveyed shared some of the same issues and concerns regarding their immediate and longer term sustainability and/or ability to develop.



These were identified as:

- the inadequacy of the Village Hall for holding meetings and functions, in terms of its catering, heating, lighting and acoustic facilities together with a need for general refurbishment (more fully covered in 3.1.2 below)
- change in/loss of good/adequate bus services
- declining membership
- lack of new (and younger) volunteers to help run local organisations and
- a call generally for younger residents of the community (including families) to come forward, give their support and/or join in community life.

The latter two involvements are considered by some organisations to be critical in the face of an ageing volunteer/participating population.

Other issues raised in the survey are noted in Appendix A.

### **3.1.2 INFORMATION AND ANALYSIS FROM PARISH HUB SURVEY 2012**

The Village Hall Committee conducted a house to house survey at the end of January 2013 to ascertain how residents would support the idea of making major improvements to the Village Hall to provide a new community focus or “hub”.

Almost all houses in the parish were covered by questionnaires and a very significant response rate of some 30% of households was obtained. The household responses covered 191 adults, 160 senior citizens and 85 children – a total of 436 out of a population of about 1200. This is proof that a good representative coverage of some 30% of the population was obtained by the survey.

The Village Hall committee was very pleased to note that there was overwhelming support for the proposal to establish a new community “hub” with 84% approval and only 6% against. In addition 72% affirmed that they would use the new facilities themselves.

An analysis of the information obtained in the survey is contained in Appendix B

## **3.2 HUB PROPOSAL AND WAY FORWARD**

The results of the Village Hall survey show strong and widespread support in the villages for major improvements to the Village Hall in line with the new facilities suggested in the survey and others suggested by those completing the survey - all with the aim of providing a new community “hub”.

However, the Village Hall Committee has ascertained that funding for the improvements sought will be unlikely to be available in one go. Works will need to be phased with the inherent difficulties entailed in continuing to provide facilities while also organising smaller refurbishments so as not to interfere with later major development works.

Nevertheless, the clearly defined end objective, particularly in view of the survey results, is provision of a modern attractive centre with a range of facilities which could be used for a wide range of community activities. In addition, the building could be offered for commercial hirings, given suitable equipment/facilities etc, which could help to fund local activities.

Therefore, the currently stated policy of the Village Hall Committee is:

- in the short term, to improve the existing facilities, and the general condition of the building, provided such work does not compromise any future major redevelopment
- in the long term, to undertake the phased redevelopment of the building, recognising that finance dictates that it cannot all be achieved in one go
- in parallel to the above, to seek to promote activities at the hall, which will begin the process of bringing the building into greater use.

It seems unlikely that the footprint of the building will be increased. The possible exception to this could be the provision, by sports organisations, of changing rooms, showers etc outside the main block. Financing for this could only come from organisations offering sports-orientated grants, and would not directly be part of the hall redevelopment.

Increased use might require the expansion of the car park. The existing car park, although badly surfaced, is more than adequate for the hall and youth club, although there are current (2013) suggestions that it should be increased in size to accommodate expanded parking capacity for DAPS.

### **3.3 FEASIBILITY OF YOUTH CLUB EXPANSION & LINK TO HUB**

The current size of the Youth Club premises does not cater for all that the young people want to do. The Youth Club committee, a separate free standing charity, has already expressed this view, and would clearly seek to work with others, eg the Village Hall committee and the Parish Council, as and when any other redevelopments take place. In development terms, this might increase the size of the Youth Club building by half. The size of its present site would allow for this, subject always to Holloway Trust consent.

### **3.4 PRIMARY SCHOOL & SITE CONSTRAINTS**

Demand for spaces depends, inter alia, on local population demographics and the attraction and capacity of other primary schools in the area. Nearby primary schools are

- Holy Trinity, Great Cheverell (Academy, 5 classes, 132 on roll, Ofsted “outstanding”)
- St Barnabus, Market Lavington (4 classes, 72 on roll, Ofsted “requires improvement”)
- St Thomas a’Becket, Tilshead (3 classes, 58 on roll, Ofsted “good”)
- Five Lanes, Potterne & Worton (5 classes, 102 on roll, Ofsted “good”, split site)

In order to avoid year groups sharing classes, it is likely that each of the above schools as well as DAPS will wish to expand to 7 classes if the opportunity arises. On the other hand, in view of its low numbers and relative isolation, it is possible that the Tilshead School will not be sustainable in the long run.

Birth rates in general have been rising in England and there is a current shortage of primary school places in the county. Even without new housing, therefore, there is likely to be a need to expand local primary school provision.

Although the size of the DAPS site is not a constraint to the school's expansion, access to the site by car is not ideal. Sandfield is a cul-de-sac with little room to park or turn. Even with the nearby village hall car park used to capacity, significant congestion occurs at collection time in the afternoons. Further expansion will require improvements in that respect.

### **3.5 FEASIBILITY OPTIONS FOR PLAYING FIELDS & VISUAL IMPROVEMENTS**

Apart from a few minor improvements, provision of seating etc, the Parish Council itself has not recently considered any significant additions to the Playing Fields. Whilst no-one can anticipate the future trends in sporting and other activities, there is no doubt that many other facilities could be included, with benefit to the villages. Suggestions to arise out of the recent Village Hall survey included tennis courts, barbecue areas, picnic area, landscaping with seating for older members of the public. Any of this would cost money, and, at this time, the Parish Council, with on-going responsibility for replacing fencing, and considering improvements to the car park, does not have those resources. That does not mean, however, that the Parish Council could not investigate and plan ahead for improvements which would add to the facilities for the villages.

## **4 SOLUTIONS AND POLICIES**

### **4.1 POLICIES FOR NEW DEVELOPMENT IN CONNECTION WITH THE HUB/YOUTH CLUB PROPOSALS**

Both the Village Hall and the Youth Club buildings are sublet by the Parish Council from the Holloway Trust. Any possible development of the buildings on the site would require the agreement of both the Parish Council and of the Holloway Trust and would undoubtedly involve the preparation of amended leases.

#### **Youth Club**

The Parish Council (together with three other local parishes) has a method of basic funding to cover overhead costs and provision of at least one session per week, but not capital spending. This arrangement is nominally agreed on a year by year basis, although it is *de facto* ongoing. This should continue.

In relation to any structural additions, the Parish should support any moves to enhance the facilities provided they fit in with any other proposals for actions on the playing fields as a whole. At this time, it cannot be expected that this support should include funding in respect of any capital costs, but rather with assistance in co-ordinating and organising the parties involved.

#### **Village Hall**

The Village Hall has been the subject of a wide range of discussions recently. The policy of the Village Hall committee in relation to moving forward has been set out above. It would involve both structural redevelopment, short and long term, together with creating the concept of a village 'hub', ie a location where many more activities than at present can take place. As with the Youth Club, the Parish should help, advise, assist, approve (as appropriate) and promote any such proposals.

It is not anticipated that the Parish Council, with its relatively limited funding capability drawn from the precept, could begin to look at funding major works, which would be measured in terms of 100,000s of pounds, even when phased. Funding would almost certainly need to come from grants rather than local fund raising activities. The Parish should therefore make every effort to support funding applications made by the Village Hall. Most funding would require proof of local support from the population as a whole and the Parish Council.

#### **Hub**

The 'hub' concept seeks to increase the use of the Hall with local community events, entertainment, educational, sporting etc. At this time, there are very few events promoted

by the Hall committee itself, and, although there are increased levels of hire, this is not enhancing the concept of a 'hub'. The Parish Council should support the Village Hall committee in its efforts to involve more of the local community in self generated activities.

### **Funding**

Developer contributions should be sought from all new developments within the parish towards the funding of refurbishment and improvement of these community facilities.

## **4.2 POLICIES TO SUPPORT ANY SCHOOL EXPANSION BY DAPS**

Primary schools serve years 1 to 7 (5 year olds to 11 year olds), which is also described as Key Stages 1 and 2. The statutory maximum for school classes is 30 children. Ideally, each year group is taught together, so a primary school needs 7 class rooms with 30 children joining each year.

The actual number of children in the local community requiring school places depends on many factors including birth rate and the availability of family housing. Other factors include the prevalence of military families and immigrants (both of which have higher-than-average family sizes). In addition, primary schools are essentially in competition with each other to attract new pupils, so the demand for any school depends also on the competition and availability of spaces in other nearby schools. In a village like West Lavington, a primary school with 7 classes and a new year entry of 30 pupils is ideal. DAPS currently has 6 classes (180 pupils) with 60% of pupils coming from outside the area (108). This may be unsustainable. The following table shows the number of pupils needed from West Lavington to sustain a 7 class school.

### **PUPILS FROM WEST LAVINGTON**

Proportion from outside West Lavington	60%	50%	40%	30%	10%	0%
6 classes	72	90	108	126	162	180
7 classes	84	105	126	147	189	210

Thus, to sustain the school with 7 classes and the current proportion of pupils from elsewhere, 12 more pupils are needed per year (i.e XXXX more family houses). If the proportion of pupils from elsewhere falls to 50% (which may be more realistic) the number of new local children rises to 33 or XXXX family houses. Constraints on car parking will need serious consideration and efforts made to identify expanded car parking capacity.

## **4.3 POLICIES FOR DEVELOPMENTS TO IMPROVE TO PLAYING FIELDS**

The Playing Fields fall entirely within the remit of the Parish Council, as lessee of the Holloway Trust. The Parish Council pays for all maintenance. The governing deed states that its main purpose is the provision of an open field area for the benefit of West Lavington residents. It is clear that the land cannot be built on, save with the specific agreement with the trustees. Over the years, facilities on the fields have been improved with the addition of Robert's Playground, the BMX track and other equipment, although such initiatives have not originated with the Parish Council, in part because it was not eligible for some of the funding available.

The Parish Council, through its Playing Fields Advisory Group, is the ideal medium to consider further improvements to the fields. Many ideas were put forward during the recent village 'hub' survey. The Parish Council should adopt a policy which seeks not only to maintain what is already in situ but also to add facilities which would benefit the local community. Over the next few years, the Council should embark on a process of planning for the introduction of more facilities for young and old alike.

## TRANSPORT

### Traffic Flows

The village is crossed by two significant routes, the A360 running north-south and the B3098 running east-west. These two routes cross at West Lavington Cross Roads. Counts of vehicles taken in 2011, there being no significant change detected in counts since, are in the table below.

Route/Time	8-9 am peak hour	5-6 pm	7am-8pm off peak
<b>A360 Northbound</b>	138 vehicles	275	> 100
<b>A360 Southbound</b>	210 (peak 7-8 am)	123	> 70
<b>B3098 Westbound</b>	117	100	> 40
<b>B3098 Eastbound</b>	85	123	> 40

Approximately 6% of the vehicles on the A360 and 4.5% on the B3098 were HGVs.

These figures are lower than for the majority of other A and B roads monitored by Wiltshire Council, thereby supporting previous recommendations to downgrade the A360 to a B road and the B3098 to a C road. Separately, measures regarding HGV use of Wiltshire highways are currently under review. There are no results in the public domain as at 31 July 2013.

### **West Lavington Cross Roads**

This is a staggered cross roads with added complications caused by the adjacent access to Dauntsey's School, bus stops on Lavington Lane, parked cars on Lavington Lane and West Lavington/Littleton Panell High Street and difficult visibility owing to adjacent buildings. Minor collisions occur. Traffic queues, especially at peak times, are often long, particularly on the B3098 in both directions.

### **Recommendation**

Improvements to this junction are needed but the optimum arrangements are not obvious. There is too little space for a mini-roundabout or traffic lights. A study is required.

### **Church Street, West Lavington**

The A360 is very narrow for a 200m stretch between Duck Street and the Bridge Inn. At its narrowest, it is barely 4.2m wide, which is barely enough for two cars to pass and not wide enough for a car and a lorry to pass, let alone two lorries. It is not possible to see from one end to the other. There are no pavements yet this is also a pedestrian route linking two halves of the village, the pub, the church and several houses.

Reactive warning signs provide some help to traffic at both ends. When the system is operating, local hauliers know to wait for clear indicators before traversing the stretch. Visiting hauliers (often foreign), caravaners, and other unfamiliar drivers often have great difficulty. Encounters between lorries still occur frequently (at least daily) often causing major tailbacks. There is no obvious solution. Traffic lights were rejected as an option a few years ago in view of the number of uncontrollable access points on the length. Some residents also objected as traffic queues would inevitably arise. Nevertheless, when

temporary traffic lights were employed during repair of one of the adjacent houses (seriously damaged by a vehicle failing to negotiate the stretch), they seemed to work quite well. Lights would also allow a footpath to be installed.

### **Recommendation**

A new study on the feasibility of lights is required. The study should include consideration of making All Saints Road and Church Lane one way clockwise around the church.

### **High Vehicles**

The railway bridge at Littleton Panell has headroom of only 4.1 metres (13'6"). Some vehicles, however, are up to 4.95 metres (16') in height. Vehicles on the A360 that are too high for the bridge are diverted through Little Cheverell and Great Cheverell via the B3098 and C40. This route is very inadequate for large vehicles as the B3098 has very tight bends in Little Cheverell and the C40 through Great Cheverell High Street is even narrower than the B3098, with a blind corner at The Green. West Lavington cross roads can also be difficult for such vehicles to negotiate.

A study was undertaken by Mouchel for Wiltshire Council in 2010 which concluded that lowering the road under the bridge would probably be unfeasible and recommending an alternative route via the A342, A345 and A303. Following local pressure, signage was introduced in Devises in 2012 to direct high vehicles destined for Salisbury away from the A360 onto the A342/A345 route. However, no such signage has been provided at the A303 to redirect northbound traffic. Accordingly, very large vehicles still appear in the village. Some drivers fail to notice the diversion signs and are forced to turn at the bridge itself.

### **Recommendation**

Implementation of the full signage scheme recommended in the Mouchel report is urgently required to redirect northbound high vehicles away from the A360. When this is completed, any high vehicles with local destinations (for whom the long diversion would not be appropriate) should be directed via the C20 and the B3098 through Market Lavington. Although this route is still unsatisfactory, it is better than the existing diversion.

### **Other Problems**

In addition to the issues mentioned above, the A360 is too narrow at Dial House, at West Lavington Manor Estate Office and at the Costcutters Shop. The B3098 is single track in places on the steep hill west of Dauntsey's School. Whilst there has not been an injury accident in the area recently, if one occurs it may be very serious due to the steepness of the hill affecting stopping distance.

### **Recommendation**

The A360 should be downgraded to a B road throughout its length. Signage at both ends should be restricted to local destinations, not to the longer route. The alternative is via the A342/A345 which passes through no village centres. The B3098 should be downgraded to a C Class road.

### **Speeding and Accidents**

The table below shows the results of the Community Speedwatch so far this year and the totals for 2012.

Month	Sessions	Vehicles Passing	Speed High 30 mph	Recorded 40 > 50 mph	Over 50 mph
January	0	Due to bad weather			
February	8	1333	26	5	0
March	2	463	5	0	0
April	5	2290	16	3	0
May	0	No camera			
June	0	No Camera			
July					
August					
September					
October					
November					
December					
Total for year		4086	47	8	0
B/fwd 2012	51	20484	213	67	1
Total to date					

The full year's data from 2012 shows only 1.04% of drivers travelling in the high 30mph and only 0.33% of drivers exceeding 40mph. It is impossible to quantify how many drivers might have been speeding had they not slowed down on sighting the Speedwatch team.

A metro count survey was carried out in Littleton Panell by Wiltshire Council between 30 April 2013 and 9 May 2013 when a total of 30291 vehicles were checked (approx 3,000 per day). The 85<sup>th</sup> percentile was 35.3mph (the 85<sup>th</sup> percentile is the speed at which 85% of the traffic is travelling at or below).

The above data indicates that whilst there is some speeding through the village it is not as bad a problem as subjective judgement might suggest and that deterrence works.



There have been 8 accidents causing injury within the parish boundaries in the last 5 years. Of those only one injury was serious. The accident concerned was under the railway bridge, since fitted with traffic lights. (The culvert bridge north of Littleton Panell is a fatal accident site and an accident blackspot but is outside the scope of this Plan. Remedial work has been undertaken to extend the culvert and backfill over it which may make accidents less serious.)



There certainly seems to be little justification for traffic calming measures or fixed speed cameras, should Wiltshire Police decide to reinstate the latter. The signs which indicate the speed of passing vehicles if they are in excess of the speed limit are, in the writer's view, effective, and should be placed northbound in the vicinity of the Surgery and southbound halfway down the Little Panell straight. Continuation of Speedwatch is also recommended if current problems can be overcome. The problems are: lack of volunteers, lack of police training for volunteers, shortage of camera availability and inadequate police resources to process paperwork on offenders.

## Recommendation

Signs which indicate the speed of passing vehicles should be permanently placed northbound in the vicinity of the Courtyard Surgery and southbound halfway down Littleton Panell High Street.

## Parking

There is active interest in West Lavington/Littleton Panell in the subject of parking, namely the lack of it. Areas of concern are the Village Hall, Dauntsey Academy Primary School, outside the Costcutter Shop and Heads on High (hairdresser), the Courtyard Surgery, the Churchill Arms and The Bridge Inn, near the Church and within housing estates.

Dauntsey's School itself, not the Primary School, is not considered in this paper as it has considerable parking capacity and plenty of land should it require more parking. Dauntsey's has traffic circuits organised and whilst some congestion on entry and exit is inevitable at school run times, it is hard to see how the current set-up can be bettered.



The Churchill Arms and The Bridge Inn both have car parks suitable for their normal customer capacity, so will not be considered further. For the vast majority of services, there is sufficient parking near the Church to cope with the congregations. Nonetheless a one way circuit around the Church would help, as mentioned above in the Traffic Section. When there is an extraordinary event, it is usually possible to arrange extra parking adjacent to the large barn off White Street, which is reasonably close to the Church.

Parking outside the Costcutter Shop is arguably the best traffic control measure within the two villages. It is strongly advised not to restrict parking outside the Shop. When congestion occurs, it is usually caused by buses stopped taking fares at the bus stop across the A360 from the Shop. Consideration might be given to creating a lay-by for buses to stop in, but this would be expensive and require Dauntsey's School to give up sufficient land near their Art School. Parking outside Heads on High is more problematic due to parked cars restricting vision of drivers exiting Russell Mill Lane. H bar markings have been laid with a view to curing the problem. It is not possible to recommend any other action until the H bars effect is assessed. The same argument applies to parking on the main road outside the Courtyard Surgery so no further action is recommended until H bars have been in place for longer and their effect assessed.

It is worthy of note that exiting from any side road along the High Street and Church Street can be potentially dangerous especially if there is careless parking near junctions. Sunnyside residents have already erected a mirror to assist them and Fieldside residents are at risk turning out to the South if inconsiderate parking occurs in the Fieldside lay-by. A mirror is recommended opposite Fieldside but would have to be lifted on a pole to be effective.

### **Holmfield and Sandfield Parking**

Parking for private houses is usually adequate and a matter for the householder with two exceptions. When the Holmfield Estate was surveyed early on a Sunday morning there were 18 cars parked off the road, 11 parked on the road and an unknown number parked in garages. The estate has 28 houses. Within the estate there are some households with a larger number of cars than might be considered the norm for the size of the properties. This puts pressure on street parking particularly near the junction with the A360. As there is no law governing the number of cars a householder may own, and there is no land to spare in the immediate vicinity, there is no easy solution. A suggested rule of thumb for any new housing within West Lavington/Littleton Panell is that one parking space should be provided per bedroom in the property. For example, a four bedroom house should have four parking spaces, including garaging.

The most pressing parking issues within housing estates occurs in the Sandfield Estate as the original council houses had no parking provision apart from garages built in blocks. It is very likely that the majority of these garages are used for general storage rather than car parking but both proving that assumption and changing behaviour would be challenging. Sandfield drivers tend to park outside their homes on the road, which is very narrow in places, or on the grass. Only the fortunate few in 1-4 Sandfield and the privately built Newby Close have parking provision on their properties. Other householders have created parking spaces ad hoc on their properties.

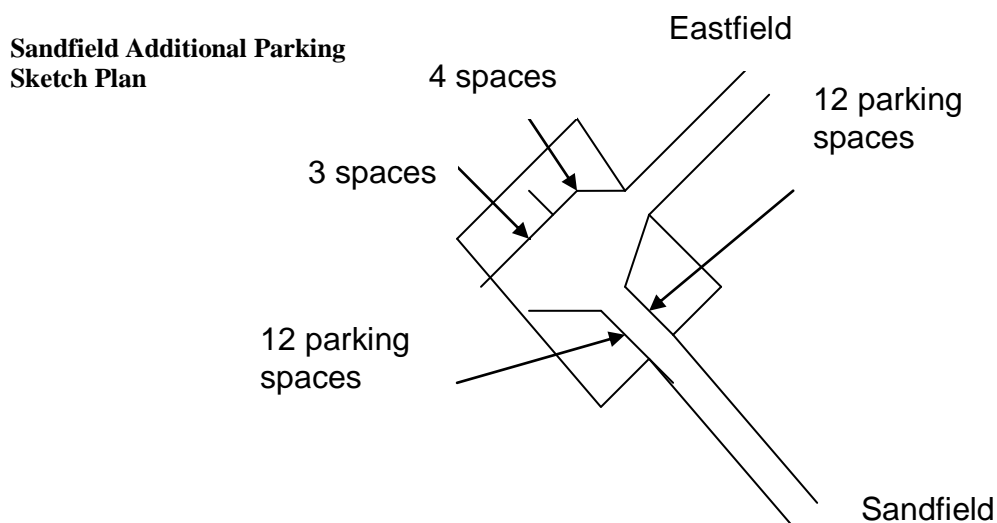
The table below shows results from a survey early on a Sunday morning.

	Number of Properties	Cars Parked off Road incl on grass	Cars Parked on Road	Number of Garages
<b>Sandfield</b>	40	9	7	27
<b>The Spinney</b>	16	No provision	9	Incl in above
<b>Eastfield</b>	32	4	31	14

The table indicates that there are 41 garages to serve 88 properties. There are unmarked spaces in front of The Spinney garage doors that can be used for parking but room for manoeuvre is limited and the garages are far from many of the houses. There are two “road alcoves” in Eastfield used for parking. The one on the north-east corner can take 7 cars and the one in the north-west corner 8 cars. There is space for 14 cars in front of the Eastfield garages. The only other available space is the grassed areas where Eastfield joins Sandfield.

### Recommendation

It is recommended that a proposal to convert a portion of the grassed areas within the estate to carpark, see sketch map below, be circulated to residents and Aster Homes (the social landlord) for comment/approval/funding. There is already parking on the grass due to the lack of alternatives.



### Dauntsey Academy Primary School Parking

#### Background

Following a review of on-site traffic Health & Safety practices at the School (DAPS) in July 2010, the school took the decision to close the school gates to vehicular traffic after 0830hrs. The immediate consequence was an increase in on-street parking and waiting. Sandfield is a cul-de-sac with three side-streets.

In 2011, the school, working in partnership with the Parish Council, funded the widening and resurfacing of the entrance to the Village Hall Car Park to make the use of this space more attractive as a choice to parents dropping off children. Prior to this, the Council had already taken steps to enlarge the car park, replacing a grassed area with stone chippings.

In addition to these physical measures, DAPS has reviewed its Travel Plan, introducing pre-school and after-school activities to stagger arrival and departure times as well as negotiating the use of the Churchill Arms car park. A 'walking bus' has also been established from the Village Hall Car Park, using the footpath inside the recreation ground, although this is not as widely used as it could be. Extensive efforts have been made to communicate the Plan to parents.

Residents of Sandfield and the side streets have complained to the school and the Parish Council about the extent of on-street parking and waiting, and the disruption it brings to other traffic flows and quality of life. Minor collisions have occurred, disabled passengers in a taxi-bus are affected with manoeuvring difficulties, and an emergency ambulance has recently failed to make a close attendance to a property, with the air ambulance required to land in the recreation ground. Kerb-mounted cars also form obstructions, as do those that park on corners. Police enforcement has been requested, and is in hand.

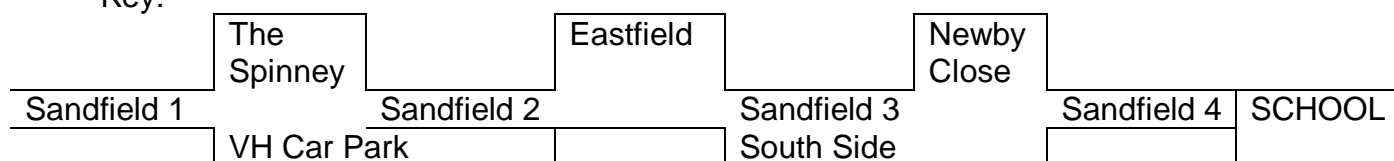
60% of those attending DAPS are from outside its formal catchment area, and so the use of car transport is recognised as inevitable.

Observations have shown that although the Car Park is usually used to capacity, nonetheless many arrivals fail to consider the car park and drive to the school gates to either wait or turn round, (especially when late or in bad weather) leading to congestion at the junction with Newby Close.

The table illustrates the number of cars observed on a Friday afternoon:

	<b>2.30</b>	<b>2.45</b>	<b>3.00</b>	<b>3.10</b>	<b>3.20</b>	<b>3.30</b>
VHCP	8	13	21	32	32	30
The Spinney	n/r	n/r	n/r	n/r	6	6
Eastfield	1	1	1	4	7	5
Newby Close	0	4	4	6	9	6
Sandfield 1	2	2	3	5	5	5
Sandfield 2	1	2	2	5	5	5
Sandfield 3	1	4	4	5	5	4
Sandfield 4	6	8	13	10	13	10
South Side	0	0	0	4	4	1
<b>Total</b>	<b>19</b>	<b>34</b>	<b>48</b>	<b>71</b>	<b>86</b>	<b>72</b>

Key:



## Review and options

Members of the Parish Council met with the Chairman of Governors and Headteacher at DAPS on 18 July to review what further steps can be taken to manage the current situation. It was agreed that there were no practicable options for managing traffic or parking within the current school perimeter. It was also recognised that whilst it may be possible to provide temporary surfaces in an adjacent field, the landowner and planning authorities will require consultation and the design of traffic flows will require careful consideration to avoid introducing further conflict near the school gates. This remains an option for the school to explore, as does the construction of a waiting shelter on the north wall of the Village Hall, to help improve take-up of the 'walking bus', and design of yellow hatching outside the school gates to keep the area clear for turning.

The capacity of the Village Hall Car Park was considered, including the suggestion made to the last Council meeting for the further enlargement of the car park in a westerly direction. However, the proposal to increase the size of the Village Hall car park by only 20-25 spaces is, in the writer's view, insufficient and a larger provision is detailed below.

A number of cars are seen parking on corners and on kerbsides. This further restricts already narrow entrances and affects other turning vehicles, including the disabled taxi service. A proposal for white 'H' bar lines was discussed, limited to those areas to which the Highway Code would determine as unsuitable for parking. Although non-statutory in nature, the placing of lines would make expectations clear. The use of no-waiting bollards was also discussed, although a safe system of work for their deployment and collection would be required.

Promotion of the 'walking bus' may be improved if a waiting shelter could be constructed along the Village Hall north wall. Approval of the Village Hall Management Committee would be required.

<b>Time</b>	<b>8.35</b>	<b>8.40</b>	<b>8.45</b>	<b>8.50</b>	<b>8.55</b>	<b>9.00</b>
<b>Cars parked in VH carpark</b>	10	21	28	39	43	44
<b>Cars parked on roads</b>	4	7	20	27	34	36

The survey tabled above took place on the morning when a DAPS sports day coincided with a Gardening Club coach trip organised to pick up members from the Village Hall car park at 9am.

44 cars were squeezed on to the Village Hall car park, some on the grass and some boxing in other cars parked earlier. There was little change after 9am as the Sports day was ongoing and the Gardening Club coach departed bearing its share of car drivers. Subsequently, the headmaster decided to bring parents down to the School playground to park in order to avoid potential conflict of interest.

Neither parents nor GC members sought to park on the roads until there was no room whatsoever in the VH car park but as mentioned above, this is not always the case. Despite there being at least an extra dozen cars from the Gardening Club, the total did not surpass 76 cars.

The evidence from the two surveys above indicates that there is a shortfall in parking for Dauntsey Academy Primary School of 40-50 spaces on the Village Hall if there is to be any chance of preventing/reducing parking on the narrow roads approaching the School. Further spaces are required if any other users wish to park at school run times. Even if the field adjacent to the School could be developed for parking, prior to full development for housing, the same narrow Sandfield Road would be the only approach. Ergo, it is believed that parking provision on "Gaiger's Field" only makes sense as part of planning permission for development to include a wide enough approach road to the School through the new estate. As no time scale is available for such development, the only remaining option is a considerable expansion of the Village Hall car park.

## **Village Hall Parking Proposal**

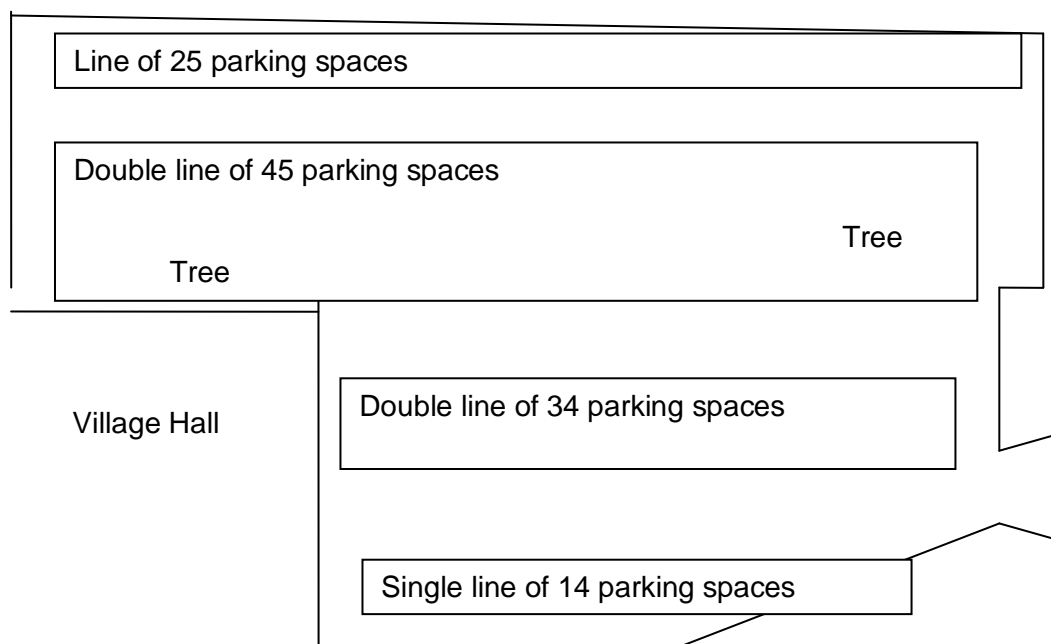
This plan shown below provides 118 parking spaces by utilising the grass above the existing Village Hall car park and the corner below the entry/exit.

The plan would be most effective if the grassed area was surfaced, the existing car park resurfaced and the whole lot marked for parking. However, parking on the grass, as already happens in extremis, is possible enabling a quick, cheap fix.

This plan has not been formally surveyed. Nonetheless, it is considered that at least 100 spaces could be provided if the estimate of 118 is over generous.

Maximum requirement for DAPS is 90 but the reality is nearly always well short of that number. Hence the proposal solves the school run parking issue with something to spare.

Parents cannot be blamed for, or prevented from, parking on roads near DAPS if there is no alternative. Given a workable alternative, appeals to parents to use it are more likely to succeed and any enforcement deemed necessary is less likely to alienate parents.



### **Recommendation**

The Village Hall car park should be extended westwards to accept as many cars as possible, about 118, using the sketch in the Plan as a basis for a professional survey.

### **Cleaning and Road Repair**

The contracts for road cleaning have been re-let by Wiltshire Council. However, the expectation in WC is that cleaning will take place quarterly, as at present. WC is unable to produce a map that would contain the public highways information and show the whole Parish in enough detail to be useful.

Pavement cleaning does not seem to take place often, if at all, and the following quote from WC is relevant. "Where any footways require sweeping, the Community Co-ordinator on my team (within WC) will discuss the priorities with the Parish Councils' nominated point of contact and we will arrange for the resources to be deployed in the Parish."

In places the earth banking has been allowed over time to encroach upon the pavement. This is particularly noticeable where the properties are owned by Dauntsey's School. Road repair is undertaken as required and, as the A360 and a portion of the pavements have recently been relaid, West Lavington/Littleton Panell is unlikely to be high on the WC priority list for road repairs.

### **Recommendations**

WC should be formally approached to produce a map of roads and pavements they understand to be the responsibility of the Council to clean and maintain at an appropriate scale, in order to provide the Parish Council with the information they need to ensure, in liaison with WC, that the work is done.

The Parish Council should ask all landowners to restore pavements outside their properties to the original width and appoint a Council member to be responsible for pavement maintenance.

## **SUMMARY OF RECOMMENDATIONS**

It is recommended that:

- a. The A360 should be downgraded to a B road throughout its length. Signage at both ends should be restricted to local destinations, not to the longer route. The alternative is via the A342/A345 which passes through no village centres. The B3098 should be downgraded to a C Class road.
- b. Implementation of the full signage scheme recommended in the Mouchel report is urgently required to redirect northbound high vehicles away from the A360. When this is completed, any high vehicles with local destinations (for whom the long diversion would not be appropriate) should be directed via the C20 and the B3098 through Market Lavington. Although this route is still unsatisfactory, it is better than the existing diversion.
- c. Studies be carried out regarding the installation of traffic lights on the A360/B3098 junction and to control the narrows near the Church. During the latter consideration should be given to making All Saints Road and Church Lane a one way circuit clock wise around the church.
- d. Signs which indicate the speed of passing vehicles should be permanently placed northbound in the vicinity of the Courtyard Surgery and southbound halfway down Littleton Panell High Street.
- e. A suggested rule of thumb for any new housing within West Lavington/Littleton Panell is that one parking space should be provided per bedroom in the property.
- f. Residents in the vicinity of the junction between Sandfield and Eastfield should be surveyed regarding the desirability of parking spaces on the road edge of areas currently grassed, as depicted in the sketch in this Plan.
- g. The Village Hall Car park should be extended westwards to accept as many cars as possible, about 118, using the sketch in the Plan as a basis for a professional survey.
- h. WCC should be formally approached to produce a map of roads and pavements they understand to be the responsibility of the Council to clean and maintain at an appropriate scale, in order to provide the Parish Council with the information they need to ensure, in liaison with WCC, that the work is done.
- i. The Parish Council should ask all landowners to restore pavements outside their properties to the original width and appoint a Council member to be responsible for pavement maintenance.

## **ENVIRONMENT**

For the purposes of this initial report, the boundaries of the parish are as defined on MAGIC, the Government website, and are as shown on the attached map, shown as MAGIC Map A.

### **SECTION 1: BACKGROUND INFORMATION**

#### **1.1 Environmental Designations**

Set out on a series of maps attached are various environmental designations together with other information which start to build the baseline data for the environmental part of The Neighbourhood Plan. Further information is detailed below. These have been taken from “MAGIC”, the Government website identifying the various environmental designations and other characteristics. The maps attached are as follows:

- Map 1 – This shows all the designations as outlined on MAGIC, except the Nitrate Vulnerable Zone designation, which is shown on Map 2.
- Map 2 – This shows the Nitrate Vulnerable Zone designation.
- Map 3 – This shows the Habitats and Species designations within the parish.
- Map 4 – This shows what are referred as “The Land Based Schemes”, which essentially identify the various environmental stewardship schemes operated by farmers and managers the Parish, together with Forestry and Woodland Schemes.

There are a number of environmental stewardship schemes operated including:

- Entry Level Stewardship
- Organic Entry Level Stewardship
- Higher Level Stewardship

Further background to these particular schemes is shown in Appendix 1 attached.

- Map 5 – shows the landscape detail and principally detailed areas of designation for soil types.

In addition to Maps 1-5 is the map showing the detailed areas of designation surrounding the village for planning purposes as they currently stand. These are shown as Map B.

A very high proportion of the agricultural land area of the parishes of West Lavington and Littleton Panell are covered by some form of existing environmental stewardship which will dictate the nature of the land usage. It is identified that some of the critical environmental features, such as Ramscliff to the south east of the village together with the surrounding woodland to the south are managed under environmental stewardship agreements and as such it is presumed at this stage that little change to current farming practices would be considered without changes to these environmental stewardship agreements were undertaken. Pertinent to this would be the termination or renewal dates of the agreements for the land managers of these environmental schemes. It is recommended that more detail on these is sort under the Publication Scheme operated by Natural England, as it is required to do so as a government agency under the Freedom of Information Act.

It should be noted that the existing Agri-Environment Schemes are to be replaced from 2014 onwards by new environmental schemes, the details of which are still to be finalised.

Therefore, as the existing agreements come to an end, land managers will be offered the opportunity to sign up to the new agri-environment scheme. It is recommended that this should be monitored with a view to understanding if there are likely to be any negative impacts for the environment surrounding the villages.

Within the conservation area, it is envisaged that there would be minimum change to the existing landscape without substantial consultation and revisiting of The Neighbourhood Plan.

It is surprising at this stage that the field to the immediate south of the village but still surrounded by houses has no designation on it from any environmental or conservation purpose given its significance to the village and from an archaeological and environmental viewpoint.

## **1.2 MOD and Management Agreements**

A substantial land area, up to 50% of the parishes of West Lavington and Littleton Panell, are owned by the Ministry of Defence (MOD). These are occupied under agricultural tenancies by farmers surrounding Salisbury Plain although there are various land management agreements and requirements which are in place for these different farmers. It is recommended that an outline of these agreements is obtained from The Defence Estates so that any material aspects from these can be incorporated into The Neighbourhood Plan.

As a consequence of these management restrictions, provided the land is continued to be owned by the MOD, and no change to this is seen in the foreseeable future, it can be deduced that there will be limited impact or changes to the farming practices within this area of the Littleton Panell and West Lavington parishes.

## **1.3 Key Site Specific Constraints**

Set out below are some of the possible key site specific constraints relative to The Neighbourhood Plan. These include the following:

- Sites of Special Scientific Interest (SSSI) – These are specifically identified on MAGIC Map 6. The main SSSI can be found to the south of the parishes on the MOD land of Salisbury Plain.
- Special Areas of Conservation – These are specifically identified on MAGIC Map 7. These have the same boundaries as the main SSSI to the south of the parishes on the MOD land of Salisbury Plain.
- Water courses – the main water course flowing through the parishes is a tributary of the Semington Brook and rises within the parishes to the south and flows north out to the Semington Brook. It is noted that the management of this is under the control of the local unitary authority, Wiltshire Council, rather than the Environment Agency, who are in charge of the management of the Semington Brook.
- Flood risk – shown in Appendix 2 is the flood risk zone within the villages bounding the river outlined above.
- Archaeological Features – at this stage, there appears to be no definitive map showing the main archaeological features of the landscape within the parishes of



West Lavington and Littleton Panell. It is recommended that this is considered. To assist with this, various documents could be useful. These include:

- Within the south of the parishes, Salisbury Plain has been surveyed and detailed maps of this could be requested from the MOD. A summary from English Nature is shown in Appendix 3.
- Various documents concerning the features surrounding the village, again shown in Appendix 3. These also show a number of archaeological items of particular note including The Greenfields as it is referred to, or the field to the south of West Lavington.
- Ram's Cliff – with its ancient earthworks and strip lynchets – to the south-east of the villages – little documentation has currently been found about this at present. It is recommended that further research on the archaeological significance of these is undertaken and the results incorporated in the environmental part of The Neighbourhood Plan.

It is assumed at this stage that those areas identified as being archaeologically significant would be considered within The Neighbourhood Plan to be areas of minimum change.

## SECTION 2: KEY ISSUES

Set out below are what is considered to be some of the key issues from the environmental perspective.

### 2.1 Renewable Energy

Set out below in the table is a summary of the potential renewable energy options together with the appropriateness of them for parishes of West Lavington and Littleton Panell, the likelihood of their adoption and key comments on these.

<b>Renewable Technology</b>	<b>Appropriateness</b>	<b>Likelihood of Adoption</b>	<b>Comment</b>
Wind	Medium	Low	Visual impact high and MOD likely to turn down
Solar Photovoltaics (PV)	High	High	Individuals and businesses will take opportunities to install and supplement their own electricity usages
Solar Thermal	Medium	Medium	Appropriate for summer hot water usages for domestic properties particularly
Anaerobic Digestion	Low	Low	Only likely with either local commercial initiatives or Council food waste collections
Biomass Heating	Medium	High	Off mains gas grid with potential for woodchip and wood pellet boilers. Fuel property issues relevant and some innovative schemes may be required to alleviate this
Ground source heat pumps	Low	Low	Individuals and businesses particularly with energy efficient buildings will take advantage of

			this technology where appropriate.
Air source heat pumps	Low	Low	Individuals and businesses will take opportunities where appropriate but limit its scope
Hydro	High	High	Providing fish stocks are not affected, potential development of small scale hydro schemes at the sites of the existing mills on the river could be considered

## 2.2 Visual Environment and Amenity

Various key areas of visual environment and amenity have been identified around the village initially and these are shown on Map 8. It needs to be determined by the parish as to the importance of any or some or all of these in terms of their retention as areas of minimum change within The Neighbourhood Plan.

Potential opportunities for improvements might include strategic woodland plantings at various sites. These would need to be identified further. To be considered only when funding might be available on a local basis.

## 2.3 Local Environmentally Important Features

Key local environmentally important features would potentially include the following:

- Ramscliff
- The Greenfield or The Old Town Field
- Southern woodland
- Tributary to the Semington Brook
- Manor House woodland and grounds

All these are identified on the Map 9. Recommended initially as areas of minimum change or further safeguard designation considerations as appropriate.

## SECTION 3: ANALYSIS OF ISSUES

### 3.1 Renewable Energy

Having undertaken the assessment of likely technologies under 2.1 above, the most practical application from a community based scheme seems to be small scale biomass projects in areas of high density housing immediately adjacent to each other, so as to relieve some fuel property if this currently exists. Potential areas of high density housing suitable for community led biomass schemes have been identified on Map 10.

There is very limited scope for any further renewable energy developments on a community basis outside of this.

### 3.2 Visual Improvement Proposals

As has already been stated, potential visual improvement could be undertaken by strategic planting of woodland to provide wildlife habitats/corridors within the village and immediately surrounding areas together with visual forefronts to views of the surrounding countryside. These could be considered as and when public finance might be available for funding these. It is recommended that potential areas should be identified in further work and that these are consulted upon, within the overall public consultation for The Neighbourhood Plan.

### **3.3 Protection for Sensitive Local Sites**

The sites potentially recommended for protection and recognition are shown on Map 9. These are summarised also in Section 2.3 above.

## **SECTION 4: SOLUTIONS AND POLICIES**

### **4.1 Renewable Energy Initiatives**

The policy with regard to renewable energy development within the parish would consider the following but not exclusively.

- Actively promote residents and businesses within the parishes to adopt renewable energy investments providing that there are no adverse impacts on neighbouring individuals and businesses. In addition, providing that there are no adverse impacts on environmental and amenity features.
- Promote and encourage development of community ventures providing there are no adverse impacts on the environment and surrounding residents, etc.

### **4.2 Site Designations**

To designate additional conservation/environmental designations to locally sensitive landscape and environmental features as identified on Map 9. To identify areas of minimum change for those visual amenities surrounding the villages dependent upon feedback from the village for those areas as shown on Map 8.

### **4.3 Amenity Enhancements/Landscaping**

To actively encourage enhancement of landscape such as planting of coppices and woodland shelter belts together with environmental wildlife corridors in and around the villages.

## Appendix A

### West Lavington & Little Panell Community Facilities

#### Community Focus Survey 2012 – Results

#### 1. How do you envisage your organisation/membership evolving over the next 5 years?

Answer	Number of Organisations	Percentage of Organisations
More younger members needed	4	36%
Volunteers needed	2	18%
More support from police	1	9%
Bood donor sessions may be concentrated on bigger towns	1	9%
Increase in membership	2	18%
Continue roughly the same	2	18%
Expand outside facilities for youth	1	9%

#### 2.What are the main factors that you anticipate will affect the future evolution or development of your organistaion ?

Younger members join	2	18%
Services/activities more attractive to young people	1	9%
Benefit to the community	1	9%
Serious accidents/level of support by police	1	9%
Health check restictions for donors/ developments in use of blood/synthetic blood	1	9%
Younger volunteers	1	9%
Increasing/decreasing health care sevices	1	9%
Changes to public tranport services	1	9%
Loss of shared private facilities (eg Dauntseys School pool)	1	9%
Decline in membership	1	9%
Loss of local printing facilitiy at affordable cost	1	9%
Funding (few available grants)	1	9%
Declining/increasing elderly population	1	9%

**3. What aspects of community life are of concern to your organisation/membership?**

Village Hall	2	18%
Village appearance	1	9%
Declining interest in church life	1	9%
Children & families	1	9%
Road safety & public protection from traffic	1	9%
Lack of/reduction in public transport services	2	18%
Demands of ageing population	1	9%
All of the above & below	1	9%
Sporting facilities/activity sites	1	9%
Loss of post office	1	9%
No comment	1	9%

**4. What aspects of village life are to the greatest benefit for your organisation?**

Village Hall	2	18%
Visit by clergy to primary school	1	9%
Church	1	9%
Community support	2	18%
Volunteer support	2	18%
Walking distance to surgery	1	9%
Shared village facilities (eg Dauntsey's pool)	1	9%
Sustainability of churches and villages	1	9%
Activities for youth	1	9%
Good public bus service	1	9%

**5. What kind of future community developments would be of greatest assistance to your organisation/membership?**

Willingness of young families to join in	1	9%
Strengthen church's link with primary school	1	9%
Downgrade A360 to B road	1	9%
Route heavy goods vehicles via A350 or A341	1	9%
Upgraded/new Village Hall	1	9%
More housing to increase potential blood donors	1	9%
Improvement to public transport	1	9%

Minor injuries unit in Devizes	1	9%
Increased size of Youth Club premises to accommodate number of members	1	9%
Bus shelter at the Gun	1	9%
No comment	4	36%

**6. Do you consider that your organisation faces any specific problems either now or in the future?**

Ageing membership	1	9%
Declining interest in Christianity	1	9%
Interest & membership numbers	2	18%
Hostility from speeding motorists	1	9%
Attracting younger volunteers	2	18%
Loss of local printing business with affordable costs	1	9%
Funding	1	9%
Loss of bus passes for elderly	1	9%
No comment	1	9%

**7. What aspects of village life would you like The Neighbourhood Plan to explore when issuing the final questionnaire to all villagers?**

Village Hall	1	9%
Stage Post site	1	9%
Fellowship	1	9%
Social & environmental impact from traffic through villages	1	9%
Participation by wider community in village life	2	18%
Younger volunteers	1	9%
Future of public transport	1	9%
Future increased housing (sympathetically managed)	1	9%
More sports facilities	1	9%
No comment	1	9%

**8. If you were to pose a single question entirely from the perspective of your own organisation/ membership what would it be?**

What would encourage more participation/volunteering in village life?	3	27%
Is an active church valued by villages?	1	9%
How would you like family life to develop?	1	9%
Would villagers support 40mph speed limit from Railway Bridge to LP and on approach to WL?	1	9%
How can villages best maintain & grow medical/health services for residents?	1	9%
How would News & Views survive following retirement of current editor?	1	9%
No question	3	27%

**Organisations returning answers to survey**

All Saints' Church  
 Community Speed Watch  
 Early Swim  
 Friends of Courtyard Surgery  
 Friendship Group  
 Mothers' Union  
 National Blood & Transport  
 News & Views  
 Twinning Association  
 Village Care & Link  
 Youth Club

## **APPENDIX B**

### **West Lavington Village Hall**

#### **Community Focus Survey – Preliminary Results**

The Village Hall Committee recently conducted a house to house questionnaire survey to see if people in the village would support the idea of making major improvements to the Village Hall to provide a new community Focus or “HUB”.

Almost all houses in the village were covered by questionnaires and a very significant response rate of some 30% of households was obtained. The household responses covered 191 adults, 160 senior citizens and 85 children – a total of 436 out of a population of about 1200. This is further proof that a good representative coverage of some 30% of the population has been obtained by the survey.

#### **People’s Views**

The Village Hall committee were very pleased to note that there was overwhelming support for the proposal to establish a new community “HUB” with 84% approval and only 6% against. In addition 72% affirmed that they would use the new facilities themselves. Comments included *“local facilities are so important in keeping a community alive”* and *“in my view it would be a great asset to the village”*. In the light of this the Committee is now looking at the facilities required in more detail.

The new facilities suggested on the questionnaire all received substantial support. The need for several flexible sized rooms for hire was supported by 82% of respondents and the proposed drop-in Café by 79%. In addition improvements in catering facilities, music and wi-fi equipment and multi function dance / sport spaces all had between 75% and 77% support. The provision of craft units or hot desk space was supported by 57%. There were a range of supportive comments including *“if there was a drop in café I would use it”*, *“café is a super idea!”*, *“free wi-fi, big TV screen”*, *“improvements to kitchen, consider the whole footprint, not just the main hall/stage.”*

When it came to deciding how the future space in the building might be used to cover all these functions views were less clear cut. A majority of people (54%) supported retaining the existing hall size but 33% preferred to convert part to other rooms. Similarly slightly more people (43%) opted to retain the existing stage than did to convert it to flexible space (38%). The distribution of space for various uses will therefore need some careful consideration. Quite a number of people commented that flexible partitioning might be used as in *“need to retain hall size for larger and community functions but split into smaller rooms for other times. Collapsible stage would allow flexibility of use”* and also *“Divide the present large hall & stage into smaller rooms but retain flexibility by using sliding dividers”*.

The questionnaire suggested a number of specific improvements to the structure of the building including a new entrance and lighting, new toilets, separate sports changing, improved heating, improved lighting and views and improved acoustics. All of these were supported by between 70% and 80% of respondents with all ‘no’ votes in single figures. Comments included *“Substantial improvements in heating, insulation, acoustics and lighting are a must!”* and *“Seating terrace for warmer weather facing the sports field & easier access for the disabled.”* This gives the Committee a clear idea of many of the specific improvements that people in the village would like to see incorporated in any improvement proposals.



The survey also asked people if they, and members of their family, would use a variety of possible new facilities at the proposed “HUB”. Not surprisingly these results were more varied since peoples preferences and available time are very different. The most popular possible facility, (by some margin at 65%) was the café / meeting place. The other most popular facilities were improved meeting rooms, catering facilities with room hire, an exercise/dance room and the main hall all of which scored between 46% and 54%. Least popular were the suggestions of sports changing rooms, stage and drama equipment and small business/craft premises at between 20-30%. These figures give a very useful basis for looking at how to plan the future facilities that would be most used by the village.

In addition to the specific questions the survey encouraged people to enter their own suggestions about types of facilities or uses that they would like the “HUB” to have. The Committee were very pleased to note that a large number of suggestions were made and these have been compiled into a full list.

It has already been possible to identify four particular categories of comment that were each made by significant numbers of people. These sought to propose the following:

- possible indoor sports or gym facilities e.g. *“Badminton court”, “keep fit equipment”, “five a side indoor football practice”*.
- live entertainment, music events and films e.g. *“ a musical use, such as a Glee Club, band or theatre group”, “bar, cinema nights, children’s activities in school holidays, social evenings, village barbeques, music.”*
- further education/training , craft or computer classes e.g. *“ exercise classes linked to local health needs e.g. arthritis, pilates, weight control etc. Craft and art classes” , “computer room for public use and IT classes”*.
- exhibition display space or information boards e.g. *“an information centre in respect of local facilities and services (a mini citizens advice)”*.

Very few concerns were raised with regard to the project but quite a number of people commented that they did not use the hall, a couple mentioned worries about the possible cost and viability and one was concerned about the potential for noise or disturbance.

About a dozen people volunteered that they had possible skills or experience that could be of use in taking the project forward and all of these people will be contacted by the Committee shortly.

## **Village Organisations**

In addition to the public survey some 9 organisations in the village, including the Parish Council, responded with their considered views on behalf of the members that they represent. These were:

Parish Council  
Parish Church  
Women’s Institute  
Football Club  
Gardening Club  
LADS ( Drama )  
Twinning Association  
Friendship Club  
Mother’s Union

It was notable that all the organisations, including most importantly the Parish Council, supported the “Hub” proposal and all the improvements that were suggested. Some naturally stressed the perceived importance of the particular facilities that were important to the interests of their own organisations. There appeared to be no real contrast to the views expressed by the community at large.

The Committee has concluded that the survey has shown that there is very strong and widespread support in the village for the proposals that were outlined. It will now consider how to take this forward and wishes to thank all those who assisted in the distribution and collection of the survey as well as all those who took the time and trouble to fill it in.

## **ANNEXE D (a) INITIAL COMMUNITY QUESTIONNAIRE**



**Thank you for your important contribution to your local  
Neighbourhood Plan**

The individual responses provided on this form will only be used by the West Lavington Parish Council Neighbourhood Plan Steering Group for the purposes of preparing the Plan.

If you would like to take a more active role in the Plan preparations, or require any further information, please see our online material or:

**Contact us at:**

Clerk to the Parish Council

Mr Peter Baxter

7 Rickbarton

West Lavington SN10 4LU

[clerkpc@sky.com](mailto:clerkpc@sky.com)

01380 816183    07734 483883

**Visit us at:**

[www.westlavington.info/planning.html](http://www.westlavington.info/planning.html)

**Meet us at:**

the Parish Council on the first Thursday of every month in the Village Hall, Giles Room, at 7.30pm

**Follow us at:**

[www.twitter.com/westlavingtonpc](http://www.twitter.com/westlavingtonpc)



**WEST LAVINGTON PARISH COUNCIL**

Produced by the Neighbourhood Plan Steering Group,

February 2014.

**West Lavington Parish**

**The Neighbourhood Plan for  
West Lavington and Littleton Panell**

**QUESTIONNAIRE  
INSIDE!**

**NOW is**

**YOUR chance to have YOUR say**

You can complete this questionnaire in conjunction with our recently distributed leaflet, which set out why a Neighbourhood Plan is being prepared and invited you to help. There is more information at the rear.

This questionnaire lets YOU have a say in the future of your community. Please complete and return it to our door-to-door collectors or by leaving it at one of our local collection points:

- the Costcutter/NISA shop;
- the Courtyard Doctors' Surgery;
- The Churchill Arms

**by 10th March 2014**

## QUESTIONNAIRE

<i>We need to know what you like most about where you live.</i>	
<i>And we need to know what concerns you most about where you live.</i>	
<i>Within the current boundaries permitted for development, there are very few opportunities for new housing other than in-fill or extension of existing properties.</i>  <i>Some people feel that there is a need to make a land allocation for a reasonable number of new houses to help accommodate needs for the future – what do you think?</i>	
<i>For the Plan to allocate some new land for additional houses we need to know how many houses local people would like to see built. Some additional houses could provide new opportunities for people to live in the village.</i>  <i>Such growth may also support local facilities. Over the previous 10 years to 2011 some 45 new houses were built, which means an average of 4.5 houses per year.</i>  <i>Whilst some may prefer no growth, this would not accord with Wiltshire Council's Core Strategy or national planning policy.</i>	

## About West Lavington and Littleton Panell:

### The 2011 Census tells us that:

- 1500 people are resident in the parish;
- 1150 of these live in private households;
- A further 350 live as residents in Dauntsey's School or local care homes;
- 17.5% of the population are over 65;
- 60% of the population are working age;
- Population has grown by 220 in 10 years;
- Only 120 of these are in private households;
- Over 60% are economically active and only 2% are unemployed;
- Households have increased by 55 since 2001;
- There were 518 dwellings in 2011, an increase of 45 over the 10 year period;
- 61% of the population are home owners with others in either private rented or social housing;
- 29% of the working population have degree level training;
- Local employers, predominantly Dauntsey's School, provide over 400 jobs in the village.

All this shows us that these are not places that are standing still!

### YOUR say:

Our first consultations with the public helped us form some initial views about the objectives and direction of the Plan. Now we need some really important input from EVERYONE to help us with some of the key development issues that will shape the Plan and the future of the parish up to 2026.

***Thank you for taking a few minutes to complete the questions. Please ensure that you return this questionnaire to us - see the front cover for details - by the 10th March 2014.***

<p>To accommodate growth we would have to find new sites for houses in the villages.</p> <p>If one large site were used it may be more economical to construct the houses and it might provide some development funds to the Parish Council to use for community projects. However, some people feel that smaller sites are more appropriate and could fit better into the villages.</p>
<p>Wiltshire Council is proposing to give priority to people with a local connection in the allocation of social housing from April 2014. The Neighbourhood Plan can help identify what type of social housing is needed.</p> <p>Other people, who are not eligible for social housing, may want to buy homes in this area. The Neighbourhood Plan can help developers decide what type of houses to build.</p>
<p>Much of West Lavington and Littleton Panell is in a conservation area and the villages include buildings from many periods and in many styles. Any future new development will be significant in determining the villages' future personality.</p> <p>The West Lavington &amp; Littleton Panell Village Design Statement made proposals about what sort of development is appropriate in the villages.</p> <p>The Village Design Statement and the Conservation Area Statement can be found here  <a href="http://www.westlavington.info/planning.html">www.westlavington.info/planning.html</a></p>

<p><b>15 Are there any significant local highway measures or minor improvements that would benefit the village that you consider should be raised with Wiltshire Council?</b></p> <p>a) Yes <input type="checkbox"/> <input type="checkbox"/></p> <p>b) No <input type="checkbox"/> <input type="checkbox"/></p>
<p><b>16 If YES please specify :</b></p> <p>.....</p> <p>.....</p>
<p><b>17 Are there significant local environmental issues, such as public landscaping, rural, habitat, conservation and/or archaeological site protection matters that the Plan should tackle?</b></p> <p>a) Yes <input type="checkbox"/> <input type="checkbox"/></p> <p>b) No <input type="checkbox"/> <input type="checkbox"/></p>
<p><b>18 Please indicate your <u>main</u> reason for saying YES or NO (choose one)</b></p> <p>a) potential for landscaping, planting &amp; enhancements <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/></p> <p>b) need for safeguarding measures for sensitive areas</p> <p>c) footpaths and countryside access are very important</p> <p>d) no need for further environmental policies in the Plan</p> <p>e) other (please specify) .....</p>
<p><b>19 What other matters may the Plan need to tackle? (choose any)</b></p> <p>a) car parking <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/></p> <p>b) community bus service</p> <p>c) cemetery requirements</p> <p>d) wind turbines</p> <p>e) solar panel farms</p> <p>f) biomass projects</p> <p>g) other ( please specify ) .....</p>

## Our Plan will cover the whole Parish and will look forward to 2026

It has to comply with Wiltshire Council's Core Strategy and is mainly concerned with land and development matters but it can also influence issues such as business, schools, health and transport. It has to comply with a strict legal process and must be approved by a referendum in the Parish before it can become part of statutory planning control.

Whilst some may prefer no growth, this would not accord with Wiltshire Council's Core Strategy or national planning policy.

So, an approved Neighbourhood Plan is really important as it will enable the community to manage what happens within the parish boundary - especially with regard to new housing.

It would **allow us to shape the number, location, type and phasing of new housing** and to resist any large, unwelcome proposals that might arise from speculative developers.

The Parish Council's Neighbourhood Plan Steering Group has been working hard over the past year to bring the Plan forward. Grant money has been obtained to help with the costs, consultants have been retained to assist with the technical process and lots of information about the villages has been collected.

**To help you make informed choices in the questionnaire here are some interesting facts about our communities. Each question has more information alongside to help you.**

<b>1 What do you value most about the area and the village that you would like the Plan to safeguard? (choose up to two)</b>		<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
a) Open countryside setting & views b) Village character c) Community facilities d) Community spirit e) Other (please specify) .....		
<b>2 What do you think is the biggest local problem that the Plan may be able to address? (choose up to two)</b>		<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
a) shortage of affordable housing b) speed & volume of traffic c) shortage of local jobs d) random development pressures e) other (please specify) .....		
<b>3 Should the Plan allocate land for some additional houses in the parish?</b>		<input type="checkbox"/> <input type="checkbox"/>
a) Yes b) No		
<b>4 Please indicate your <u>main</u> reason for saying YES or NO (choose one)</b>		<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
a) Need for smaller / affordable homes b) Limited growth in village desirable c) No growth required in village d) Need to protect landscape setting e) Other (please specify) .....		
<b>5 Approximately how many houses would you like to see built in the Parish over the next 10 years? (choose one)</b>		<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
a) none b) up to 20 c) up to 40 d) up to 60 e) up to 80 f) up to 100		



<p><i>The villages have a business community that includes a retail shop, a smaller retail shop with mobile unit, a hairdresser, two pubs, a scrapyard and a number of self-employed people.</i></p> <p><i>Dauntsey's, an independent school, is the largest employer in the parish.</i></p> <p><i>Other significant employers are Wentrow Media, A'Beckett's Vineyard, two care homes and Dauntsey Academy Primary School.</i></p>
<p><i>The villages also have community facilities including a village hall, playing fields, children's playgrounds and a youth club.</i></p> <p><i>There are three schools, three places of worship and a doctors' surgery.</i></p> <p><i>Approximately sixteen community organisations respond to a wide range of interests and ages.</i></p>
<p><i>Public transport is of great importance to those in the community who do not have their own transport.</i></p> <p><i>Usage of buses and trains depends on demand, availability, the routes, the schedules, the fares, the publicity and information provided, and the reliability and the convenience and comfort of travel.</i></p>

<p><b>9 Do we need more sites or premises to buy or rent to promote business and employment opportunities?</b></p> <p>a) Yes <input type="checkbox"/> <input type="checkbox"/></p> <p>b) No <input type="checkbox"/> <input type="checkbox"/></p>										
<p><b>10 Please indicate your <u>main</u> reason for saying YES or NO (choose one)</b></p> <p>a) perceived shortage of small premises for business <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/></p> <p>b) need to encourage the growth of local employment</p> <p>c) no local demand for additional business premises</p> <p>d) more business premises would not fit in with the village</p> <p>e) other (please specify) .....</p>										
<p><b>11 Are local community facilities and services adequate for your needs?</b></p> <p>a) Yes <input type="checkbox"/> <input type="checkbox"/></p> <p>b) No <input type="checkbox"/> <input type="checkbox"/></p>										
<p><b>12 Please indicate your main reason for saying YES or NO</b></p> <table border="0"> <tr> <th>Satisfactory</th> <th>Need improvement</th> </tr> <tr> <td>a) Village hall and facilities <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/></td> <td><input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/></td> </tr> <tr> <td>b) <u>Local</u> schools <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/></td> <td></td> </tr> <tr> <td>c) <u>Local</u> healthcare <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/></td> <td></td> </tr> <tr> <td>d) Other (please specify) .....</td> <td></td> </tr> </table>	Satisfactory	Need improvement	a) Village hall and facilities <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	b) <u>Local</u> schools <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>		c) <u>Local</u> healthcare <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>		d) Other (please specify) .....	
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a) Village hall and facilities <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>									
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d) Other (please specify) .....										
<p><b>13 Is public transport provision adequate to reach employment, commercial and community or leisure facilities?</b></p> <p>a) Yes <input type="checkbox"/> <input type="checkbox"/></p> <p>b) No <input type="checkbox"/> <input type="checkbox"/></p>										
<p><b>14 Please indicate your main reason for saying YES or NO</b></p> <p>a) times &amp; destinations do not meet local employment needs <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/></p> <p>b) no bus service to the rail network</p> <p>c) difficult travel to healthcare</p> <p>d) services are adequate for a rural area</p> <p>e) other (please specify ) .....</p>										

<p><i>Roads are important to everyone - pedestrians, vehicle drivers, cyclists, motorcyclists etc.</i></p> <p><i>Road standards and safety are the responsibility of Wiltshire Council but the Neighbourhood Plan can influence what is provided.</i></p>	<p><i>Open spaces contribute significantly to the character and visual amenity of a community.</i></p> <p><i>A substantial land area within the parish is owned by the MoD.</i></p> <p><i>There are important footpaths and byways which provide access to Salisbury Plain and neighbouring villages.</i></p> <p><i>There are a number of archaeological items and environmentally important features within the parish.</i></p>	<p><i>Finally, are there any other important local matters that you think the Plan should tackle through particular policies or land allocations?</i></p> <p><i>Please tick any that you feel should be investigated via the Plan process.</i></p>
---	--	--

<p><b>6 Which approach to future development do you favour? (choose one)</b></p> <p>a) development of a single larger site</p> <p>b) development of two or three small sites</p> <p>c) a mixture of the two</p> <p>(a larger site plus some development on small sites)</p> <div style="text-align: right;"> <input type="checkbox"/>  <input type="checkbox"/>  <input type="checkbox"/> </div>	<p><b>7 What types of house do you think are most needed? (choose up to 3 types)</b></p> <p>a) small family houses for sale</p> <p>b) larger family houses for sale</p> <p>c) small family social rented houses</p> <p>d) apartments/small houses for sale for younger people</p> <p>e) apartments/small houses for social rent for younger people</p> <p>f) elderly persons apartments/bungalows for sale</p> <p>g) elderly persons social rented assisted living apartments/ bungalows</p> <p>h) other types (please specify) .....</p> <div style="text-align: right;"> <input type="checkbox"/>  <input type="checkbox"/>  <input type="checkbox"/>  <input type="checkbox"/>  <input type="checkbox"/> </div>	<p><b>8 What building styles/appearance of new houses would you like to see? (choose up to two)</b></p> <p>a) designs that aim to copy period cottage styles</p> <p>b) traditional post-war estate styles</p> <p>c) more modern designs e.g. with larger windows</p> <p>d) styles similar to barn conversions</p> <p>e) styles based on eco-friendly building techniques</p> <p>f) other (please specify) .....</p> <div style="text-align: right;"> <input type="checkbox"/>  <input type="checkbox"/>  <input type="checkbox"/>  <input type="checkbox"/> </div>
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## **ANNEXE D (b) QUESTIONNAIRE ANALYSIS**



# **WEST LAVINGTON PARISH COUNCIL**

**NEIGHBOURHOOD PLAN STEERING GROUP**

**COMMUNITY CONSULTATION**

**MARCH 2014**

**BASELINE ISSUES**

# INPUT

- Questionnaires delivered to:
- 518 Households
- 33 Groups, Businesses, organisations etc.
- 12 Landowners

# OUTPUT

- 339 questionnaires returned from:
- 321 Households (62%)
- 12 Groups etc (36.4%)
- 6 Landowners (50%)

Analysis as percentage of 339 returns received

# Issues analysis of 339 returns

1

What do you value most about the area and the village that you would like the Plan to safeguard?

a) Open countryside setting & views

b) Village character

c) Community facilities

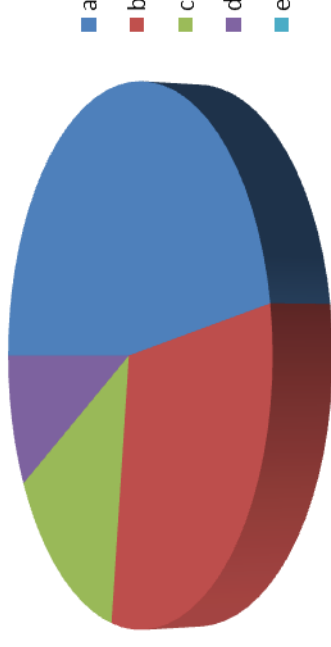
d) Community spirit

85%

54%

26%

15%



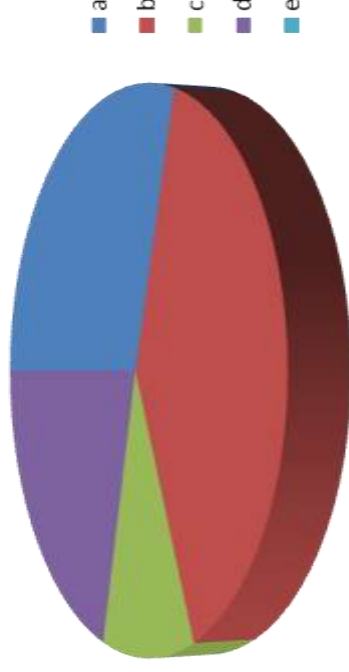


# Issues analysis of 339 returns

2

What do you think is the biggest local problem that the Plan may be able to address?

- a) shortage of affordable housing 46%
- b) speed & volume of traffic 61%
- c) shortage of local jobs 17%
- d) random development pressures 33%



# Issues analysis of 339 returns

3

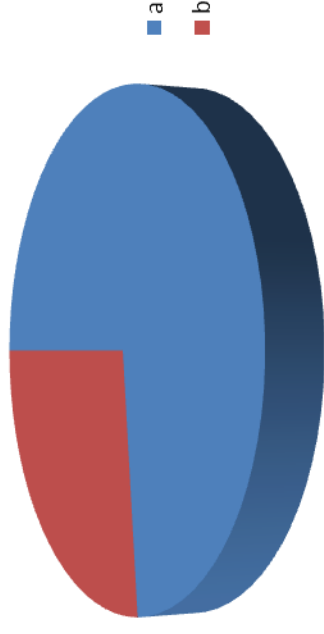
Should the Plan allocate land for some additional houses in the Parish?

a) Yes

70%

b) No

26%



# Issues analysis of 339 returns

4

Please indicate your main reason for saying YES or NO

a) Need for smaller /

affordable homes

37%

b) Limited growth in village

desirable

34%

c) No growth required in

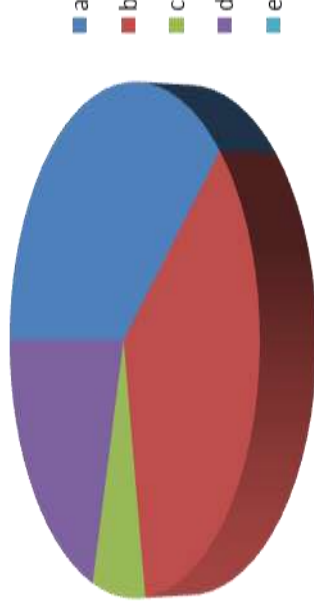
village

7%

d) Need to protect landscape

setting

21%



# Issues analysis of 339 returns

5

Approximately how many  
houses would you like to see  
built in the Parish over the  
next 10 years?

- a) none
- b) up to 20
- c) up to 40
- d) up to 60
- e) up to 80
- f) up to 100

15%

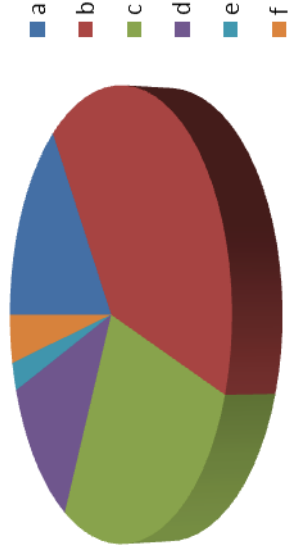
**38%**

**26%**

12%

2%

4%



# Issues analysis of 339 returns

6

Which approach to future development do you favour?

a) development of a single larger site

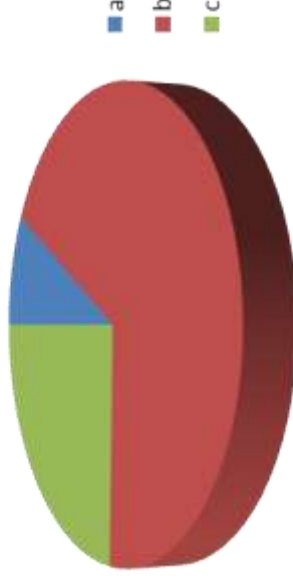
7%

b) development of two or three small sites

61%

c) a mixture of the two (a larger site plus some development on small sites)

22%



# Issues analysis of 339 returns

7

What types of house do you think are most needed?

- a) small family houses for sale
- b) larger family houses for sale
- c) small family social rented houses
- d) apartments/small houses for sale for younger people
- e) apartments/small houses for social rent for younger people
- f) elderly persons apartments/ bungalows for sale
- g) elderly persons social rented assisted living apartments/ bungalows

64%

17%

28%

40%

22%

24%

28%



# Issues analysis of 339 returns

8

What building styles/appearance of new houses would you like to see?

- a) designs that aim to copy period cottage styles
- b) trad. post-war estate styles
- c) more modern designs e.g. with larger windows
- d) styles similar to barn conv.
- e) styles based on eco-friendly building techniques

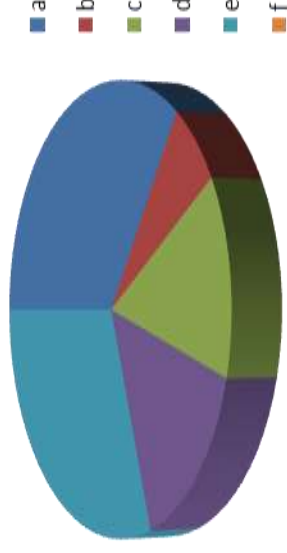
49%

9%

19%

21%

44%



# Issues analysis of 339 returns

9

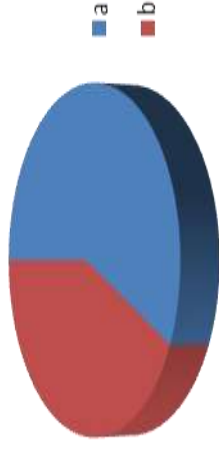
Do we need more sites or premises to buy or rent to promote business and employment opportunities?

a) Yes

55%

b) No

41%





# Issues analysis of 339 returns

10

Please indicate your main reason for saying YES or NO

a) perceived shortage of small premises for business

17%

b) need to encourage the growth of local employment

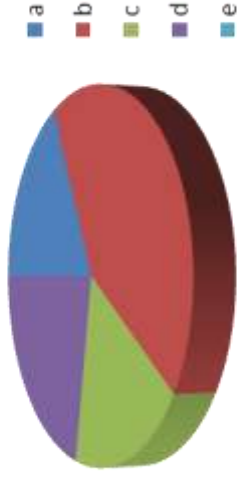
40%

c) no local demand for additional business premises

18%

d) more business premises would not fit in with the village

22%



# Issues analysis of 339 returns

• SHOPS		• WORKING
– POST OFFICE	12	– WORK/LIVE UNITS
– PHARMACY	4	– PLANKS YARD STYLE
– MORE SHOPS	6	– HOME WORKING
– SHOP QUALITY	6	
– CAFÉ	3	

# Issues analysis of 339 returns

11

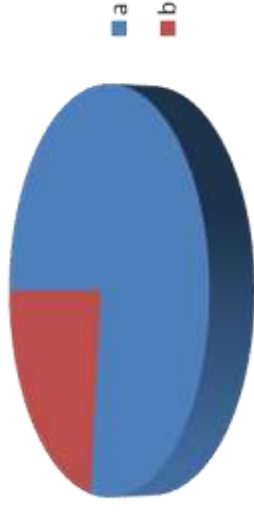
Are local community facilities  
and services adequate for your  
needs?

a) Yes

74%

b) No

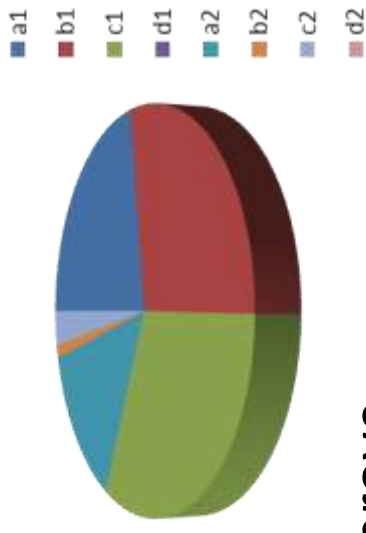
22%



# Issues analysis of 339 returns

12

Please indicate your main reason  
for saying YES or NO



Satis Improve

a) Village hall and facilities 50% 31%

b) Local schools 60% 2%

c) Local healthcare 69% 6%

# Issues analysis of 339 returns

13

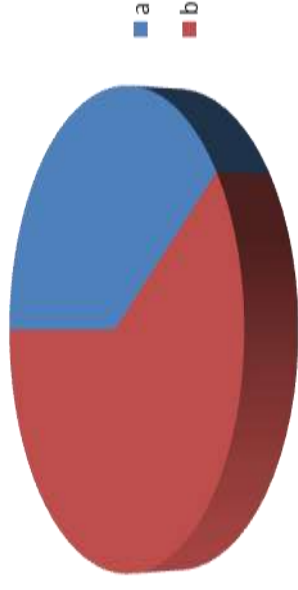
Is public transport provision adequate to reach employment, commercial and community or leisure facilities?

a) Yes

35%

b) No

53%

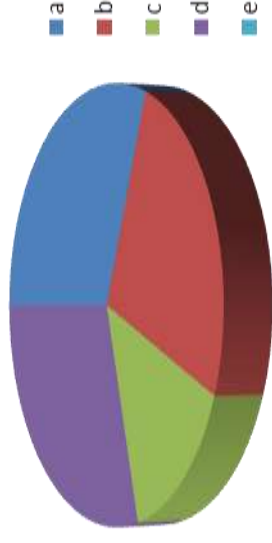


# Issues analysis of 339 returns

14

Please indicate your main reason for saying YES or NO

- a) times & destinations do not meet local employment needs
- b) no bus service to the rail network
- c) difficult travel to healthcare
- d) services are adequate for a rural area



# Issues analysis of 339 returns

• BUSES		• RAIL	
– FREQUENCY	5	– PROVIDE STN	6
– NO EVENING	8		
– EXPENSIVE	2		
– DESTINATIONS	2		
– EMPTY			
– NOT FOR LEISURE			
– POOR FOR BATH / BRISTOL			

# Issues analysis of 339 returns

15

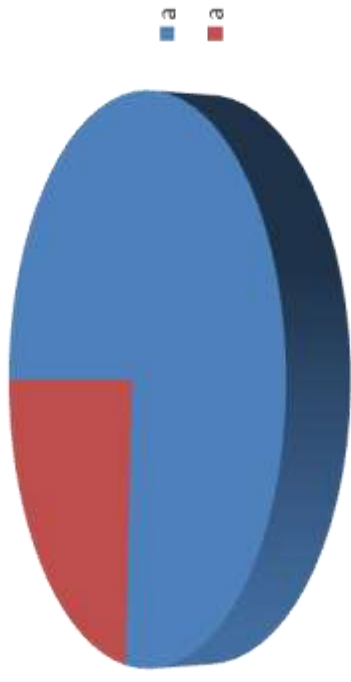
Are there any significant local highway measures or minor improvements that would benefit the village that you consider should be raised with Wiltshire Council?

a) Yes

67%

b) No

22%





# Issues analysis of 339 returns

• TRAFFIC		• HIGHWAYS	
– SPEED	104	– SURFACES	26
– PEDESTRIANS	39	– POTHoles	19
– PARKING	39	– SURFACE WATER	10
– HGVs	23	– STREET LIGHTING	6

# Issues analysis of 339 returns

• SPEED		• PEDESTRIANS	
– SPEEDING (GEN)	33	– ZEBRA	18
– REDUCE TO 20 MPH	16	• (1 X AGAINST)	
– BUFFER OF 30/40 MPH	9	– FP FROM RAIL BRIDGE	5
– HUMPS	19	– 4x4 ON RoW	6
– SIDs	4	– PAVEMENT	
– CROSSROADS ISSUES	11	WIDTH/CONDITION	9
– DOWNGRADE A – B	9		
– DOWNGRADE B – C	3		

# Issues analysis of 339 returns

• PARKING		• HGVS	
– O/S SHOP	20	– VOLUME	23
– DAPS	5	– BYPASS	18
– GENERAL	14	– T. LIGHTS CHURCH ST.	7

# Issues analysis of 339 returns

17

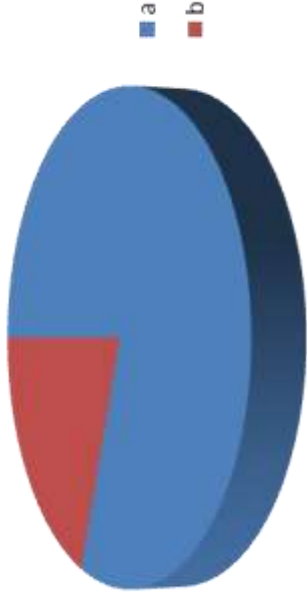
Are there significant local environmental issues, such as public landscaping, rural, habitat, conservation and/or archaeological site protection matters that the Plan should tackle?

a) Yes

70%

b) No

17%



# Issues analysis of 339 returns

18

Please indicate your main reason for saying YES or NO

- a) potential for landscaping, planting & enhancements 11%
- b) need for safeguarding measures for sensitive areas 23%
- c) footpaths and countryside access are very important 54%
- d) no need for further environmental policies 12%



# Issues analysis of 339 returns

19

What other matters may the  
Plan need to tackle?

- a) car parking 47%
- b) community bus service 42%
- c) cemetery requirements 12%
- d) wind turbines 31%
- e) solar panel farms 32%
- f) biomass projects 18%



## **ANNEXE E (a) SEA/SA SCOPING REPORT**





# West Lavington Neighbourhood Plan Sustainability Appraisal Scoping Report

Prepared for West Lavington Parish Council



# **West Lavington Neighbourhood Plan Sustainability Appraisal Scoping Report**

**Prepared for West Lavington Parish Council**

**May 2014**  
*(incorporating subsequent statutory  
consultee comments (June 2014) and  
revised Appendix C (February 2015))*

Impact Planning Services Ltd,  
Unit 1, The Courtyard,  
Copse Farm,  
Lancaster Place  
South Marston Park  
Swindon  
SN3 4UQ

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4	BASELINE INFORMATION (TASK A2) .....	18
5	IDENTIFYING KEY SUSTAINABILITY ISSUES / ENVIRONMENTAL PROBLEMS (TASK A3) .....	71
6	DEVELOPING SA/SEA OBJECTIVES (TASK A4) .....	76
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## APPENDICES

Appendix A	-	Neighbourhood Planning and Environmental Assessment Linked Processes
Appendix B	-	Plans, Programmes and Policies Summary
Appendix C	-	Draft Template for Site Appraisals (updated to February 2015)
Appendix D	-	Statutory Consultee Comments (June 2014)

## TABLES

Table 1: Scoping Report Structure

Table 2: Five Stages of SA/SEA

Table 3: SA/SEA Themes

Table 4: Average Domestic Electricity Usage

Table 5: Average Non-Domestic Electricity Usage

Table 6: Average Domestic Gas Usage

Table 7: Average Non-Domestic Gas Usage

Table 8: Per Capita Local CO<sub>2</sub> Emission Estimates (2005 -11)

Table 9: General Population and Housing Data

Table 10: Traffic Counts West Lavington

Table 11: Key Issues and Environmental Problems in the Neighbourhood Plan Area

Table 12: Sustainability Appraisal Objectives

## FIGURES

Figure 1: West Lavington Neighbourhood Area

Figure 2: Employment Sector

Figure 3: Soil Profile

Figure 4: Agricultural Land Classification

Figure 5: Geology

Figure 6: Heritage Assets in the Villages

Figure 7: Heritage Assets in the Southern Part of the Plan Area

Figure 8: Aerial photograph of Hooper's Field

Figure 9: Aerial photograph of the Greenfield

Figure 10: Accident locations over the period April 2008 to April 2013

# 1 INTRODUCTION

## Background

- 1.1 Impact Planning Services Ltd has been commissioned to undertake a Sustainability Appraisal (incorporating the requirements of a Strategic Environmental Assessment (SEA)) to consider the environmental, social and economic effects of the emerging West Lavington Neighbourhood Plan (WLNP).

## 'Basic Conditions'

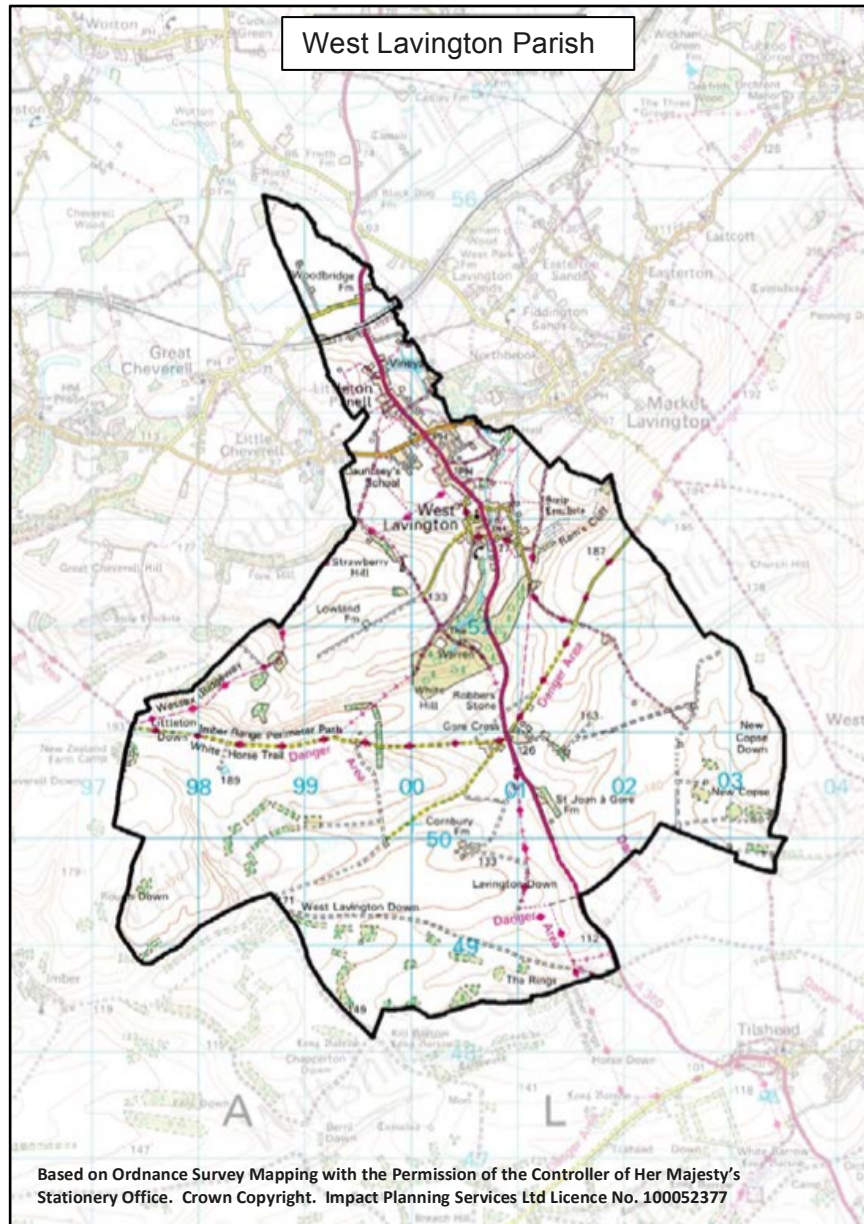
- 1.2 Neighbourhood Plans must meet 'basic conditions' as set out in paragraph 8(1)(a)(2) of Schedule 4b to the Town and Country Planning Act 1990 (as amended by the Localism Act 2011).
- 1.3 Those basic conditions require that Neighbourhood Plans:
- 1) Have regard to national policy and guidance from the Secretary of State
  - 2) Have special regard to the desirability of preserving any listed building or its setting or any features of special architectural or historic interest that it possesses
  - 3) Have special regard to the desirability of preserving or enhancing the character or appearance of any conservation area
  - 4) Contribute to achieving sustainable development
  - 5) Are in general conformity with the strategic policies contained in the development plan for the area or any part of that area
  - 6) Do not breach, and are otherwise compatible with, EC obligations (including the SEA Directive of 2001/42/EC).

In addition Neighbourhood Plans also need to comply with Regulation 32 of the Neighbourhood Planning (General) Regulations 2012 which, by reference to Schedule 2 to those Regulations, requires that local development plans are "*...not likely to have a significant effect on a European site (as defined in the Conservation of Habitat and Species Regulations 2010) or a European off-shore marine site (as defined in the Offshore Marine Conservation (Natural Habitats etc) Regulations 2007 (either alone or in combination with other plans or projects))*"

- 1.4 The West Lavington Neighbourhood Plan is being prepared as a Neighbourhood Development Plan as defined in the Localism Act 2011.



- 1.5 The West Lavington Parish Neighbourhood Area (approx. 2,395 hectares), confirmed by notice dated 17<sup>th</sup> July 2013, is the Parish of West Lavington and incorporates the two villages of West Lavington and Littleton Panell. West Lavington Parish Council is the 'relevant body' for the purposes of paragraph 61G(2) of the Town and Country Planning Act 1990 as amended. **Figure 1** below defines the Neighbourhood Area.



**Figure 1: West Lavington Neighbourhood Area**

- 1.6 The West Lavington Neighbourhood Plan is in the early stages of production and the early issues and options will be the subject of consultation during early 2014, at the same time as this Report is consulted upon.

- 1.7 The emerging Plan will cover the entire Plan Area and will address the key themes of development; economy; community facilities; transport; and the environment.
- 1.8 The Neighbourhood Plan will be consistent with the strategic policies in the development plan, namely the saved policies of the Kennet Local Plan 2011 (adopted June 2004) and the Wiltshire Core Strategy (once adopted).

## Sustainability Appraisal (SA)

- 1.9 Sustainability Appraisal looks beyond the environmental effects of a Neighbourhood Plan to include consideration of social and economic effects.
- 1.10 SA incorporates the requirements of SEA.
- 1.11 Since the WLNP must reflect the strategic policies of the development plan, it follows that this scoping report should closely follow the Wiltshire Core Strategy Sustainability Appraisal Scoping Report (April 2010)<sup>1</sup>. Other SA documents that post-date the above report are also relevant.
- 1.12 SA is a legal requirement for development plan documents but is not mandatory for Neighbourhood Plans.
- 1.13 Sustainability Appraisal is a systematic process that can be carried out during the preparation of a Neighbourhood Plan, and its role is to promote sustainable development by assessing the extent to which the emerging plan will help to achieve 'relevant environmental, economic and social objectives'.
- 1.14 The process is an opportunity to consider options for the Neighbourhood Plan to deliver improvements in environmental, social and economic conditions, as well as a means of identifying and mitigating any potential adverse effects that the Neighbourhood Plan might otherwise have. By doing so it can help make sure that the proposals in the Neighbourhood Plan are the most appropriate given the reasonable alternatives<sup>2</sup>

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<sup>1</sup> Wiltshire Core Strategy Examination Library [online] available at: <http://www.wiltshire.gov.uk/planninganddevelopment/planningpolicy/wiltshirecorestrategy/submissionofwiltshirecorestrategy/corestrategydocuments.htm?directory=Sustainability%20Appraisal%20and%20Habitat%20Regulation%20Assessment> (accessed 15/12/13)

<sup>2</sup> National Planning Practice Guidance "Strategic Environmental Assessment and Sustainability Appraisal" [online] available at: <http://planningguidance.planningportal.gov.uk> (accessed 13/12/13)

1.15 SEA of plans and programmes may become necessary in the preparation of Neighbourhood Plans. The background to SEA is set out in EC Directive 2001/42/EC<sup>3</sup> (The 'SEA Directive').

1.16 The Directive is transposed into UK law by virtue of the Environmental Assessment of Plans and Programmes Regulations 2004<sup>4</sup> (the 'SEA Regulations').

1.17 The SEA Directive requires:

- The environmental assessment of all plans and programmes where the member states determine that they are likely to have significant environmental effects (Article 3)
- Environmental assessment to be carried out during the assessment of the plan and before its adoption and submission to the legislative procedure (Article 4)
- That an environmental report shall be prepared in which the likely significant effects on the environment of the plan, and reasonable alternatives, are identified, described and evaluated (Article 5)
- That the environmental report takes into account information, and is prepared at a level of detail which is appropriate to the hierarchical level of the plan in order to avoid duplication of environmental assessment (Article 5)
- That the draft plan or programme and the environmental report shall be consulted on with nationally designated authorities with specific environmental responsibilities (in this case Natural England, English Heritage and the Environment Agency) and the public (article 6)
- The environmental report shall be taken into account during the preparation of the plan and before its adoption or submission (Article 8)
- Member states shall monitor the significant environmental effects of the implementation of the approved plan or programme (Article 10)

1.18 The SEA Regulations confirm these requirements, including advising that when deciding on the scope and level of detail of the information that must be included in the environmental report, the responsible authority shall consult the consultation bodies, (Environment Agency, Natural England and English Heritage) and that those consultation bodies must respond within five weeks beginning with the date on which they receive the invitation to engage in the consultation (Regulation 12).

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<sup>3</sup> Directive 2001/42/EC of the European Parliament and of the Council of 27 June 2001 on the assessment of the effects of certain plans and programmes on the environment [online] available at: <http://eur-lex.europa.eu/LexUriServ/LexUriServ.do?uri=CELEX:32001L0042:EN:NOT> (accessed 18/01/14)

<sup>4</sup> UK Government (2004) The Environmental Assessment of Plans and Programmes Regulations 2004 [online] available at: <http://www.legislation.gov.uk/uksi/2004/1633/contents/made> (accessed 18/01/14)



- 1.19 Schedule 1 to the Regulations contains the criteria for determining the likely significance of effects on the environment.
- 1.20 Schedule 2 describes what information is required in the environmental report.
- 1.21 The content of the Report is intended to be focused on a number of ‘themes’.
- 1.22 These themes are described in the Wiltshire Council document Environmental Assessment of Neighbourhood Plans<sup>5</sup> (February 2013). That document explains that the Wiltshire Core Strategy Sustainability Appraisal Scoping Report (April 2010) identified 13 sustainability themes. Discussions with Wiltshire Council have confirmed that those themes are likely to be suitable for the West Lavington Neighbourhood Plan SA Scoping Report:
- ▣ Biodiversity
  - ▣ Water resources and flood risk
  - ▣ Climatic factors
  - ▣ Landscapes
  - ▣ Healthy communities
  - ▣ Education and skills
  - ▣ Economy and enterprise
  - ▣ Land and soil resources
  - ▣ Air quality and environmental pollution
  - ▣ Historic environment
  - ▣ Population and housing
  - ▣ Inclusive communities
  - ▣ Transport
- 1.23 The above include the SEA requirements set out in Schedule 2 of the SEA Regulations.

## Purpose

- 1.24 This Scoping Report is intended to accompany the consultation on the draft WLNP. It will review guidance and policy, identify baseline information, highlight key sustainability issues and establish SEA/SA objectives.

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<sup>5</sup> Wiltshire Council (2013) Environmental Assessment of Neighbourhood Plans [online] available at: <http://www.wiltshire.gov.uk/planninganddevelopment/planningpolicy/neighbourhoodplanning/nppadviceandsupport.htm> (accessed 18/01/14)

- 1.25 This stage in the SA process is to establish the issues which are affecting the Neighbourhood Plan area or which are likely to affect the Neighbourhood Plan area over the plan period.
- 1.26 By identifying these key issues it is then possible to establish a series of priorities or SA objectives which, together, can be used to remedy or improve the situation in respect of any particular issue.

## Site Options

- 1.27 Discussions with the Wiltshire Council have indicated that it would be helpful to have a series of criteria against which individual sites can be assessed, in addition to the SA objectives and identified issues. This exercise will inform an objective appraisal of site options following the initial SA scoping exercise, and will assist in the assessment of alternatives and their associated effects.

## 2 METHODOLOGY

### Report Structure

- 2.1 The report will broadly follow the five tasks set out in the Department of Environment Practical Guide to the SEA Directive (2005), addressing the following matters (**Table 1**):

**Table 1: Scoping Report Structure**

**Chapter 1 – Introduction (this section):** describes the purpose of the Scoping Report, the background to SA/SEA requirements, the Neighbourhood Plan description, the purposes behind the development of a Neighbourhood Plan and the aims of the Scoping Report.

**Chapter 2 – Methodology:** sets out the tasks involved in compiling the Scoping Report.

**Chapter 3 – Policy Context and Review of Other Relevant Plans (Guide Task A1):** a review of relevant documents including identification of key objectives/requirements/conclusions to be taken into consideration in the Neighbourhood Plan.

**Chapter 4 – Presenting the Baseline Information (Task A2):** a review of key baseline data which will inform the 13 appraisal themes (which include those addressed in the SEA Directive).

**Chapter 5 – Presenting and Describing the Key Sustainability Issues (Task A3):** a review of the key issues and environmental problems that tie back into the baseline data collecting under Task A2.

**Chapter 6 – SEA Objectives (Task A4):** this section of the report will draw out a series of objectives by sustainability theme. These will be closely aligned with the Wiltshire Sustainability Appraisal Scoping Report Objectives and will be accompanied by a series of decision aiding questions to test the sustainability of the Neighbourhood Plan policies/proposals/alternative options.

**Chapter 7 – Consultation Requirements (Task A5):** will describe the consultation requirements and set out details of any consultations undertaken.

**Chapter 8 – Next Steps:** will explain the next steps in the Sustainability Appraisal and Neighbourhood Plan processes including the testing of alternative options.

## SA/SEA Scoping Exercise: Main Stages

- 2.2 The Office of the Deputy Prime Minister (ODPM) publication 'A Practical Guide to the Strategic Environmental Assessment Directive' (September 2005) provides detailed guidance on the SA/SEA process.
- 2.3 The stages break down into 5 main stages A - E, although scoping is primarily concerned with stage A. A diagram showing how this stage fits into the wider environmental assessment of Neighbourhood Plans is contained at **Appendix A** to this report.
- 2.4 For the sake of completeness, the five key stages of the SA/SEA process are set out below in **Table 2**. These five stages will be followed in subsequent stages of the SA/SEA process in order to ensure that the process is robust.

**Table 2: Five Stages of SA/SEA**

### Stage A – Scoping the Issues

- ▣ Task A1 – identifying relevant policy plans and programmes and environmental protection objectives
- ▣ Task A2 – collecting baseline information
- ▣ Task A3 – identifying key issues and environmental problems in your area
- ▣ Task A4 - developing SA/SEA objectives
- ▣ Task A5 – consultation on the scope of the SA./SEA

## **Stage B - Assessing the Effects of Your Neighbourhood Plan and Alternative Options**

- ▣ Task B1 – testing your Neighbourhood Plan objectives against the SEA objectives
- ▣ Task B2 – developing and refining your Neighbourhood Plan alternative options
- ▣ Task B3 – predicting the significant effects of the Neighbourhood Plan including alternatives
- ▣ Task B4 – evaluation the significant effects of the Neighbourhood Plan including alternatives
- ▣ Task B5 – considering ways of mitigating adverse effects and maximising beneficial effects
- ▣ Task B6 – proposing measures to monitor the significant effects of implementing the Neighbourhood Plan

## **Stage C - Preparing an Environmental Report**

- ▣ Compile information from stage B into an environmental report
- ▣ Present the assessment of alternative options and explain why any not taken forward
- ▣ Show how mitigation measures have been considered for adverse effects
- ▣ Include details of monitoring effects
- ▣ Consult on environmental report

### **Stage D - Consulting on the Draft Neighbourhood Plan and Environmental Report and Submitting them to Wiltshire Council**

- ▣ Formally consult on draft NP and environmental report
- ▣ Consider consultation responses and make any amendments to NP where necessary
- ▣ Assess any significant effects
- ▣ Finalise and submit revised NP and environmental report to Wiltshire Council for further consultation

### **Stage E - Monitoring the Significant Effects of Your Neighbourhood Plan**

### 3 POLICY CONTEXT AND REVIEW OF OTHER RELEVANT PLANS / PROGRAMMES (TASK A1)

- 3.1 Wiltshire Council notes (Environmental Assessment of Neighbourhood Plans February 2013, page 8) that:

*“Wiltshire Council has already reviewed a significant number of other plans programmes and environmental protection objectives that are relevant to the Wiltshire Core Strategy and this is presented in the Wiltshire Sustainability Appraisal Scoping Report. This work does not need to be carried out again. However if some of these documents are also relevant to the Neighbourhood Plan you can include this information in your Scoping Report if you feel it adds value.”*

- 3.2 The West Lavington Neighbourhood Plan area is affected by a number of plans, policies and programmes. Detailed reviews are contained at **Appendix B**, however they are summarised in brief below:

- 3.3 **Wiltshire Core Strategy Pre-submission Document: Hearing Session Tracked Changes Version (Core Doc. Ref. ‘Exam 34A’) (2013)** - This document has been produced in order to provide a spatial planning framework for the Council area over the period up to 2026. It carries through the key findings of the Wiltshire Community Plan 2011-2026. It sets out policies and proposals to guide and facilitate sustainable development in the Plan area. It contains a number of Community Area Strategies as well as policies dealing with the strategic objectives necessary to deliver a thriving economy, address climate change, provide access to decent affordable housing, build resilient communities, protect and enhance the natural, historic and built environment and to ensure that essential infrastructure is in place to support communities.

- 3.4 **South Wiltshire Core Strategy (2012)** - The South Wiltshire Core Strategy sets out planning policies designed to ensure that settlements remain viable, resilient and healthy over the 20 year period of the plan in the area known as South Wiltshire. It sets out the spatial planning framework for the long term development of this part of Wiltshire and forms a core part of the development plan. South Wiltshire directly abuts the WLNP immediately on its southern boundary and is therefore relevant to the WLNP.

- 3.5 **Kennet Local Plan 2011** - The former Kennet District Council adopted the Kennet Local Plan 2011 in June 2004. It remains a part of the development plan until the point at which it is replaced by the Wiltshire Core Strategy. A number of policies were saved by the Secretary of State on 26<sup>th</sup> September 2007. The text associated with the saved policies of the Local Plan confirms that sustainability is at the heart of the Local Plan. Many issues have been addressed

in the Local Plan through development control policies and policies to protect those aspects of Kennet that are valued and cherished. A number of environmental aims are set out and the Council's cross cutting themes. Other themes include social inclusion, community safety, sustaining rural communities, community health and sustainable development.

- 3.6 **The State of the Environment Swindon and Wiltshire 2013** - Second report for Wiltshire and Swindon describing the way the environment works as an eco-system, highlighting those aspects of people's lives that are dependent upon the services the environment provides, e.g. food, water, clean air, landscape and wildlife. It also highlights gaps in the knowledge base.
  
- 3.7 **The Wiltshire Landscape Character Assessment (2005)** - This document describes the different landscape character areas within the County of Wiltshire. It talks about their physical influences, bio-diversity, historic environment, settlement and built character and then goes on to evaluate landscape features of significance, the forces of change, the general condition and strength of character of the landscape as well as its sensitivities and core management objectives.
  
- 3.8 **Kennet Landscape Conservation Strategy (2005)** - The Kennet Landscape Conservation Strategy provides detailed information about the landscape enhancement priorities for each of the different character areas in Kennet.
  
- 3.9 **Kennet Landscape Character Assessment (1999)** - This document provides an explanation of the methodology employed in assessing the character of the landscape in the Kennet area and then goes on to deal with individual character areas, describing the landscape and characteristics as well as opportunities for enhancement measures associated with new development. As with the 2005 Conservation Strategy, the Parish of West Lavington and Littleton Panell is divided between the Bristol Avon Clay Vale (character area 10), the Vale of Pewsey (character area 9) and the Salisbury Plain (character area 5). The enhancement priority and key issues are largely the same as those identified in the 2005 Kennet Landscape Conservation Strategy and the 2005 Wiltshire Landscape Character Assessment.
  
- 3.10 **The Wiltshire Biodiversity Action Plan (2008)** - The Wiltshire Biodiversity Action Plan is a tool which summarises and directs the activities of statutory, private and third sector organisations delivering biodiversity activity in Wiltshire, to create a coherent plan of action which can be delivered through a partnership of organisations working together. It also acts as a vital reporting tool to help monitor key habitats and species.
  
- 3.11 **The Air Quality Strategy for Wiltshire 2011-2015** - This is a high level document to inform policy and direction across a range of council services with the aim to improve air quality.



- 3.12 The report describes the main aim as being *“Wiltshire Council working collaboratively will seek to maintain the good air quality in the county and strive to deliver improvements in areas where air quality fails national objectives in order to protect public health and the environment”*
- 3.13 The Strategy identifies key issues and from those establishes a series of objectives to enable improvements in air quality to be achieved.
- 3.14 **Local Climate Impacts Profile (2010)** - The Local Climate Impacts Profile (LCLIP) is an established method of assessing the current vulnerabilities of local authorities. The LCLIP contributes to achieving Level 1 of National Indicator 188 – Adapting to Climate Change; and supports the comprehensive risk assessment required for Level 2. The LCLIP process examined the period between Jan 2003 and Mar 2010 for media stories of severe weather events affecting council services:
- ▣ Service delivery
  - ▣ Reputation
  - ▣ Financial state
- 3.15 **The Water for Life and Livelihoods, River Basin Management Plan for the Severn River Basin (2009)** - The plan identifies the pressures facing the water environment in the Severn river basin and sets out actions to address them. The plan has been prepared under the Water Framework Directive.
- 3.16 **Kennet Level 1 Strategic Flood Risk Assessment (SFRA) (2008)** - This document is intended to provide an overview of flood risk from all sources within the Kennet District administrative area, which includes West Lavington Parish.
- 3.17 **Visit Wiltshire Business Plan 2012- 2015** - This plan describes how Visit Wiltshire will work over the plan period in partnership with strategy and industry partners to grow inbound visits and visitor spend, to win market share and to stimulate economic growth for Wiltshire. Its stated intention is to help grow the value of Wiltshire’s visitor economy by establishing destination performance benchmarks and impact evaluation to measure the extent of that performance. It intends to grow jobs in the visitor economy by 3,000 over the plan period.
- 3.18 **Wiltshire Workspace and Employment Land Review (2011)** - The study seeks to provide a clear indication as to whether or not sufficient employment land has been allocated in Wiltshire’s Draft Core Strategy to provide a secure foundation for the local economy going forward.
- 3.19 **Wiltshire Strategic Housing Market Assessment** - The 2011 Strategic Housing Market Assessment (SHMA) was intended to be the first study of its type carried out across the unitary authority of Wiltshire. It identifies three main housing market areas, the south, the west and the east. Within that there are other distinct sub-market areas including Salisbury Plain, Salisbury

City, Outer Swindon and Devizes and Calne. The Parish of West Lavington straddles two housing market areas (West and East) and the southern part lies within the Salisbury Plain sub-area. The data and demographics are presents and analysed. A detailed review of the current housing market and an assessment of housing needs is undertaken with particular reference to certain minority household groups. An analysis is undertaken of the difference between rural and urban housing requirements and an assessment of the affordability of housing in Wiltshire is presented. The assessment goes on to make recommendations for policy matters and monitoring.

- 3.20 **Wiltshire Local Transport Plan 2011-2026** - This is Wiltshire's third Local Transport Plan (LTP3). It has been developed to achieve environmental and financial sustainability. Its primary purpose is to inform the implementation of national policies at a local level. It doesn't contain details about specific schemes but it sets out a long term transport strategy, a shorter term implementation plan and number of supporting strategies.
- 3.21 **The Joint Strategic Assessment for Devizes Community Area 2011** - This report has been prepared by the Wiltshire Public Services Board and Corporate Leadership Team at Wiltshire Council and it identifies strategic issues for the Devizes Community Area over the three years from the date of publication.
- 3.22 **The Wiltshire Infrastructure Delivery Plan 2 2011-2016** - The Infrastructure Delivery Plan (IDP) is intended to support the Wiltshire Core Strategy and to help inform and underpin other planning policy documents. The IDP identifies funding sources for infrastructure such as Section 106 Agreements and the Community Infrastructure Levy and sets out the funding gaps which justify the need to introduce the CIL in Wiltshire to off-set the cost of delivering infrastructure.
- 3.23 **Wiltshire Green Infrastructure Strategy Update (January 2012)** - The Wiltshire Green Infrastructure Strategy is intended to provide a long-term vision and strategic framework for the delivery of a planned high-quality multi-functional network of green infrastructure across Wiltshire. The strategy is intended to define the existing green infrastructure network, set out a vision and objectives for green infrastructure, and identify green priorities for maintenance, enhancement and expansion of the network. The strategy identifies priorities for green infrastructure in each community area, and setting out an implementation plan of action for each of the strategic priorities.
- 3.24 **West Lavington and Littleton Panell Conservation Area Statement (2003)** - This document seeks to identify and record those special qualities of West Lavington and Littleton Panell that make up their architectural and historic character. The purpose is to provide a sound basis for local plan policies and development decisions, as well as for the formulation of proposals for the

preservation and enhancement of the character or appearance of the area.

- 3.25 The statement is a review of the West Lavington and Littleton Panell Conservation Area. It identifies distinctive features with the intention that the characteristics of the area will be protected and enhanced for the benefits of current and future generations.
- 3.26 **West Lavington and Littleton Panell Village Design Statement** - This document was adopted by Kennet District Council in 2004 as supplementary planning guidance.
- 3.27 The design statement picks up on a range of matters of concern to the local communities including the siting of the settlements, building forms and the materials used in construction of new buildings and structures.
- 3.28 It then goes on to consider schools, traffic issues, footpath, the location and value of the open spaces in and on the edge of the settlements, local employment and future development options.
- 3.29 **Salisbury Plain Army Basing Programme Planning Context Report (Consultation Draft Phase 3 report)** - The Army Basing Programme announced on 5th March 2013 is based on the new Army 2020 plan outlined in July 2012. Two key principles guided the Review: that the armoured infantry brigades should be centred round a single location, and the Army should retain a UK-wide presence. The report identifies various deliverables including the provision of up to 1400 additional new houses for military personnel and their dependants. It is intended to inform the forthcoming masterplan for Salisbury Plain.
- 3.30 **Impact of the Military on the Agricultural Sector in Wiltshire** - The report assesses the direct and indirect impacts of military activity on agriculture. It describes the effect that MOD ownership has had in terms of the beneficial effects for biodiversity and landscape, and how archaeological assets have generally been preserved. These attributes act as a constraint to military activities. Other direct effects include farm diversification enterprises such as horse livery, bed and breakfast and letting of buildings for non-agricultural uses. Forestry is primarily managed to provide suitable military training areas and for conservation purposes with timber production of lesser importance.
- 3.31 Finally it describes the associated indirect effects, which include problems of labour supply, litter, gates left open, fly tipping, vandalism, theft and worrying of livestock by dogs.
- 3.32 A detailed review of relevant plans, assessments, statements and strategies has been undertaken in order to inform the SA Scoping Report. Of particular relevance, the policies of the development plan and the emerging Wiltshire Core Strategy have been examined.

3.33 These, together with the West Lavington and Littleton Panell Design Statement and Conservation Area Statement, are some of the key documents. However, all of the documents reviewed are important in helping to provide an understanding of the sustainability background and in particular the environmental factors which will influence the West Lavington Neighbourhood Plan.

3.34 As a result of this exercise, a number of issues have been identified which will be of significance in the context of developing the Neighbourhood Plan strategy and options. In particular, a number of issues are strongly represented:

- Landscape conservation and the setting of the two villages
- Introduction of traditional landscaping features (e.g. hedgerows, use of native species in planting etc)
- Bio-diversity conservation
- Protection and enhancement of heritage assets
- Traffic, parking and highway safety issues
- The importance of suitable transport alternatives to the private motor car
- The need to deliver balanced communities (housing, employment and social and community infrastructure)
- Sustainable use of resources and sustainable construction strategies
- Careful management of water both in construction, during operation, through management of surface water (SUDS) and in relation to flooding potential (ground water, surface water and river flooding).

3.35 These issues will necessarily form the backdrop to the next stage of this Scoping Report, the assessment of baseline conditions.

## 4 BASELINE INFORMATION (TASK A2)

- 4.1 This scoping report adopts the 13 sustainability themes in the Wiltshire Core Strategy Sustainability Appraisal Scoping Report document. **Table 3** below (adapted from table 2.1 of the Wiltshire Council Sustainability Appraisal Scoping Report April 2010) sets out the sustainability themes and indicates how they relate to, and incorporate, the topics listed in the Strategic Environmental Assessment (SEA) Regulations:

**Table 3: SA/SEA Themes**

Topics listed in SEA Regulations	'Themes' Included in the West Lavington SA /SEA
Biodiversity	1. Biodiversity (incorporating fauna and flora)
Fauna	
Flora	
Water	2. Water resources and flood risk
Climatic factors	3. Climatic factors
Landscape	4. Landscape
	5. Healthy communities
	6. Education and skills
	7. Economy and enterprise
Soil	8. Land and soil resources
Air	9. Air quality and environmental pollution
Material assets	(Discussed under other topic headings)
Cultural heritage, including architectural and archaeological heritage	10. Historic environment
Population	11. Population and housing
	12. Inclusive communities
	13. Transport

- 4.2 The following section of this report sets out the baseline information for each of these themes in turn.

## 4.1A Biodiversity - Existing Baseline

- 4.3 **European Designations** - In the vicinity of the West Lavington Neighbourhood Plan area the key European designations of interest are the Salisbury Plain Special Area of Conservation (SACs are designated under the 'Habitats Directive' – EU Directive 92/43/EEC) and Special Protection Area (SPAs are designated under the 'Birds Directive' – EU Directive 2009/147/EC on the Conservation of Wild Birds).
- 4.4 These designated areas comprise approximately 21,000 hectares of land of which approximately 690 hectares lies within the West Lavington Neighbourhood Area in the southern and south eastern parts of the Area.
- 4.5 At the closest points the SAC/SPA lies approximately 1.4 kilometres to the south east of the nearest part of West Lavington. The majority of the protected area lies approximately 3 kilometres to the south of the village.
- 4.6 Salisbury Plain is designated a SAC because it is regarded as being the best remaining example in the UK of lowland juniper scrub on chalk, juxtaposed with extensive semi-natural dry grassland and chalk heath. Salisbury Plain is believed to be the largest surviving semi-natural dry grassland within the EU and therefore the most important site for this habitat in the UK. Individual species that are a primary reason for selecting the site as an SAC include the Marsh Fritillary Butterfly.
- 4.7 Salisbury Plain is designated as a SPA due to the presence of a number of scarce bird species (Hen Harrier, Eurasian Hobby, Common Quail and Stone Curlew).
- 4.8 **National Designations** - At the level below European designated sites, there are two key biodiversity designations. National Nature Reserves (NNRs) are declared by Natural England under the National Parks and Access to the Countryside Act 1949 and the Wildlife and Country Act 1981. Sites of Special Scientific Interest (SSSIs), originally notified under the National Parks and Access to Countryside Act 1949, have been re-notified under the Wildlife and Countryside Act 1981. The Parish of West Lavington contains no NNRs but does contain two SSSIs: Salisbury Plain SSSI occupying largely the same areas as the SPA/SAC in the southern part of the Plan Area; and a portion of Great Cheverell Hill SSSI in the very western part of the Plan Area.
- 4.9 Great Cheverell Hill SSSI is 33 hectares in area, notified most recently in 1985, and designated because it is an area of botanically rich chalk grassland on the northern edge of Salisbury Plain. With over 40 plant species per square metre in some areas. The site supports 3 nationally restricted plant species and several uncommon butterflies.

- 4.10 Its general condition is recorded (as at 1<sup>st</sup> March 2014) as being 69% favourable and 31% unfavourable recovering<sup>6</sup>
- 4.11 Salisbury Plain SSSI is 19,690 hectares in area, notified most recently in 1993. It supports the largest known expanse of unimproved chalk downland in north west Europe, and represents 41% of Britain's remaining area of this habitat. 12,933 ha. chalk downland remains which supports 13 species of nationally rare and scarce plants, 67 species of rare and scarce invertebrates and a site of international importance for birds.
- 4.12 Its general condition is recorded (as at 1st March 2014) as being 14% favourable and 86% unfavourable recovering<sup>7</sup>
- 4.13 **Local Designations** - Beneath the national designations there are local designations of relevance within the Plan Area. Local National Reserves (LNRs) can be designated by local authorities under the National Parks and Access to the Countryside Act 1949 (after consultation with Natural England). There are no LNRs located with the Plan Area.
- 4.14 At a more informal level, there are also a range of Wildlife Trust sites and County Wildlife Sites which have no statutory protection as such (although species and habitats within them may be protected). Within the Plan Area lie a series of County Wildlife Sites located towards the southern end of the Parish on the north edge of the Imber Ridge perimeter path, the Warren (a wooded area just south of West Lavington) and Rams Cliff to the east of West Lavington. An area of woodland (Manor House Woods) just to the east of the A360/B3098 junction is also identified as a County Wildlife Site. It lies almost entirely outside the Plan Area although a tiny part in the north west corner of the site lies just inside the eastern boundary.
- 4.15 **Biodiversity Action Plan Habitats** - The Wiltshire Biodiversity Action Plan (BAP) 2008 identifies a range of 'priority habitats' within the Neighbourhood Plan Area.
- 4.16 The main BAP priority habitats within the Plan Area are as follows :
- 1) Lowland Calcareous Grassland – a large area, largely the same as the Salisbury Plain SSSI/SAC/SPA in the south and south eastern part of the Neighbourhood Plan Area.
  - 2) Deciduous Woodland – there are a number of areas of deciduous woodland BAP priority habitat in the Neighbourhood Plan area, particular focused around the Warren to the south of West Lavington and in pockets of woodland on West Lavington Down in the southern part

<sup>6</sup> The citation and general condition can be seen on the Natural England website:  
[http://www.sssi.naturalengland.org.uk/special/sssi/sssi\\_details.cfm?sssi\\_id=1003547](http://www.sssi.naturalengland.org.uk/special/sssi/sssi_details.cfm?sssi_id=1003547)

<sup>7</sup> The citation and general condition can be seen on the Natural England website:  
[http://www.sssi.naturalengland.org.uk/special/sssi/sssi\\_details.cfm?sssi\\_id=1006531](http://www.sssi.naturalengland.org.uk/special/sssi/sssi_details.cfm?sssi_id=1006531)

of the Plan Area, New Copse in the south east of the Plan Area, assorted pockets of woodland to the north and south of the Imber Range Perimeter Path, as well as other pockets of land on the north edge of Strawberry Hill, in the centre of West Lavington and Littleton Panell (either side of the A360), and in small pockets on the railway cutting towards the northern end of the Plan Area.

- 3) Wood Pasture and Parkland – there are pockets of wood pasture and parkland BAP priority habitat primarily focused on the Warren, but also in Manor House Woods to the north of Lavington Lane (B3098), a very small part of which lies just inside the eastern boundary of the Plan Area.
- 4) Traditional Orchard – there are two traditional orchards identified within the Plan Area, one to the north of Duck Street and east of Church Street in the rear garden of a property, and a second at Park Farm just to the north of Russell Mill Lane.

4.17 **Ancient Woodland** - There are also two areas of ancient and semi-natural woodland (planted and original), both of which are just beyond the eastern edge of the Plan Area at the eastern end of Russell Mill Lane (Manor House Woods).

4.18 **Woodland Grant Schemes** - There are various areas of Woodland Grant Scheme woodland, including an area of 'English Woodland grant scheme' in the Warren, 'Woodland Grant Scheme 2' to the north of the Warren and two areas of 'Woodland Grant Scheme 3' on the far eastern boundary of the Plan Area.

4.19 **Environmental Stewardship Scheme** - Much of the land in the Plan Area is managed under the Environmental Stewardship arrangements (which are divided into 'entry level', 'organic entry level' and 'higher level' stewardship). These offer funding to farmers and other land managers in England where they deliver effective environmental management of their land. The land towards the southern end of the Plan Area is predominantly 'entry level' plus 'higher level' stewardship, or 'organic entry level' plus 'higher level' stewardship. A substantial land area, up to 50% of the Parish of West Lavington, and a significant portion of the land under these schemes towards the southern end of the Plan Area, is owned by the Ministry of Defence (MOD). These are occupied under agricultural tenancies by farmers surrounding Salisbury Plain although there are various land management agreements and requirements which are in place for these different farmers, and the scheduling under Schedule 1 and Schedule 3<sup>8</sup> has a

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<sup>8</sup> The ADAS report "Impact of the Military on the Agricultural Sector in Wiltshire" (May 2008) notes (main findings section 2.1) that "*The land on Salisbury Plain is let on two types of agricultural tenancy, Schedule 1 which is let as ordinary agricultural succession tenancies and Schedule 3 which is let on an annual basis. The constraints placed on farming are much more severe on the Schedule 3 land than the Schedule 1 land. Where the requirements of the military constrain the way farmers can use the land, this is reflected in lower rents.*"



significant bearing on the options elected by farmers occupying this land.

- 4.20 Pockets of land to the west and east of West Lavington and Littleton Panell, and extending up to the northern end of the Plan Area, are covered by 'entry level' stewardship schemes whilst there are one or two areas to the west of Littleton Panell that are covered by 'organic entry level' stewardship schemes.

## 4.1B Biodiversity - Future Baseline

- 4.21 With increased development pressures biodiversity, including fauna, flora and habitats, may become increasingly affected through loss of habitat, the impact of domestic animals (cats & dogs), intensification of farming, recreational pressure, climate change and indirect impacts such as the effect of air pollution on sensitive habitats like woodlands.
- 4.22 Equally, new development provides the opportunity to make significant improvements to the biodiversity of an area through habitat enhancement, 'off-setting' (where new habitat is created, often away from the site, but targeted to deliver a particular outcome such as the creation of new wetland). The Environmental Stewardship Schemes and other similar improvements in agricultural / land management practice may contribute significantly to the biodiversity of the Plan Area in future.
- 4.23 Of critical importance, the planned growth expected to occur at the garrisons in the vicinity of Salisbury Plain as many thousands of troops are relocated to the area (part of the Army Basing Plan - bringing troops back from Germany) will inevitably have an impact on the protected sites, habitats and species that are located on and adjacent to Salisbury Plain. This impact will take the form of both additional recreational pressures and intensified training demands on the land.
- 4.24 The High Level Stewardship Scheme lasts for ten years. The Organic Entry Level Scheme and the Entry Level Scheme last for five years. These have now closed as of 2013. Therefore, they will run out in 2023 and 2018 respectively at the latest. They are therefore time limited and cannot be relied upon in the future for continued land management to significantly promote biodiversity. Additionally, the New Environmental Land Management Scheme (NELMS) being worked up by DEFRA may not be as well funded as the Environmental Stewardship Schemes were. It is therefore unclear whether, when the existing environmental schemes come to an end, they will be rolled forward into new environmental schemes.

## 4.2A Water Resources Including Flood Risk - Existing Baseline

- 4.25 **Watercourses** - The Neighbourhood Plan Area adjoins a main river known as North Brook which flows in a westerly direction, just to the north of Lavington School and the village of Market Lavington. On the eastern edge of the Plan Area it joins another watercourse which flows in a northerly direction through West Lavington and Littleton Panell. There the watercourse (a tributary of the Semington Brook) continues to flow in a northerly direction, forming the north eastern boundary of the Neighbourhood Plan Area up to a point on the A360 just north of the railway line where it cross under the road heading in a north westerly direction at a place called Woodbridge Bridge. From that point onwards it continues in a north westerly direction towards the village of Worton. Both the Semington Brook and North Brook are tributaries of the Bristol Avon.
- 4.26 The are naturally occurring springs within the Plan Area. These are typically found on the steep slopes towards the northern edge of the Salisbury Plan mass (eg at Ramscliff and the Warren).
- 4.27 **Flood Risk** - Parts of the Plan Area are identified on the Environment Agency's Flood Map as being at risk of flooding (Flood Zones 2 and 3 - as defined in the National Planning Practice Guidance - NPPG (which replaced the Technical Guide to the National Planning Policy Framework on 6 March 2014<sup>9</sup>)). The tributary of the Semington Brook appears to have its source in the south western part of the Plan Area, on White Hill / The Warren, collecting water from the surrounding catchment. It flows in an easterly direction initially, before flowing along the western side of the A360 into West Lavington in a northerly direction.
- 4.28 Along the initial path of its course, there are several man-made lakes / ponds in the Warren which act to retain water during peak flows. Further along its course, there are several parts of the village which are more liable to flooding and in particular land east of Church Street and in the vicinity of Duck Street. Here the land is identified as lying within Flood Zone 3. The floodplain for the Brook widens out towards the east of Littleton Panell although it is largely contained (other than in the vicinity of Park Farm on Russell Mill Lane) within open pasture. In the far northern part of the Plan Area the floodplain is largely contained within a wide corridor where most of the land is classed as being within Flood Zone 3. There are a number of former mills within the Plan Area. These have the potential (where still operational or capable of being made operational again) of utilisation for renewable energy generation and water flow management.
- 4.29 Parts of the eastern edge of West Lavington and the northern parts of the Plan Area are located in areas when flood warnings are issued according to the Environment Agency's on-line

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<sup>9</sup> National Planning Practice Guidance "Flood Risk and Coastal Change" [online] available at: <http://planningguidance.planningportal.gov.uk> (accessed 24/03/14)

mapping resource. Local experience suggests that run-off from the surrounding hills into the 'urban' part of the Plan Area is already causing problems for existing infrastructure.

- 4.30 **Water Supply** - Water supply in the area is provided by Wessex Water. The majority of water supplied by Wessex is sourced from groundwater.
  
- 4.31 The southern part of the Plan Area on West Lavington Down lies within a Groundwater Source Protection Zone catchment (Zone 3) for the Christchurch Avon which flows south. Gore Cross is the watershed between the Bristol Avon catchment flowing to the north and the Christchurch Avon catchment flowing to the south.
  
- 4.32 Much of the southern part of the Plan Area also sits on top of a major aquifer of high ground water vulnerability (technically two aquifers - one serving the Bristol Avon which flows north; and the other serving the Christchurch Avon which flows south). The core of West Lavington and Littleton Panell villages lie over a major aquifer of intermediate vulnerability, whilst other parts of the Neighbourhood Plan Area lie over minor aquifers of intermediate and low vulnerability.
  
- 4.33 **Nitrate Vulnerability** - The entire Neighbourhood Plan Area is identified as being in a Nitrate Vulnerable Zone, an area at risk of agricultural phosphates and an area at risk of agricultural sediment. These designations confer protection through regulation of the use of nitrates and phosphates etc.
  
- 4.34 The southern two thirds of the Plan Area is designated as a Groundwater Nitrate Vulnerable Zone.
  
- 4.35 **River Quality** - The current ecological quality of the tributary to the Semington Brook that runs through West Lavington and Littleton Panell is recorded as being of 'moderate' ecological quality (the nearest assessment point is at Littleton Mill according to the Environment Agency mapping data and the status is correct at the time of writing)..
  
- 4.36 The Brook is not subject to a regime of assessment for current chemical quality.

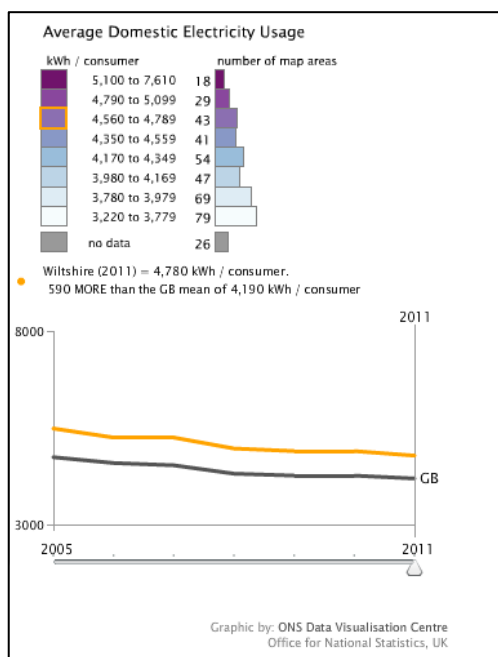
## 4.2B Water Resources Including Flood Risk - Future Baseline

- 4.37 The future relationship between climate change, precipitation levels and river levels/flooding is unclear. However it is possible that climate change will have an effect on average river levels and/or frequency of flood events, making the likelihood of floods occurring more common, and the extent of flooded land greater. Within the Plan Area, the relatively small catchment area for the tributary to the Semington Brook (due to proximity of the settled parts of the Plan Area to the source) suggests that the effects of flood events may be more limited than further downstream.

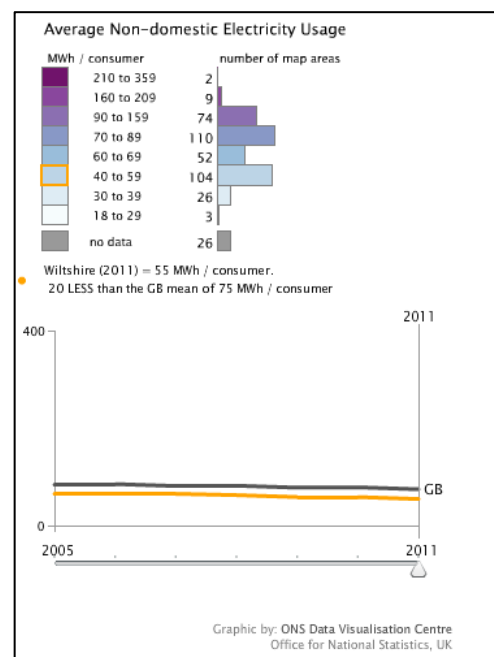
- 4.38 In the absence of the Neighbourhood Plan, any new development at West Lavington and Littleton Panell is likely to lead to a reduction in the available permeable ground surface and this may lead to an increase in run-off unless appropriate sustainable drainage solutions are incorporated into the new developments. Since there are already issues with run-off from the surrounding hills, any new development would be likely to exacerbate existing capacity issues.
- 4.39 It is likely that the Semington Brook will remain at a moderate ecological quality, certainly in the period up to 2015, although improvements in agricultural practices, groundwater protection and other measures to improve the general quality of water courses may lead to overall improvements in the medium to long term.

## 4.3A Climatic Factors - Existing Baseline

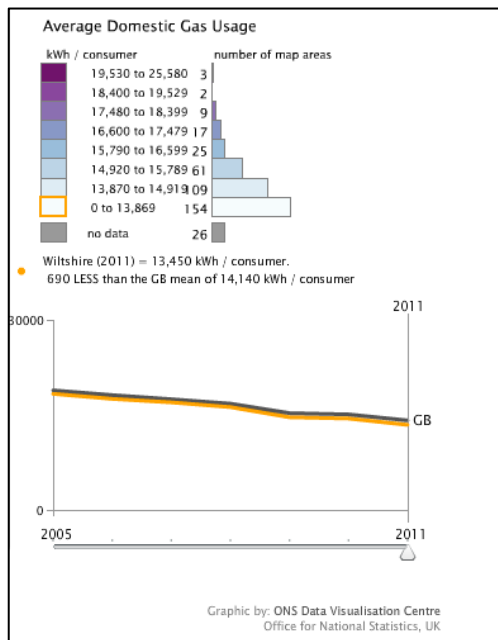
- 4.40 **Energy Consumption** - The Department of Energy and Climate Change (DECC) provide data on average domestic and non-domestic electricity and gas usage over the period 2005-2011 by Local Authority area. **Tables 4-7** below show the trends in energy usage and recent performance in Wiltshire.
- 4.41 The average domestic electric usage was 4,780 KWh/consumer in Wiltshire in 2011, some 590 higher than the Great Britain mean of 4,190 KWh/consumer.
- 4.42 Average non-domestic electricity usage was 55 MWh/consumer, 20 less than the Great Britain mean of 75 MWh/consumer.
- 4.43 Domestic gas usage in 2011 was 13,450 KWh/consumer, 690 less than the Great Britain mean of 14,140 KWh/consumer.
- 4.44 Average non-domestic gas usage in 2011 was 68 MWh/consumer, 60 less than the Great Britain mean of 728 MWh/consumer.



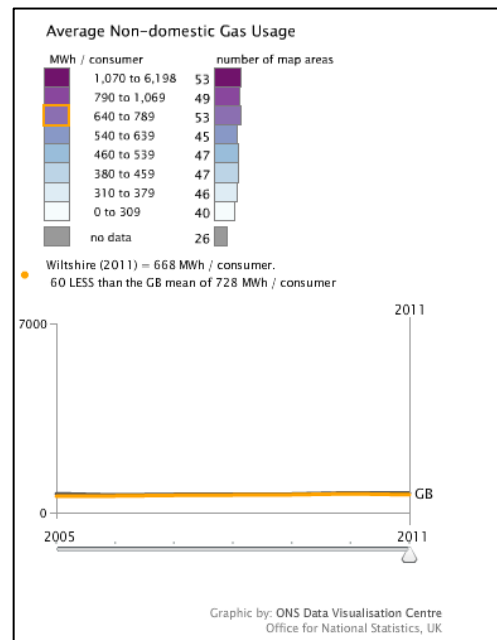
**Table 4**



**Table 5**



**Table 6**



**Table 7**

4.45 It should be noted that there is no mains gas supply to the Plan Area itself, and therefore the data for gas usage in Wiltshire generally, is of limited value in relation to West Lavington and Littleton Panell. The primary sources of domestic and non-domestic heating energy within the Plan Area itself are through oil, LPG and electricity.

4.46 **Carbon Emissions** - Planning Practice Guidance for Renewable and Low Carbon Energy was published by the DCLG in July 2013<sup>10</sup>. It was replaced by the NPPG on 6<sup>th</sup> March 2014. Both documents contain similar guidance on renewable and low carbon energy. The NPPG advises planning authorities to think about the range of technologies that could be accommodated and the policies needed to encourage their development in the right places. They are also urged to have regard to the legal commitments given by the UK to greenhouse gas reduction and increased demands for energy from renewable sources. The NPPG states that policies should be designed to maximise renewable and local carbon energy development.

4.47 Wiltshire Council is intending to develop a low carbon transition plan which will focus on a number of factors including carbon reduction, influencing policy, engagement with local community groups wishing to take action and the low carbon economy. At the time of writing this document has not been published.

<sup>10</sup> National Planning Practice Guidance "Renewable and Low Carbon Energy" [online] available at: <http://planningguidance.planningportal.gov.uk> (accessed 24/03/14)

4.48 Data released by the Department of Energy and Climate Change (DECC) on 11<sup>th</sup> July 2013<sup>11</sup> confirmed the 2011 carbon dioxide emissions and revised estimates for the years 2005-2010 for Local Authority regions. Wiltshire was found to have reduced per capita CO<sub>2</sub> emissions from 4 tonnes of CO<sub>2</sub> per person in 2005 to 2.3 tonnes in 2011 (industrial and commercial); from 2.8 tonnes in 2005 to 2.2 tonnes in 2011 (domestic); and from 3.2 tonnes in 2005 to 2.7 tonnes in 2011 (road transport) - **See Table 8.**

**Table 8: Per Capita Local CO<sub>2</sub> Emission Estimates (2005 -11)**

	Year	Industry and Commercial	Domestic	Road Transport	Total
Wiltshire	2005	4.0	2.8	3.2	10.1
	2011	2.3	2.2	2.7	7.3
South West	2005	3.0	2.6	2.4	8.2
	2011	2.1	2.1	2.2	6.5
England	2005	3.7	2.5	2.3	8.5
	2011	2.7	2.0	1.9	6.7

4.49 This compares well in the context of industrial and commercial CO<sub>2</sub> emissions, but overall Wiltshire is still emitting more CO<sub>2</sub> per capita than the South West region or England.

4.50 **Renewable Energy** - Current data on regional renewable statistics provided by ReStats (the Renewable Energy Statistics Database) for the year 2012/13 (published December 2013) shows that in the South West region (including Wiltshire) installed capacity for sites generating electricity from renewable sources was 665.8 megawatts energy generation (MWe). This compares to the England total capacity of 8,168.6 MWe.

4.51 Local data for the deployment of renewable energy generating capacity within the Plan Area is not available.

4.52 This represents an increase from 520.6 MWe installed capacity for all renewable sources in 2011 (31<sup>st</sup> December 2011), and compares further with 117.9 MW installed capacity as at 31<sup>st</sup>

<sup>11</sup> DECC (2013) Local and Regional CO<sub>2</sub> Emissions Estimates for 2005-2011[online] available at: <https://www.gov.uk/government/publications/local-authority-emissions-estimates> (accessed 18/01/14)

December 2003<sup>12</sup>.

- 4.53 **Temperature Change** - The South West Observatory records that annual average daily means temperatures in the South West increased by 1.37 degrees centigrade between 1961 and 2006. Between 1961 and 2006 precipitation in the South West increased by 28.6% in the autumn and decreased by 8.8% in the summer<sup>13</sup>.

### 4.3B Climatic Factors - Future Baseline

- 4.54 The Wiltshire Climate Change Adaptation Plan Level 1 Report April 2010 quotes the UK Climate Projections (UKCP09) (funded by DeFRA and based on projections by the Met Office).
- 4.55 The report explains that annual mean temperatures in Wiltshire, under a medium emissions scenario, are likely to increase by between 2.2 and 2.9 degrees centigrade by the 2050s.
- 4.56 Precipitation is expected to stay roughly the same under the same scenario, but with a decrease in summer mean precipitation by between 10% and 28% and an increase in winter mean precipitation by between 9% and 22% (Wiltshire Climate Change Adaptation Action Plan Level 1 Report 2010)<sup>14</sup>.
- 4.57 Overall, these changes may lead to drier, hotter summers and warmer, wetter winters.
- 4.58 Following recent trends, it is likely that in the absence of the Neighbourhood Plan per capita CO<sub>2</sub> emissions will continue to decrease as less reliance is placed on CO<sub>2</sub> generating activities (eg, non-renewable energy consumption and combustion engine power transportation modes).
- 4.59 Furthermore it is likely, based on past trends, that the installed capacity of site generating electricity from renewable sources is likely to increase albeit this may tail off once the Renewable Energy Directive (2009/28/EC) targets for the share of energy from renewable sources are achieved (in 2020 or thereafter).
- 4.60 Unless mains gas is supplied to the Plan Area it is likely that alternative solutions for domestic and non-domestic heating fuel will continue to be adopted, primarily focussing on oil, LPG and electricity, but with greater use of renewable sources where they are feasible.

<sup>12</sup> Department of Energy and Climate Change (2012) Regional data [on-line] available at: <https://restats.decc.gov.uk/cms/historic-regional-statistics/> (accessed 18/01/14)

<sup>13</sup> South West Observatory Climate Change data [on-line] available at: <http://www.swenvo.org.uk/themes/atmosphere/climate-change/> (accessed 18/01/14)

<sup>14</sup> Wiltshire Council (2010) Wiltshire Climate Change Adaptation Action Plan Level 1 Report [online] Available at: <http://www.wiltshire.gov.uk/communityandliving/countryside/sustainability/climatechangeadaptation.htm> (accessed 18/01/14)



- 4.61 The most practical application for community based renewable energy schemes is likely to be small scale biomass projects in areas of high density housing immediately adjacent to each other. There is likely to be very limited scope for any further renewable energy developments on a community basis outside of this.
- 4.62 Domestic renewable technologies that may be deployed more regularly in future, in the absence of the Plan, include solar PV, solar thermal, biomass heating, ground and air source heat pumps.

## 4.4A Landscapes - Existing Baseline

- 4.63 A number of landscape studies covering the neighbourhood area and identified in Chapter 3 / Appendix B of this report have been carried out in the last fifteen years<sup>15</sup>.
- 4.64 **Landscape Character** -The consistent theme in all of these studies and assessments is that the landscape is divided into what are generally referred to as Landscape 'Character Areas' (LCAs) or landscape 'zones' (depending on whether it is an assessment (character area) or a strategy (zone)). All three studies are consistent in dividing the Neighbourhood Plan area into three distinctively different LCAs. The first is referred to variously as the Rolling Clay Lowland LCA or the Bristol Avon Clay Vale. This occupies the far northern part of the Neighbourhood Plan Area, predominantly that land lying north of the railway line. The second LCA is referred to variously as the Greensand Vale or the Vale of Pewsey. The third LCA is also referred to variously as the High Chalk Plain or Salisbury Plain LCA.
- 4.65 Some LCAs are subdivided further; the Rolling Clay Lowland LCA / Bristol Avon Clay Vale is divided into several sub-areas with the Plan Area falling largely into the Trowbridge Rolling Clay Lowland LCA. Similarly the High Chalk Plain/Salisbury Plan LCA is divided into three sub-areas with that part of the Neighbourhood Plan area falling within this LCA being referred to as the Salisbury Plain West LCA.
- 4.66 The Clay Vale / Rolling Clay Lowland LCA occupies the far northern part of the Plan Area largely to the north of the railway line. The Vale of Pewsey / Greensand Vale LCA occupies the central part of the Plan Area from the railway line to the southern edge of West Lavington. The Salisbury Plain / High Chalk Plain LCA occupies the remainder of the Plan Area from the southern edge of West Lavington to the southern edge of the Plan Area. The characteristics of each of the landscape areas is set out in the relevant sections of the 2005 Wiltshire Landscape Character Assessment and they are reproduced below:<sup>16</sup>

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<sup>15</sup> The Wiltshire Landscape Character Assessment 2005; the Kennet Landscape Conservation Strategy May 2005; and the Kennet Landscape Character Assessment 1999.

<sup>16</sup> Land Use Consultants on behalf of Wiltshire County Council (2005) Wiltshire Landscape Character Assessment.

#### **LANDSCAPE TYPE 15 / GREENSAND VALE / VALE OF PEWSEY**

- ❑ Underlain by Upper Greensand with a series of low undulating foothills of Lower Chalk flanking the vale sides.
- ❑ Broad, low lying, level vale, becoming gently undulating as it narrows to the east.
- ❑ Contained and enclosed by the dramatic escarpments of chalk upland to either side.
- ❑ Varied land cover with pasture along tributaries and arable in medium to large fields enclosed by hedgerows.
- ❑ Chalk foothills in arable land use with very open large scale fields.
- ❑ Weak hedgerow structure with few hedgerow trees and boundaries replaced by fencing.
- ❑ Threaded by numerous minor streams draining to the headwaters of the River Avon,
- ❑ lined by riparian vegetation with strips of alder and willow and some important wetland habitats - meadow, marsh and wet woodland.
- ❑ A settled landscape with compact small towns, clustered villages, hamlets and many dispersed residential and farm buildings.
- ❑ Built form includes soft red brick and flint, often used in decorative styles, limestone, sarsen, cob and timber frame, with roofs of thatch or clay tile.

#### **LANDSCAPE TYPE 11 / ROLLING CLAY LOWLAND / BRISTOL AVON CLAY VALE**

- ❑ Gently rolling lowland based on Clay.
- ❑ Mixed arable and pastoral land use with pasture concentrated around the water courses.
- ❑ Variable field pattern with network of full hedgerows and mature hedgerow trees.
- ❑ Presence of streams marked by lines of willows and crossed by modest bridges.
- ❑ Woodland blocks including some ancient woodland and wet woodland of high ecological value plus scattered mature trees.
- ❑ Small number of meadows of neutral and unimproved grassland.
- ❑ Scattered settlement of towns, small villages and farmsteads, many using vernacular materials of brick, half timber, stone, tiles and thatch.
- ❑ Roads largely minor and rural with a few trunk roads and sections of motorway.
- ❑ Views vary from semi-enclosed by intact hedgerows, riparian vegetation and woodland blocks to more open with views to the rising scarps of the chalk uplands.

### **LANDSCAPE TYPE 3 / HIGH CHALK PLAIN / SALISBURY PLAIN**

- ▣ Very large scale and open, exposed landscape.
- ▣ Rolling plateau land form with panoramic views over the surrounding lowlands creating a sense of elevation.
- ▣ Large regular arable fields are bounded mainly by ditches or fences with occasional hedgerows.
- ▣ Steep and incised slopes down to the surrounding river valleys.
- ▣ Extensive areas of chalk grassland and scrub occur on the northern and central parts of the area under military ownership with arable farmland around the periphery.
- ▣ Copses and woodland belts, at various stages of growth occur throughout the area with sinuous older plantations contrasting with more recent tree planting in geometrical blocks.
- ▣ Proliferation of military signage and posts along the numerous tracks that cross the area.
- ▣ Rich ecology particularly the numerous extensive and intact areas of chalk grassland.
- ▣ Archaeological remains and sites of historic importance, particularly the Neolithic monuments of Stonehenge and Old Sarum.
- ▣ Settlement limited to a scattering of small villages and military installations including camps and abandoned or specially constructed villages used by the army for training operations.

4.67 Although much of the Neighbourhood Plan Area originally formed part of a much larger Special Landscape Area protected through the adopted Kennet Local Plan, the relevant policy was not saved by the Secretary of State in 2007 and consequently this designation is of historic interest only.

4.68 **Tranquillity, Intrusion and Light Pollution** - The Campaign to Protect Rural England (CPRE) has produced a series of mapping resources dealing with tranquillity (2001), intrusion (2007) and light pollution (2000). Further details are set out in the following section on Air Quality and Environmental Pollution. They reveal that the Plan Area lies adjacent to, but outside, a relatively dark sky area (Salisbury Plain - dark due to the un-settled nature of the area as a result of the MOD activities). The villages themselves are located within an area identified as being 'brighter' with between 50 -150 units of measurement on a scale of 0-255.

4.69 The Plan Area lies on the edge of an area of relatively low visual and noise intrusion but again (because of the nature of the built-up part of the Neighbourhood Plan Area) the built parts are

within an area disturbed by noise and intrusion (focused on the main road corridors through the Plan Area).

- 4.70 In tranquillity terms, since the Plan Area is located on the edge of Salisbury Plain it benefits from this adjacent area of tranquillity. Salisbury Plain is identified as one of the most tranquil areas in the South West region, and although the southern part of the Plan Area benefits from this tranquillity, there are live firing ranges within this area that impact upon general tranquillity. Furthermore low-flying aircraft have been identified as a source of disturbance in some parts of the Plan Area.
- 4.71 The 'settled' parts of the Neighbourhood Plan Area are less tranquil according to the CPRE's Tranquillity Map.
- 4.72 **The MOD and Salisbury Plain** - As alluded to elsewhere in this report, the management of the large area of land in the southern part of the Plan Area and extending beyond to the south for a considerable distance as a military training area with live firing ranges has been crucial in maintaining the unique qualities of the Salisbury Plain landscape.
- 4.73 Consequently it benefits from a range of diverse and rare habitats and species of flora and fauna. It is the largest remaining area of chalk grassland in North West Europe. The use of the area for military training and live firing has led to the protection of the grassland landscape and prevention of it being converted to farmland as has happened elsewhere in the country.
- 4.74 There is generally good public access to the Plain other than on the live firing ranges (e.g. Imber) or in other locations where occasional manoeuvres lead to the restriction of public access. The charter for Defence Estates states that '*There is a presumption in favour of public access to the rural estate although operational, safety and conservation interests necessarily restrict unlimited access.*'<sup>17</sup>
- 4.75 Within the southern part of the Plan Area parts of the MOD estate are cultivated for arable crops whilst other areas (predominantly the firing ranges) are left to grassland. There are also areas of grazing land.

## 4.4B Landscapes - Future Baseline

- 4.76 In the absence of this Neighbourhood Plan even incremental development and change will result in changes to the landscape, some of which will be negative. Encroachment into the

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<sup>17</sup> ADAS (May 2008) 'Impact of the Military on the Agricultural Sector in Wiltshire' [online] available at: [www.wiltshire.gov.uk/impact-of-military-on-agricultural-sector-in-wilts.pdf](http://www.wiltshire.gov.uk/impact-of-military-on-agricultural-sector-in-wilts.pdf) (accessed 27/03/14)

countrywide may be regarded as detrimental; however development can also bring about improvements to the character and quality of landscapes through better interpretation and revealing of key features, active management and the benefits that off-setting can deliver by creating habitats and managed landscape areas for the benefit of biodiversity.

- 4.77 Inevitably light pollution will increase as development occurs unless alternative means are found to illuminate new developments, or greater restrictions are placed on external and internal illumination. Tranquillity will continue to be an issue as will visual and noise intrusion because development and traffic both have the ability to impact adversely on the tranquillity of landscapes and the quiet enjoyment of the countryside.
- 4.78 The effects on the landscape of the Army Basing Programme<sup>18</sup> - the relocation of 4,300 service personnel plus their families (7,700 people total) to the Salisbury Plain area are difficult to predict but they may lead to greater demands on the Salisbury Plain area (including land within the Plan Area) for training purposes. This may lead to changes in farmed land / grassland proportions within the southern part of the Plan Area.
- 4.79 Additionally, the general recreational pressures on Salisbury Plain may increase as a result of the physical increase in people living in the area. The masterplan proposes that most of the incoming personnel will be accommodated at the existing bases to the eastern end of the Plain, avoiding the firing ranges and ecologically designated areas. However recreational pressures will undoubtedly extend into the centre of the Plain, reducing the overall tranquillity of the area and this could impact on the Parish of West Lavington.

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<sup>18</sup> MOD / DIO (2014) Army Basing Programme and Salisbury Plain Masterplan [online] available at: <https://www.gov.uk/government/consultations/salisbury-plain-training-area-master-plan-army-basing-programme/> (accessed 28/03/14)

## 4.5A Healthy Communities - Existing Baseline

- 4.80 **Life Expectancy** - The Wiltshire Joint Strategic Assessment for Health and Wellbeing 2012-13<sup>19</sup> (published 2012) provides data on life expectancy in Wiltshire based on data over the period 2002-2010. Generally males in Wiltshire perform well with average life expectancy rising from 78.5 years in 2002/4 to a high point of 79.6 years in 2008/10. This is marginally above the South West average life expectancy and a full year above the average life expectancy in England.
- 4.81 For females average life expectancy in Wiltshire has risen from just over 82 years in 2002/4 to 83.7 years in 2008/10. This is approximately 0.25 years higher than the South West average and over a year higher than the England average.
- 4.82 The two biggest causes of death in Wiltshire are diseases of the circulatory system and cancers in both males and females, with those two causes accounting for over 60% of all deaths in males and 56% of all deaths in females (data taken from ONS vital statistics table 3, 2010)<sup>20</sup>.
- 4.83 These figures are reflected in the Office for National Statistics data for the Parish of West Lavington<sup>21</sup>.
- 4.84 **Health** - Over 88% of the population of the Parish of West Lavington are in very good, or good health as at March 2011, compared to 81.4% in England.
- 4.85 At the other end of the scale, 3.2% of all residents in the Parish are described as being in bad health or very bad health as compared to 4.05% in Wiltshire and 5.49% in England.
- 4.86 The West Lavington Village Hall/Community Hub survey (January 2013) has evidenced the extent of existing community facilities available to the local population to help encourage healthy lifestyles. These include playing fields, two playgrounds for varying age groups, an extensive network of rights of way and active volunteering for their upkeep, alongside access to Salisbury Plain.
- 4.87 The survey responses indicate that the Doctor's surgery considers it can cope with an increase in patient numbers caused by new development, and by an aging population demographic. It has already opened a specialist dementia clinic.
- 4.88 **Care** - Approximately 3% of all residents in West Lavington Parish provide between 20-50+

<sup>19</sup> Various (2012) Wiltshire Joint Strategic Assessment for Health and Wellbeing 2012-13 [online] available at: <http://www.intelligenancenetwork.org.uk/health/jsa-health-and-wellbeing/> (accessed 20/01/14)

<sup>20</sup> Quoted in the Wiltshire Joint Strategic Assessment for Health and Wellbeing 2012-13

<sup>21</sup> ONS (2013) Neighbourhood Statistics [online] available at: <http://www.neighbourhoodstatistics.gov.uk/desemintation> (accessed 24/01/14)

hours unpaid care a week. This compares to the England average of 3.73%.

- 4.89 Just over 13% of residents of the Plan Area find that their day-to-day activities are limited either a little or a lot due to long-term health problems or disabilities as compared to an England average of 17.64%.
- 4.90 **Obesity** - At a county level, obesity levels in Wiltshire are relatively stable and are generally below South West region and England rates. Over one in five reception year children and nearly one in three year 6 children are overweight or obese. Less than ¼ of children eat the recommended 5 portions a day of fruit or vegetables<sup>22</sup>. This compares with the England average number of school pupils eating 5 portions of fruit or vegetables a day of 19% or just under one in five.
- 4.91 **Children's Fitness** - Wiltshire Council's 2011 Health Related Behaviour survey<sup>23</sup> shows that 92% of primary school pupils have a bicycle but only 7% cycled to school on the morning of the survey. 48% of primary school pupils walked to school and 42% came by car.

## 4.5B Healthy Communities - Future Baseline

- 4.92 In the absence of the Neighbourhood Plan life expectancy is likely to increase and the population generally is likely to age, with a higher proportion of people living longer in future.
- 4.93 Any additional house-building is likely to lead to localised increases in populations in the two villages. Advances in medical practice may have a positive impact on life expectancy and mortality rates, whereas other aspects of life (poor diet, lack of exercise etc) may lead to further problems of obesity and cardiovascular disease, particularly in the younger and middle aged sections of the population.

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<sup>22</sup> Devizes Community Area Joint Strategic Needs Assessment 2012/13 (page 26).

<sup>23</sup> Wiltshire Council (2012) Wiltshire Health Related Behaviour Survey 2011, Healthy Schools Wiltshire.



## 4.6A Education and Skills - Existing Baseline

- 4.94 **Economic Activity** - Data from the Office for National Statistics<sup>24</sup> indicates that 73.9% of the working age population (aged 16-74) in Wiltshire is economically active. This compares with only 57.54% of all people aged 16-74 within the West Lavington Neighbourhood Plan Area.
- 4.95 The England figures, in contrast, are 69.7%. The low figures for the Plan Area are explained, not by a high level of unemployment (which is low in the Parish at only 1.23%), but by a significant proportion of the local population either in full time education, looking after their family and/or home or having retired.
- 4.96 **Qualifications** - The proportion of people in the Neighbourhood Plan Area with no qualifications at all is relatively low at 16.4% (but see 4.12A below), signalling a higher than average proportion of the local population who are qualified (the equivalent figures for those with no qualifications in Wiltshire are 18.6% and in England as a whole, 22.5%)<sup>25</sup>
- 4.97 This pattern is repeated at higher levels of qualification, with only 11.14% of students obtaining level 1 qualification as their highest level of qualification in the Plan Area, as compared to 14% in Wiltshire and 13.3% in England. This is lower than the Wiltshire and England figures but is explained by a greater proportion of people in the Plan Area having higher level qualifications.
- 4.98 Those obtaining a maximum level 2 qualification are 21.7% in West Lavington Neighbourhood Plan area, as compared to 17.2% in Wiltshire and 15.2% in England.
- 4.99 Those obtaining level 3 is again higher than the national and local authority average with 15.8% in the Neighbourhood Plan area, compared to 12.7% in Wiltshire and 12.4% in England. Those obtaining level 4 qualification or above (equivalent to Degrees, Higher Degrees, NVQ Levels 4-5, HNCs, RSA Higher Diplomas, BTEC Higher Level and Professional Qualifications - for example nursing, teaching, accountancy etc.) are 27.6% in the Plan Area as compared to the Wiltshire average of 29.5% and the England average of 27.4%.
- 4.100 The percentage of people obtaining five O-Level passes/CSE Grades 1/GCSEs Grades A-C and at least one A Level/2-3 AS Levels/CSEs, Higher Degrees etc are found to be significantly higher than the England average. In the West Lavington Neighbourhood Plan area the figure is 47.7%, as compared to 40.2% in Wiltshire and 34.4% in England. The same is true for those with 2 or more A Levels. Professionally qualified<sup>26</sup> persons (e.g. teachers, nurses, accountants

<sup>24</sup> ONS 2011 Census: Economic and Activity, Local Authorities in the United Kingdom (Table KS601UK)

<sup>25</sup> 2011 Census: Qualifications and Students, Local Authorities in the United Kingdom (Table KS501UK) and Neighbourhood Area statistics; Qualifications and Students (Table KS501EW).

<sup>26</sup> Neighbourhood Area statistics; Qualifications gained (Table QA502EW) and Neighbourhood Area statistics: Qualifications and students (TableKS501EW)

etc.) comprise 16.75% in the Neighbourhood Plan area, compared to 16.99% in Wiltshire and 14.13% in England.

4.101 **‘NEETs’** - The Devizes Joint Strategic Assessment for the community area<sup>27</sup> records a limited number of 16-18 year olds not engaged in education, employment or training (NEETS). This figure has increased slightly from 2010 (35) to 2011 (38). They account for 5.3% of the total NEET young people in Wiltshire.

4.102 **Schools in the Locality** - School inspection results confirm that at the time of the last inspections the following outcomes were achieved:

- Lavington Pre-School was rated by Ofsted as ‘Outstanding’ at the last inspection in January 2012
- Dauntsey Aided Primary School was rated by Ofsted as ‘Good’ at the last inspection in January 2012;
- Dauntsey’s School was rated ‘Excellent’ by the Independent Schools Inspectorate when last inspected in October 2012.
- Lavington secondary school in Market Lavington was rated by Ofsted as ‘Requires improvement’ when it was last inspected in September 2012.

4.103 The January 2012 Ofsted report provides the following description of Lavington Pre-School. It *“....was registered in 2001 for no more than 26 children aged from two years to under five years. It is managed by a voluntary committee and is a registered charity. It operates from its own purpose built building, opened in September 2010, in the grounds of Dauntsey Aided Primary School in the village of West Lavington, Wiltshire. Children come from the village itself and the surrounding rural area.”* Indeed local research indicates that some 60% of the School’s intake come from outside the School catchment due to its popularity.

4.104 The prospectus for Dauntsey Academy Primary School (prior to September 2013 known as Dauntsey Aided Primary School) noted that the Aided status of the school had been maintained through the historical links with Dauntsey’s School. They were one of only two schools in Wiltshire to be secularly Aided. The school moved to the current site in September 2000 and was joined by Lavington Pre-school in September 2002. The school currently has approximately 180 children on roll, aged from 4 to 11 years. At 11 years the majority of the children move on to Lavington School in Market Lavington.

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<sup>27</sup> Joint Strategic Assessment for Devizes Community Area (2011) [online] available at: <http://www.intelligencenetwork.org.uk/local-area-profiles/> (accessed 24/01/14)

- 4.105 The independent inspection report following the October 2012 inspection at Dauntsey's School confirms that the school is *".....co-educational with a large number of pupils who board..... The age range of the school is eleven to eighteen. There are 766 pupils on the school roll; 425 boys and 341 girls. There are 289 boarders: 146 boys and 143 girls. There are 505 pupils altogether in the main part of the school and 261 in the sixth form."*
- 4.106 The latest inspection report for Lavington School confirms that it *".....is a converter academy, established in January 2011 from a maintained school in the control of Wiltshire local authority. When it was last inspected in 2008, the overall effectiveness of the predecessor school, which was also called Lavington School, was judged to be outstanding. The school has mathematics and computing specialist status. The school is smaller than the average-sized secondary school."* It has between 600-700 students.

## 4.6B Education and Skills - Future Baseline

- 4.107 The data tends to suggest that the local population of the Plan Area enjoys a high level of economic activity compared to Wiltshire and England more generally. Unemployment is low although there is a higher proportion of economically inactive than elsewhere and this may reflect the rural nature of the Neighbourhood Plan Area and the fact that it attracts families and those of retirement age. It is likely that this mix will continue in future.
- 4.108 The educational attainment levels are high in the Plan Area and, in the absence of the Neighbourhood Plan, will be likely to continue and improve the performance of those aged 16 or over achieving level 4 qualifications or above as the good performance of those with qualifications at levels 1-3 propagates through the next few years.
- 4.109 Dauntsey Academy Primary School is intending to add an additional classroom to take in a further 30 children.
- 4.110 The Neighbourhood Plan area benefits from an above average level of people with qualifications achieved at school or college. This may in part be a function of the demography and social stratification in the Plan Area but may also be a function of the quality of teaching in the local schools. If this level of achievement continues it is likely that performance at level 3<sup>28</sup> and levels 4+ will continue to improve compared to Wiltshire and England. This may also lead to positive effects in terms of economic activity and the general economic wellbeing of the Plan Area.

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<sup>28</sup> 2+ A Levels/VCEs, 4+ AS Levels, Higher Certificate, Progression/Advanced Diploma/Welsh Baccalaureate/Advanced Diploma Level 3

4.111 With the upturn in the economy anticipated to strengthen from 2014 onwards, this is likely to stimulate additional employment opportunities as companies expand and new companies start up and this may lead to additional apprenticeships and/or training and/or employment opportunities which may have a beneficial effect on NEETs.

## 4.7A Economy and Enterprise - Existing Baseline

4.112 **Key Employment Areas** - Within the Devizes Community Area the Wiltshire Work Space and Employment Land Review<sup>29</sup> confirms that within the Devizes community area the key employment areas are centred on Devizes itself (Banda Trading Estate, Folly Road, Hopton Industrial Estate, Hopton Park, Le Marchant Barracks, Mill Road, Nurstead Industrial Estate and the Police Headquarters).

4.113 **Rental Levels** - Average industrial and warehousing rental levels are mid-range at approximately £5 per square foot (the range in the Council area being £4-£6 per square foot). The average office space rentals in the community area are £8.50 per square foot, again approximately mid-range, the range being from £5.50 - £12.00 per square foot<sup>30</sup>.

4.114 **Main Employers** - Within the Plan Area, local surveys undertaken by the Neighbourhood Plan Steering Group confirm the main employers are:

- ▣ Dauntsey's School, employing approximately 340 staff (90 full time academic and 30 part time; 90 full time Bursarial staff and 39 part time)
- ▣ Dauntsey Academy Primary School – 27 people
- ▣ Various retail units (2 public houses and 2 shops)
- ▣ Care homes (The Haven and Dauntsey House) – 37 staff in total
- ▣ Wentrow Media – 45 people (in Littleton Panell)
- ▣ A'Beckett's Vineyard – variable
- ▣ NHS Surgery – approximately 10 staff (part-time/full-time)

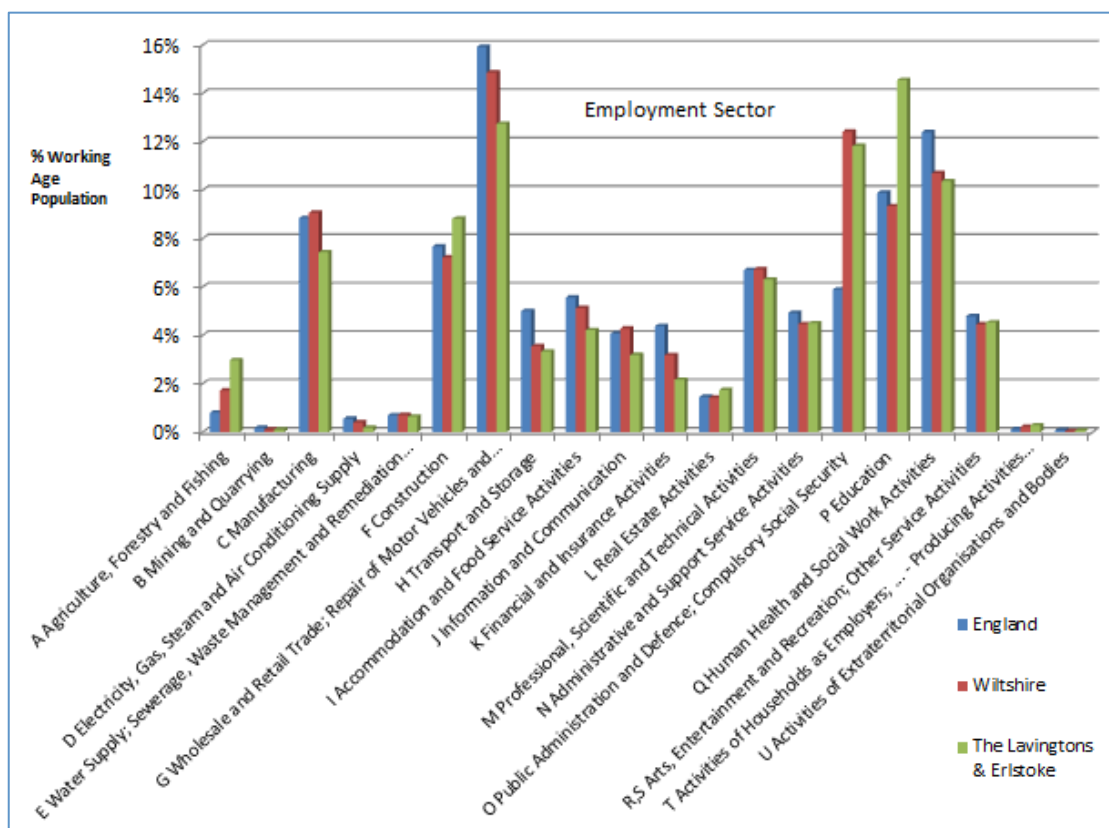
4.115 Although there are a small number of employers in the Plan Area, this is better than comparable communities. Indeed, the stability offered by the larger employers (especially the Dauntsey's School) provides a strong economic benefit to the community in the Plan Area.

4.116 **Employment Sectors** - The ONS Neighbourhood Statistics for industry sector (see **Figure 2**)

<sup>29</sup> Wiltshire Council (2011) Wiltshire Workspace and Employment Land Review, Final report – Roger Tym and Partners [online] Available at: <http://www.wiltshire.gov.uk/planninganddevelopment/planningpolicy/planningpolicyevidencebase.htm> (accessed 24/01/14)

<sup>30</sup> Wiltshire Council (2011) Wiltshire Workspace and Employment Land Review, Final report – Roger Tym and Partners [online] Available at: <http://www.wiltshire.gov.uk/planninganddevelopment/planningpolicy/planningpolicyevidencebase.htm> (accessed 24/01/14)

present the data at a level which covers an area slightly larger than the Neighbourhood Plan Area (based on the Lavingtons and Earlstoke Ward (population 2,823)). The data confirms that the three sectors which employ most working age (16-74) people within the Ward area are education (15%), public administration and defence ; compulsory social security (12%) and wholesale and retail trades; repair of motor vehicles and motorcycles (13%). These figures are interesting in that education is approximately 5% higher than the average for Wiltshire and England. In the case of public administration and defence, compulsory social security the sector employs approximately twice as many people of working age in the Lavingtons and Earlstoke Ward and in Wiltshire generally (12%) compared to in England (just under 6%) and the wholesale and retail trade and repair of motor vehicles category (13%) is somewhat less than the Wiltshire and England average which are 15% & 16% of all working age population respectively:



**Figure 2: Employment Sector**

4.117 **Occupation Category** - Turning to the category of occupation, the data<sup>31</sup> reveals that the Neighbourhood Plan area has a higher than average percentage of working age (16-74) people

<sup>31</sup> ONS Neighbourhood statistics: Occupation 2011 (Table KS608EW) [online] available at: <http://www.neighbourhood.statistics.gov.uk/dissemination/LeadDatasetList.do?a=5&b=11130377&c=west+lavington&d=16&g=6475496&i=1001x1003&m=0&r=1&s=1391041527572&enc=1&domainId=9> (accessed 24/01/14)

employed as Managers, Directors and Senior Officials (15.02% as compared to 12.4% for Wiltshire and 10.9% for England). Similarly it has a higher than average proportion of professionals (19.31% as opposed to 16.7% in Wiltshire and 17.5% in England).

4.118 It has a lower than average proportion of associated professional and technical occupations at only 9.08% (Wiltshire has 14.6% and England 12.8%). Other categories of occupation are broadly the same in terms of proportions as Wiltshire and England – particularly admin and secretarial occupations, skilled trades, caring, leisure and other service occupations, sales and customer services and process plant and machinery operatives. Elementary occupations (typically street vendors, domestic help, cleaners, caretakers, window cleaners, messengers etc) account for a slightly higher percentage of residents aged 16-74 in employment in the Neighbourhood Plan Area, at 11.72%. The Wiltshire equivalent is 10.1%, the South West region is 11% and the England proportion is 11.1%.

4.119 **Broadband** - The Wiltshire Online scheme is due to roll through the parish beginning in October 2014 with site surveys. Together with an upturn in the economy this new infrastructure should provide the base for improvement, especially in home working.

## 4.7B Economy and Enterprise - Future Baseline

4.120 Planning policy in the emerging Core Strategy is influenced by the Wiltshire Workspace and Employment Land Review recommendations<sup>32</sup>. It suggests that planning policy should consider the whole economy rather than focusing on just employment uses, particularly in rural areas. It recommends that the Council should be permissive in allowing employment development up to a certain threshold in rural areas and should particularly favour development of rural sites for employment purposes offering flexible terms (paragraph 5.51 – 5.52).

4.121 In the absence of the Neighbourhood Plan, and with improvements in flexibility of working patterns, it is likely that home-working will increase particularly where employees are not required to work in a certain geographical location and can be connected via the internet. This suggests that good quality broadband connection will be critical to sustaining increased home-working and without it is less likely to occur, or to be only a minor factor.

4.122 The core strategy makes provision for 9.9 hectares of new employment land within the Devizes community area with the two main sites being located at Devizes (land between the A361 and Horton Road, and Nurstead Road). This will undoubtedly broaden the range of employment opportunities in the community area which will be of benefit to the Plan Area.

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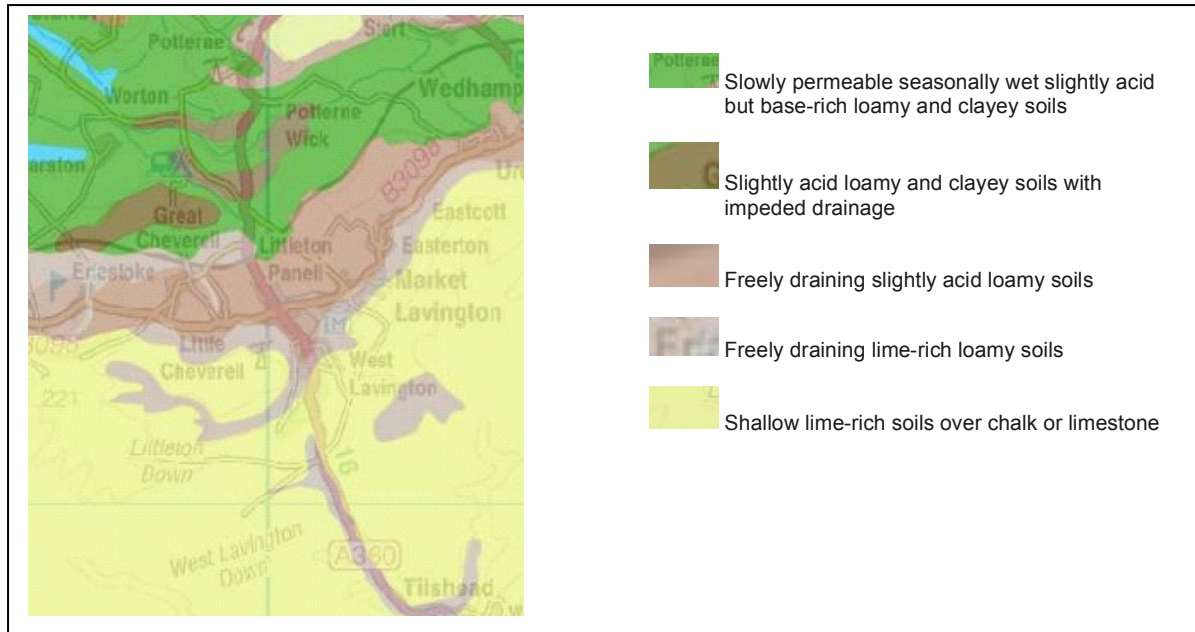
<sup>32</sup> See above

- 4.123 It is likely that the current employment sector split and the occupation profile of residents in the Plan Area will continue, although it may be influenced by the take-up in as yet undeveloped employment sites within the community area, as well as the nature of those emerging employment opportunities.
- 4.124 Additional manufacturing and traditional forms of employment may lead to an increase in opportunities for those kinds of employment sector jobs. Additional local employment opportunities in the Parish would have a beneficial effect in reducing out-commuting to the local employment such as Devizes and Trowbridge. This in turn would help to sustain local retail activities and community facilities in the Parish area.



## 4.8A Land and Soil Resources - Existing Baseline

4.125 **Soil Resources** - The soil profile in the Plan Area reflects the fact that it covers three different LCAs, representing the transition from valley in the north to high ground to the south. Current soil mapping describes the soil in the Plan Area (see **Figure 3** below).



**Figure 3: Soil Profile**<sup>33</sup>

4.126 In the far south the soil is shallow and lime-rich lying over chalk or limestone. This soil is generally free draining, loamy and typically provides land cover for arable or grassland. It tends to support herb-rich downland and limestone pastures as well as beech hangers and other lime-rich woodlands.

4.127 A narrow strip of freely draining lime-rich loamy soil runs through the centre of West Lavington. This tends to underlie arable land and supports habitats for herb-rich, chalk and limestone pastures and lime-rich deciduous woodlands.

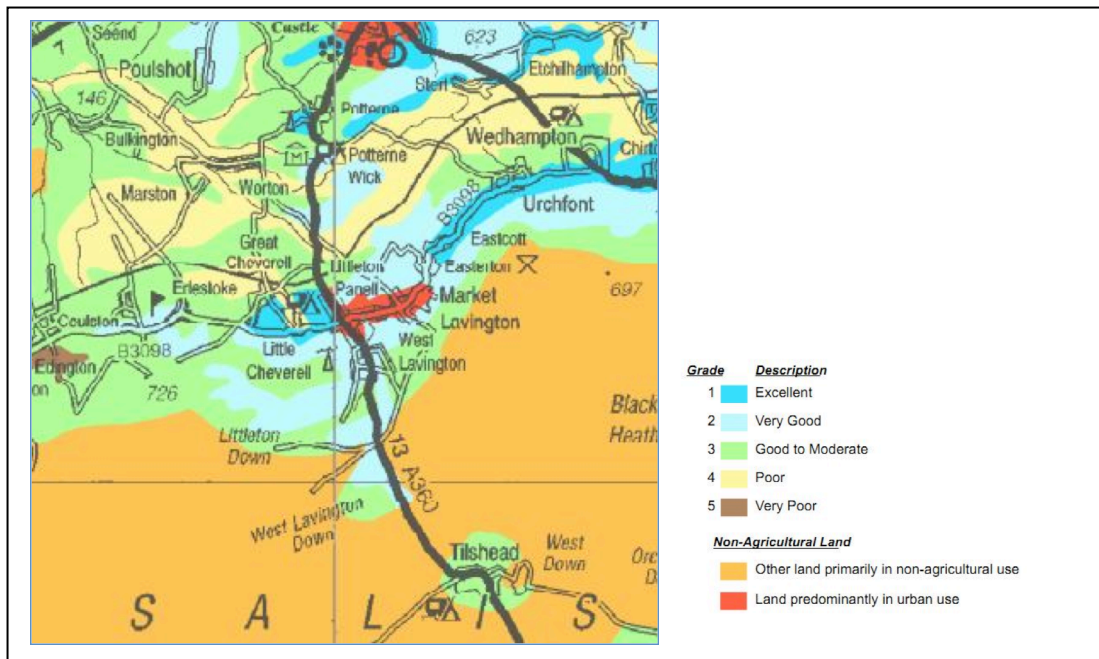
4.128 Further to the north is a band of freely draining slightly acid loamy soil. This underlies the northern part of West Lavington and Littleton Panell. It has a relatively low fertility and generally supports arable and grassland. The habitat that tend to be supported on this soil are neutral and acid pasture and deciduous woodlands.

4.129 To the north lies a narrow band of free draining lime-rich loamy soil again, and beyond that on the northern edge of Littleton Panell, a large area of slowly permeable seasonally wet slightly

<sup>33</sup> Clanfield University National Soil Resources Institute online mapping [online] available at: <https://www.landis.org.uk/soilscapes/> (accessed 25 January 2014).

acid but base-rich loamy and clayey soil. This is characterised by impeded drainage, it has moderate fertility, it tends to support grassland and arable as well as some woodland, and the habitats it supports are typically seasonable wet pastures and woodlands,

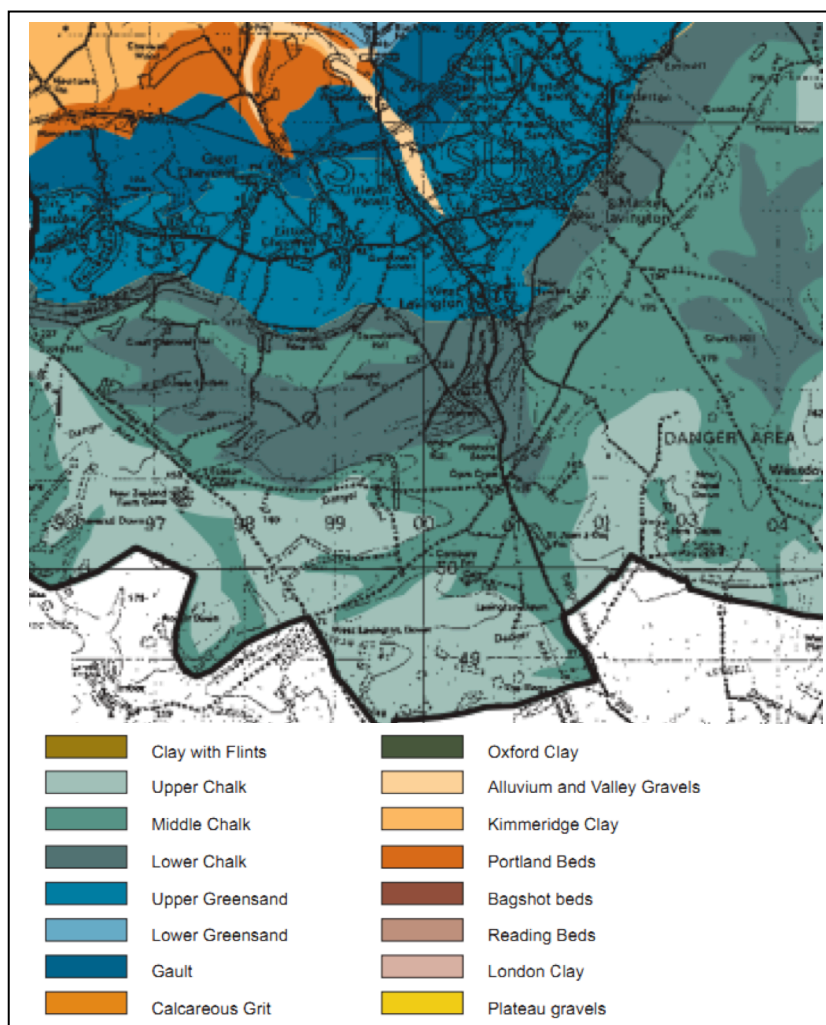
- 4.130 Finally to the very north of the Neighbourhood Plan area lies a small pocket of slightly acid loamy and clayey soil with impeded drainage. It has a moderate to high fertility and supports a wide range of habitats including pastures and woodlands.
- 4.131 **Agricultural Land** - Turning to agricultural land classification grading, the majority of the high ground to the south of the Parish forming part of Salisbury Plain is classified as 'other land primarily in non-agricultural use' (see **Figure 4** below). There are one or two small pockets of grade 3 and 2 agricultural land just to the south of the Gore Cross area. To the north of Gore Cross there are areas of grade 3 agricultural land to the southwest of Lavington, to the west in the area of Fore Hill, and to the east in the area of Rams Cliff. The remainder of the land to the east and west of West Lavington and to the south east and west of West Lavington is predominantly grade 2 agricultural land. There are pockets of grade 1 agricultural land immediately to the west of Littleton Panell in the pastures just beyond the built-up part of the settlement and pockets of grade 2 immediately to the east of Littleton Panell, again in the open land immediately to the east of the built-up parts of the village.
- 4.132 The parcels of land immediately south of the railway line are grade 3, as is the remainder of the agricultural land forming the northern part of the Parish with a very narrow strip of poor quality agricultural land running along the course of the Brook in the northern part of the Plan Area.
- 4.133 Although a large part of Salisbury Plain within the Plan Area is shown as '*other land primarily in non-agricultural use*' and coloured orange in Figure 4, this is nevertheless used in part as agricultural land and is occupied under Schedule 1 and Schedule 3 Tenancies and Licences granted by the MOD.



**Figure 4: Agricultural Land Classification<sup>34</sup>**

- 4.134 **Topography** - The topography of the Plan Area includes relatively high ground to the south (up to 200 metres Above Ordnance Datum (AOD), falling away to areas of relatively low ground particularly in the northern part of the Plan Area where ground levels are approximately 60-80 metres AOD).
- 4.135 **Geology** - The underlying geology is similarly reflective of the soils and topography (see **Figure 5** below). Upper, Middle and Lower Chalk form the high ground to the south, Greensand and Gault run through the centre of the Plan Area and underlying the village of West Lavington and Littleton Panell, and Portland beds and Alluvium and Valley Gravels are found in the far northern part of the Plan Area.

<sup>34</sup> Natural England, Agricultural Land Classification Map SW Regions ALC006 [online] available at: <http://publications.naturalengland.org.uk/publication/144017> (accessed 24/01/14)



**Figure 5: Geology**<sup>35</sup>

4.136 **Previously Developed Land** - The South West Observatory Local Profile for Wiltshire<sup>36</sup> confirms that in the period 2007-2010 the percentage of new dwellings built on previously developed land in Wiltshire was 51%. This is lower than the proportion for the South West (66%) or England (77%) and represents a decrease from 57% over the period 2003-2006.

4.137 **Development Density** - In 2007-2010 the density of new dwellings built per hectare (dph) in Wiltshire was 32 (as compared to 38 dph in the South West and 43 dph in England on average). This represented an increase from 28dph in the period 2003-2006.

<sup>35</sup> From Figure 1 of Atlantic Consultants, Kennet Landscape Character Assessment Part 1 (1998) [online] available at:

<http://www.wiltshire.gov.uk/planninganddevelopment/planningpolicy/planningpolicyevidencebase/planningpolicyevidencebaseeast.htm> (accessed 24/01/14)

<sup>36</sup> South West Observatory Local Profiles Wiltshire 2012 [online] available at:

<http://www.swo.org.uk/local-hyphenprofiles/wiltshire/#.UuPsirRFDDc> (accessed on 25<sup>th</sup> January 2014)

- 4.138 **Waste Collection / Disposal** - The latest figures for waste collection for Wiltshire<sup>37</sup> record total waste collection and recycling rates. In the statistical period 2012-2013 (published November 2013) Wiltshire Council collected 243,999 tonnes of municipal waste, a decrease from the previous year's collection figures of 246,655 tonnes. Of that, 214,947 tonnes were household waste (down from 260,605 tonnes in 2011/12).
- 4.139 46% of household waste was sent for re-use, recycling or composting, an increase of 3% from the previous year's figures of 43%. 33% of municipal waste was sent to landfill in 2012/13, a decrease from the previous year's figures of 37%. Wiltshire generated 447 kilos of household waste per person on average in the year 2011/12, a decrease from the previous year's figures of 465 kilos of household waste per person.
- 4.140 The trend of landfilling municipal waste in Wiltshire has dropped from a high point of 79% in 2003/4 to 60% in 2006/7, 47% in 2009/10 and 38% in 2010/11. Recycling rates have increased from 21% in 2003/4 to 40.5% in 2008/9. The former Kennet District (which includes the Neighbourhood Plan Area) had the highest recycling rate in 2011/12 of 46.5%. This compares with the South West region's recycling rate of 45.8% and the England rate of 41.8% (dry recycling and composting as a % of household waste)<sup>38</sup>. However within the Plan Area there are no recycling sites available to the public. The nearest are located 8 miles away in Devizes.
- 4.141 **Mineral Resources** - The Neighbourhood Plan area does not contain any Mineral Resource Zones (as defined in the adopted Minerals Core Strategy June 2009) although the nearest area is the South and West of Calne Mineral Resources Zone which is also a Mineral Safeguarding Area. This is located just to the north of the Neighbourhood Plan Area and to the west of Devizes.

## 4.8B Land and Soil Resources - Future Baseline

- 4.142 Unplanned growth on the edge of the settlements of West Lavington and Littleton Panell may lead to loss of best and most versatile agricultural land and other land benefitting from good quality soils.
- 4.143 In the absence of the Neighbourhood Plan, incentives to improve recycling rates are likely to reduce the need for minerals and other raw materials and to increase recycling rates whilst at the same time reducing the amount of waste that is sent to landfill.

<sup>37</sup> Statistical Data Set ENV18: Local Authority Collected Annual Results Tables [online] available at: <https://www.gov.uk/government/statistical-data-sets/env18-local-authority-collected-waste-annual-results-tables> (accessed on 25th January 2014)

<sup>38</sup> Wiltshire Intelligence Network [online] available at: <http://www.intelligencenetwork.org.uk/environment/waste-and-pollution/> (accessed 25<sup>th</sup> January 2014)



## 4.9A Air Quality and Environmental Pollution - Existing Baseline

- 4.144 **Air Quality** - According to the Air Quality Strategy for Wiltshire<sup>39</sup>, air quality in Wiltshire is 'very good' (page 13). The report notes that this is unsurprising given the rural nature of much of the land within the authority's boundaries. Those areas that are of concern are localised and nitrogen dioxide monitoring in the Wiltshire area reports generally good results with many locations meeting standards. However, there are some areas where levels are below standard and Devizes to the north of the WLNP Area is one location in particular where failures have been recorded in the 2010-2011 year. Consequently an Air Quality Management Area (AQMA) was declared for the Devizes area. Details are set out in the Air Quality Strategy. The initial AQMA in the centre of Devizes was significantly extended in 2012 as result of further investigations. An air quality action plan is intended to be developed for the Devizes AQMA in due course.
- 4.145 **Light Pollution** - As previously noted in the Landscape Baseline section, light pollution is also a matter of some concern in parts of South West region<sup>40</sup>. In the Wiltshire area, Salisbury Plain is a location of particularly dark skies and the West Lavington Neighbourhood Plan Area, being located on the northern edge of Salisbury Plain, benefits from that to an extent, although skies are brighter in the northern part of the Neighbourhood Plan Area.
- 4.146 **Tranquillity** - Salisbury Plain is identified as one of the most tranquil areas in the South West region, and although the southern part of the Plan Area benefits from this tranquillity, the 'settled' parts of the Neighbourhood Plan Area are less tranquil according to the Campaign for the Protection of Rural England Tranquillity Map (2007)<sup>41</sup>. Of note however, there are live firing ranges within the southern parts of the Plan Area that impact upon general tranquillity, and incidences of low-flying aircraft which give rise to disturbance to amenity on occasion.
- 4.147 **Contamination** - There are no significant areas of known contamination in the Neighbourhood Plan Area. However areas of potential contamination due to former / current uses may include the scrap metal yard at the old railway station in Littleton Panell, and the former car sales site in High Street, West Lavington. Guidance on the management of contaminated land and other environmental pollutants are provided on the Wiltshire Council Environmental Health webpages.

<sup>39</sup> Wiltshire Council (2011) Air Quality Strategy for Wiltshire 2011-15 [online] available at: <http://www.wiltshire.gov.uk/communityandliving/publicprotection/pollutionandnoise/airandwaterpollution/airquality.htm> (accessed 24/01/14)

<sup>40</sup> CPRE Night Light in the South West (2000) [on-line] available at: <http://www.cpre.org.uk/resources/countryside/dark-skies> (accessed 24/01/14)

<sup>41</sup> CPRE (2007) Tranquillity Map [on-line] available at: [www.cpre.org.uk/resources/countryside/tranquil-places?start=20](http://www.cpre.org.uk/resources/countryside/tranquil-places?start=20) (accessed 24/01/14)

They deal with air quality, contaminated land, noise and amenity and obtrusive light<sup>42</sup>.

## 4.9B Air Quality and Environmental Pollution - Future Baseline

- 4.148 In the absence of the Neighbourhood Plan it is likely that additional development in the Devizes Community Area will lead to increased incidence of pollution as a result of the additional vehicle movements that any development is likely to generate. The growth planned in the Devizes community area is significant and it appears likely that it may increase as a result of the Core Strategy Inspector's interim comments to Wiltshire Council (core document 'Exam75' dated 2 December 2013<sup>43</sup>) about increasing the total quantum of housing to be delivered in the Core Strategy Area over the Plan period.
- 4.149 Additional development, unless accompanied by proportionate growth in public transport, cycleway and footway improvements, is likely to result in further erosion of air quality.
- 4.150 New development brings with it lighting, noise and other pollutants which may further erode the tranquillity of the Neighbourhood Plan Area unless carefully controlled, through the use of controls in development plans<sup>44</sup>. Salisbury Plain will continue to be used by the Army for live firing and other manoeuvres which will have a general effect on the tranquillity of the area. Redevelopment of previously developed land may lead to the risk of pollutants entering the environment. Therefore careful management of the decontamination of affected sites will be critical.

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<sup>42</sup> Wiltshire Council webpage [online] available at:  
<http://www.wiltshire.gov.uk/communityandliving/publicprotection/ehplanningconsultations.htm>  
(accessed 24/01/14)

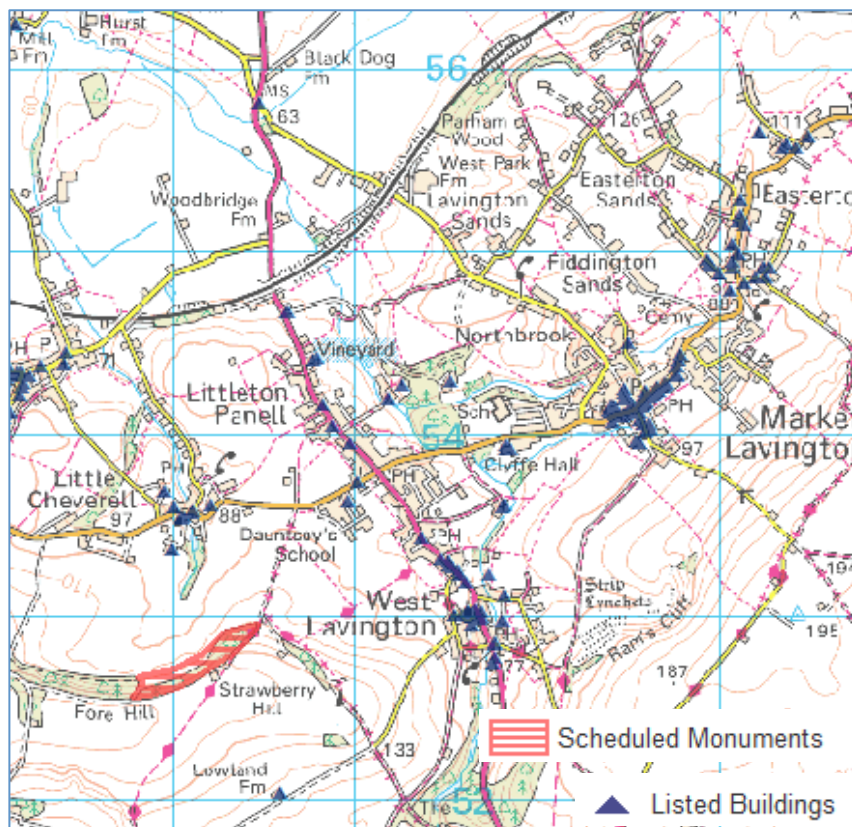
<sup>43</sup> Wiltshire Council Examination webpages [online] available at:  
<http://www.wiltshire.gov.uk/planninganddevelopment/planningpolicy/wiltshirecorestrategy/wiltshirecorestrategyexamination.htm> (accessed 24/01/14)

<sup>44</sup> See for example: Institute of Lighting Professionals (2011) Guidance Notes for the Reduction of Obtrusive Light GN01:2011 [online] available at:  
<http://www.wiltshire.gov.uk/communityandliving/publicprotection/ehplanningconsultations.htm>  
(accessed 26/01/14)

## 4.10A Historic Environment - Existing Baseline

**4.151 Heritage Assets** - There are approximately 50 Grade II Listed Buildings, one Grade II\* Listed Building (Dial House) and one Grade I Listed Building (the Church of All Saints) in the Neighbourhood Plan Area (see **Figures 6 and 7** below). In addition, there are a number of Scheduled Ancient Monuments (SAMs) within or immediately adjoining the Plan Area, as follows:

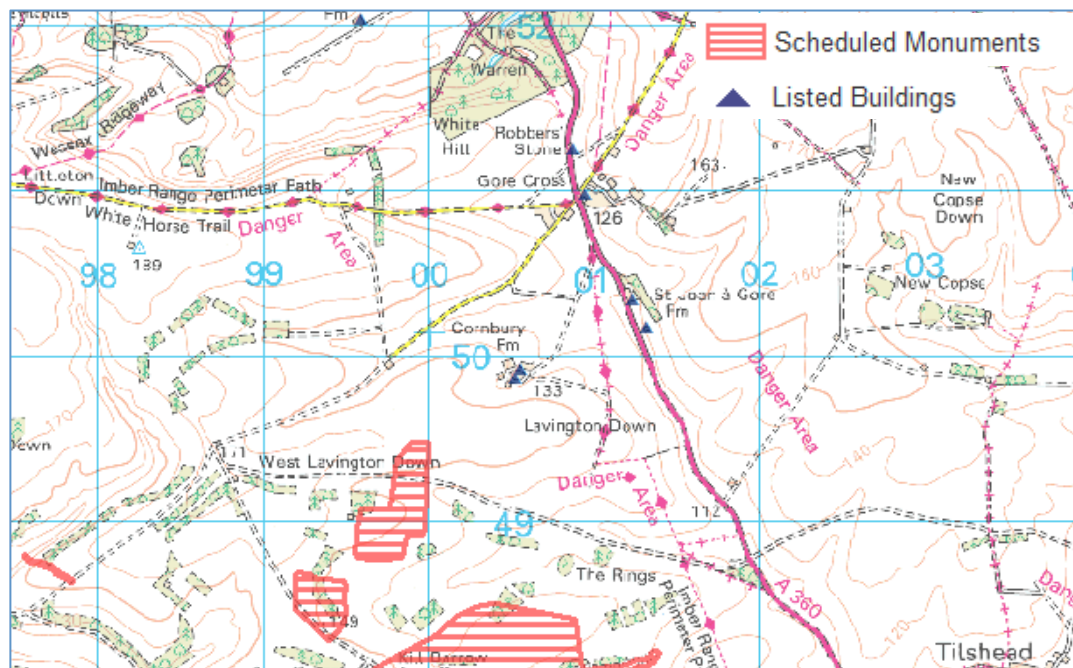
- Field system on West Lavington Down (SAM listing entry ID 1009976)
- Field system and settlement north of Chapperton Down (SAM listing entry ID 1010018)
- Boundary feature 700m south west of the Plantation, West Lavington Down (SAM list entry ID 1010096)
- Strip lynchets east of Three Corner Firs (SAM list entry ID 1017862)



**Figure 6: Heritage Assets in the Villages**<sup>45</sup>

<sup>45</sup> Mapping sourced from English Heritage, National Heritage List for England [online] available at: <http://list.english-heritage.org.uk/mapsearch.aspx> (accessed 24/01/14)





**Figure 7: Heritage Assets in the Southern Part of the Plan Area**<sup>46</sup>

- 4.152 **Archaeology** - Excavation reports<sup>47</sup> have confirmed that the most substantial evidence of medieval occupation has been recorded to the south west of Rutts Lane where a number of ditches, pits and post holes containing pottery dated to the 12<sup>th</sup> and 13<sup>th</sup> century has been identified. To the east of Stibb Hill a significant quantity of similar pottery was also identified.
- 4.153 West Lavington is believed to have contracted in the 14<sup>th</sup> century but expanded again subsequently. Evidence for the early occupation of the medieval parts of the village is still visible in aerial photographs (see **Figures 8 and 9**).

<sup>46</sup> Mapping sourced from English Heritage, National Heritage List for England [online] available at: <http://list.english-heritage.org.uk/mapsearch.aspx> (accessed 24/01/14)

<sup>47</sup> Context One Archaeological Services Excavation in West Lavington, reported in 'Excavation, Fieldwork and the PAS in Wiltshire' (2009), page 287



**Figure 8: Aerial photograph of Hooper's Field** (source: Wiltshire Police Air Support Unit/Quentin Goggs, 2003)



**Figure 9: Aerial photograph of the Greenfield** (source: Wiltshire Police Air Support Unit/Quentin Goggs, 2003)

**4.154 Conservation Area** - The central part of West Lavington and Littleton Panel is also the subject of a statutory Conservation Area designation. The Conservation Area was originally designated

in 1975 and minor boundary changes were brought into effect in 1989.

- 4.155 The Conservation Area Statement<sup>48</sup> records the origins of the two villages. It notes that the Domesday Book records two water mills at Littleton in 1086. In 1253 the King gave William Paynel seisin of Littleton until the early 14<sup>th</sup> century when it was conveyed to Lord Hastings of Abergavenney.
- 4.156 There are records of part of the village of West Lavington having been abandoned after a major fire in 1689.
- 4.157 The core part of the 17<sup>th</sup> century village grew up around springs at the foot of the hill in the area of Rutts Lane, Stibb Hill and Duck Street in the south east, and All Saints Road, Church Lane and White Street in the north west.
- 4.158 West Lavington became known as West Lavington in the early 1600s to distinguish it from East Lavington (now known as Market Lavington).
- 4.159 A number of green spaces are identified as contributing to the character of the Conservation Area in the Conservation Area statement:
- ▣ The meadow to the north of Little House, fronting onto the High Street
  - ▣ The grounds and avenue east of Dauntsey's School
  - ▣ The green at the junction of Sandfields and High Street
  - ▣ The garden of Wyneshore House
  - ▣ The grounds of West Lavington Manor House
  - ▣ The churchyard of All Saints Parish Church
  - ▣ The small green in front of Dial House at The Rutts Lane junction
- 4.160 The Conservation Area is characterised by a number of attractive Listed Buildings as well as more modern development.
- 4.161 The Conservation Area character in the High Street is linear, with more modern buildings infilling gaps and set behind the main frontage which is of earlier origins.
- 4.162 All Saints Parish Church dates back to at least the 12<sup>th</sup> century with later additions (13<sup>th</sup>, 14<sup>th</sup>

<sup>48</sup> Available at: [www.westlavington.info/resources/ConservationAreaStatement.pdf](http://www.westlavington.info/resources/ConservationAreaStatement.pdf) (accessed 24/01/14)



and 15<sup>th</sup> century). It was reworked in 1847 by T H Wyatt. It is constructed of greensand rubble and squared stone with limestone ashlar to the chancel. There are a number of listed monuments in the churchyard (all Grade II Listed), while the Church itself is Grade 1 Listed.

4.163 Typical building materials in the Conservation Area include chalk, flint, greensand stone and render / plaster / washes. Red brick is also used in a number of places.

4.164 Several areas of potential change are identified in the Conservation Area Statement and these are set out in further detail in the review of plans policies and proposals at Appendix B.

4.165 **Salisbury Plain Heritage** - Within the limits of Salisbury Plain an aerial survey report was undertaken in the mid-1990s and reported by English Heritage in 2000<sup>49</sup>. These aerial records were considered to be “unique in the country”. The report states:

*“The evidence for settlement [on Salisbury Plain] however has largely been restricted to the major hill forts such as Battlebury, Scratchbury or Casterley Camp and the Romano British villages like Chisenbury Warren, Knook or Charlton Down. Very little is known about simple enclosed settlements perhaps representing small farmsteads. The results of this project have changed this; of the 1,447 new sites, 198 were recorded as enclosures, the most common site interpretation after field boundary and ditch”.*

4.166 Significant remains of field systems were also identified, as well as a number of potential Neolithic sites. Bronze Age, Iron Age and Romano British remains / sites were also mapped as well as medieval archaeology. In addition to those identified above, a number of features of archaeological importance are known to exist within the southern part of the Neighbourhood Plan Area on Salisbury Plain.

4.167 **Heritage at Risk** - English Heritage produces a Heritage At Risk Register every year. The current register<sup>50</sup> dealing with the South West region does not identify any Listed Buildings, SAMs or other heritage assets considered to be at risk within the Plan Area.

## 4.10B Historic Environment - Future Baseline

4.168 In the absence of the Neighbourhood Plan, all development in the future has the potential to

<sup>49</sup> English Heritage: Salisbury Plain Training Area, a report for the National Mapping Programme by Simon Crutchley (2000) [online] available at: <http://www.english-heritage.org.uk/professional/research/landscapes-and-areas/national-mapping-programme/salisbury-plain-nmp/> (accessed 24/01/14)

<sup>50</sup> English Heritage, Heritage At Risk Register (2013) [online] available at: <http://www.english-heritage.org.uk/publications/har-2013-local-summaries/> (accessed 24/01/14)

harm the significance of the heritage assets in the Neighbourhood Plan Area. Sensitive development may not lead to harm to the significance of heritage assets, and will be determined in the context of current planning policies and in particular the National Planning Policy Framework (or its successor) and the policies in the development plan.

- 4.169 Further development will undoubtedly reveal additional archaeological remains as a result of on-site field investigations. This will add further to the knowledge base and contribute to a greater understanding of the heritage and history of the Neighbourhood Plan Area.

## 4.11A Population and Housing - Existing Baseline

- 4.170 **Population** - In 2001 the total population of the Parish of West Lavington was 1281 of which 1030 people lived in 442 households which occupied 473 dwellings. The remaining 251 people lived in communal establishments (about 90% being Dauntsey's School) (See **Table 9** below).
- 4.171 By 2011 the population had risen to 1502, but an even larger proportion, 351, lived in communal establishments. The household population had risen by 121 people to 1151, derived from an increase in households to 497 and dwellings up to 518.
- 4.172 There has been an increase in the numbers of those of retirement age (29 over the decade). This is more modest than might have been expected. By contrast, the overall growth of dwellings (45) and households (55) in the period has been greater than may have been anticipated from casual observation of development in the area.

Factor	2001	2011	Change +/-
Total Population	1281	1502	+221
Population in Communal Households	251	351	+100
Population in Households	1030	1151	+121
Total Population Aged Under 15	252	344	+92
Total Population Aged 16 to 64	797	897	+100
Total Population Aged 65+	232	261	+29
Total Dwellings	473	518	+45
Of Which Multiple or Mobile	29	43	+14
Total Households	442	497	+55
Tenure Owner-Occupied	292	304	+12
Tenure Social Rented	84	91	+7
Private Rented & Other Tenure	66	102	+32

**Table 9: General Population and Housing Data**<sup>51</sup>

- 4.173 **Density** - The density of persons per hectare is exceptionally low compared to Wiltshire and England generally. At 0.36 persons per hectare (the Neighbourhood Plan Area is approximately 2,395 hectares) this is less than half the average density in Wiltshire which is itself a low density local authority area<sup>52</sup>. Wiltshire has a density of 1.4 persons per hectare whereas the average for the South west is 2.2 persons per hectare, and the average for England is 4.1 persons per hectare.
- 4.174 **Ethnicity** - The ethnicity figures are broadly similar to those in the South West region with 88.7% of the population being classed as White British (in Wiltshire the figure is 93.4%, while in

<sup>51</sup> ONS Neighbourhood Statistics Dataset Ten Year Households 2011 (table QS405EW)

<sup>52</sup> ONS Neighbourhood Statistics Datasets Usual Resident Population (KS101EW)

England 79.8%)<sup>53</sup>. The other categories of any significance are 3.4% White Other and 4.7% Chinese. See 4.12A below for additional details.

4.175 **Cohabitation** - West Lavington Parish has a slightly higher percentage of persons living as a couple (either married or in a registered same sex civil partnership) than in the Region or England, at 55.4% (the figure for Wiltshire is 53.9%, and the figure for England is 45.9%)<sup>54</sup>.

4.176 **Dwelling Stock** - The majority of the dwelling stock is in single household accommodation of detached, semi-detached or terraced houses with only a small number of multiple dwellings (mainly for older people) or mobile homes. The predominant tenure is owner occupied with a significant number of social housing units, primarily from previous local authority property. Growth in the “other rented” sector over the period has been appreciable.

4.177 44.8% of people in West Lavington live in a detached house, significantly higher than the England average of 24.3% and somewhat higher than the Wiltshire average of 37.2%. There are correspondingly lower figures for terraced properties (14.5% as opposed to 21.7% in Wiltshire and 25.7% in England) and apartments (4.7% as opposed to 7.5% in Wiltshire and 15.9% in England)<sup>55</sup>.

4.178 This is typical of a rural location where space is at less of a premium.

4.179 **House Price Data** - Demand for property is generally high and prices have reflected this falling only to a limited degree during the recent recession. Many houses are sold quite quickly (though those affected by the main road tend to be on the market significantly longer) since the village is generally perceived as an attractive place to live with good access, shops, pubs, bus routes and a selection of schools with a good reputation.

4.180 House price data from retail websites (Rightmove<sup>56</sup> and Mouse Price<sup>57</sup>) indicate that West Lavington has an overall average sale value per dwelling of £203,268 based on the last 12 months data, slightly less than Market Lavington which has an average of £216,903.

4.181 In the past year house prices in West Lavington were 4% lower than the year before, and 24% lower than in 2008 when they averaged £265,882.

4.182 Data for a slightly larger area of the SN10 district postcode (which includes Devizes) suggests that average current values are slightly below national values for properties (one bedroom units

<sup>53</sup> ONS Neighbourhood Statistics Datasets Ethnic Group (KS201EW)

<sup>54</sup> ONS Neighbourhood Statistics Datasets Living Arrangements (KS104EW)

<sup>55</sup> ONS Neighbourhood Statistics Dataset Accommodation Type - People (QS401EW)

<sup>56</sup> Rightmove House Price data [online] available at: <http://www.rightmove.co.uk> (accessed 25/01/14)

<sup>57</sup> Mouseprice House Price data [online] available at: <http://www.mouseprice.com/area-guide/average-values/sn10> (accessed 25/01/14)

averaging £126,400 as opposed to a national average of £153,400)

- 4.183 Two bedroom properties are approximately £10,000 below the national average whereas three bedroom properties are approximately £14,000 above the national average (at £211,100, compared to £197,400). Four bedroom properties are approximately £30,000 below the national average at £322,100, whereas five plus bedroom properties are significantly below the national average, being £485,100 as compared to £608,100.
- 4.184 **Overcrowding** - Houses in the West Lavington Plan Area are generally not overcrowded. 99.1% of people usually resident in the Plan Area live in households where there is up to 1 person per room with only 0.6% being in households where there is more than 1 person per room (numbers do not sum to 100% due to rounding). In Wiltshire 2.1% of people live in households where there is more than 1 person per room, whereas in England the total is 4.7% of all people living in households with more than 1 person per room<sup>58</sup>.
- 4.185 **Affordable Housing Proportion** - Although there are no figures for the affordable housing built in West Lavington as a proportion of all houses built, the figures in the Wiltshire Core Strategy Consultation January 2012 Topic Paper No.2 on Housing indicate that between 2003/4 and 2008/9 Wiltshire's delivery of affordable housing averaged 24% of all new dwellings, whilst within that period the East Wiltshire area (which includes the former Kennet District and the Neighbourhood Plan Area) delivered approximately 30% (paragraph 6.7.5 Topic Paper No.2).
- 4.186 **Council and Private Rents** - Average weekly council rents in Wiltshire for the last year when full data was available (2010/11) indicates that council tenants were paying £73.40 per week in Wiltshire (compared to £62.96 in the South West and £67.83 in England).
- 4.187 Average private rents for the last recorded quarter 2013 Q1 indicate that in Wiltshire they total £705 per month mean rent across all properties in Wiltshire (compared to £667 a month in the South West and £724 a month in England).
- 4.188 **Affordability** - The affordability ratio for the last full year (2011) i.e. the ratio of the multiple of the average income in the area to the average house price in the area, is recorded as being 8.12 in Wiltshire, 7.6 in the South West and 6.69 in England<sup>59</sup> indicating that houses prices are less affordable in Wiltshire than the average in the region as a whole.
- 4.189 **Recent Developments** - Most recent development has been small scale, on infill plots or of replacement dwellings. One significant site involving the development of a farmyard area has

<sup>58</sup> ONS Neighbourhood Area Statistics Dataset Persons Per Room (Table QS410EW)

<sup>59</sup> Average House Price to income ratios, weekly council rents and mean private rents obtained from Shelter Housing Databank website using DCLG statistics [online] available at: [http://england.shelter.org.uk/professional\\_resources/housing-databank](http://england.shelter.org.uk/professional_resources/housing-databank) (accessed 25/01/14)



yielded eleven houses but this is exceptional in recent years. Recent development has been at the higher end of the market and there is perceived to be a shortage of new houses for young families or for the elderly to downsize and remain in the village.

#### 4.11B Population and Housing - Future Baseline

- 4.190 In the absence of the Neighbourhood Plan the population is expected to continue to increase with additional house building in the area. Whilst it is not possible to say by how much, the total change in population between 2001 and 2011 was approximately +17%. That may not be representative of the next ten years; however a steady increase in population is likely to occur through small scale developments within the Neighbourhood Plan Area.
- 4.191 The emerging Wiltshire Core Strategy anticipates delivering 10,000 new affordable homes in the life of the plan period 2011 – 2026 and within the remainder of the Devizes Community Area, of a total of 420 houses to be built over that period, up to 168 additional affordable housing units might be completed outside Devizes within the Devizes Community Area based on the 40% net requirement for affordable housing on sites of 5 or more dwellings as set out in Core Policy 43 at the emerging Core Strategy.
- 4.192 The residual requirement (taking account of sites with planning permission or built out since the start of the plan period) is in the order of approximately 205 dwellings for the remainder of the Devizes Community Area. This is subject to confirmation of the overall housing figures for Wiltshire and the Devizes Community Area, following the publication of the examination Inspector's conclusions on the soundness of the Core Strategy later in 2014.
- 4.193 There may be limited additional housing demand in West Lavington and Littleton Panell as a result of the Army Basing Programme of relocation of troops to the Salisbury Plain area. However this additional need is being met largely within the existing bases at the eastern end of Salisbury Plain, outside the Parish of West Lavington.

## 4.12A Inclusive Communities - Existing Baseline

4.194 **Deprivation Indices** - Deprivation indices are produced by the Government (through the Department of Communities and Local Government) in order to target resources appropriately. They are referred to as “the English Indices of Deprivation 2010”. These indices update earlier indices produced in 2004 and subsequently in 2007. They comprise weighted topics including:

- ▣ Income deprivation
- ▣ Employment deprivation
- ▣ Health deprivation and disability
- ▣ Education, skills and training deprivation
- ▣ Barriers to housing and services
- ▣ Crime
- ▣ Living environment deprivation

4.195 Between 2007 and 2010 the only slight improvements in deprivation in Wiltshire as a whole were in two sub-topics (income deprivation affecting children and income deprivation affecting older people). In all other respects and against the indices identified above, deprivation increased over the 3 year period.

4.196 The Neighbourhood Area statistics produced by the Office for National Statistics assess households by deprivation ‘dimensions’. Whilst these are not the full multiple deprivation indices, they are nevertheless useful as general indicators. Table QS119EW (from the 2011 census) records four dimensions of deprivation:

- ▣ Employment
- ▣ Education
- ▣ Health and disability
- ▣ Housing

4.197 The data for the West Lavington Plan Area indicates that those households deprived in three or more dimensions amount to 2.6% as opposed to 3.2% in Wiltshire and 5.7% in England as a whole.

4.198 Households not in any dimension of deprivation stand at 53.5% in West Lavington, 49.8% in Wiltshire and 42.5% in England.

4.199 The equivalent data for the Lavingtons ward from the 2001 Census<sup>60</sup> contained in Table UV67 records the number of households deprived in three or more dimensions as amounting to 3.4% as opposed to 5.2% in Wiltshire and 9.8% in England. This shows an improvement in tackling deprivation at all levels between 2001 and 2011.

4.200 Households not in any dimension of deprivation in 2001 stood at 39.8% in the Lavingtons ward, 36.6% in Wiltshire and 30.9% in England.

4.201 The Church Urban Fund also produced deprivation indices<sup>61</sup>. These draw reference from a wider series of datasets at Output Area, Lower Super Output Area and Ward level from 2010 - 2012 and other data from the 1999-2003 period. For the Parish of Bishops (West) Lavington All Saints in the Salisbury Diocese the indices record the following:

- ▣ 8% of children are in poverty in this Church Parish
- ▣ 7% of pensions are on low income in this Church Parish
- ▣ 4% of households are in working age poverty in this Church Parish
- ▣ Life expectancy for boys at birth is 73 years and for girls at 77 years
- ▣ 19% of working age adults in the Church Parish have no qualifications (but see also S.4.6A above)
- ▣ 18% of households in the Church Parish live in social housing
- ▣ Lone parents families represent 22% of all families with children in the Church Parish
- ▣ 11% of the population of the Church Parish are not White British (but see also 4.11A above)
- ▣ 17% of the population of the Church Parish are aged 65 and over

4.202 **Place Survey Findings** - The Neighbourhood Plan Area benefits from a strong sense of community. According to the Place Survey 'What Matters to You Survey 2011' carried out by

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<sup>60</sup> ONS Neighbourhood Statistics Dataset Households by Selected Household Characteristics (Table UV67)

<sup>61</sup> Church Urban Fund, Deprivation Data [online] available at: <http://www.cuf.org.uk/parish/340528> (accessed 27/03/14)

Wiltshire Council in December 2011<sup>62</sup>, 90% were satisfied with the local area as a place to live; 79% felt strongly they belonged to the area; and 83% said that people from different backgrounds get on well together in the local area.

4.203 25.1% of adults over the age of 16 living in West Lavington participated in sport 3 or more times a week compared with the national average of 21.7%.

4.204 However, in Wiltshire, the percentage of respondents who volunteer regularly, is only 28%, down from 32% recorded in the 'Household' survey in 2009. On the other hand, the percentage of those agreeing in 2012 that they can influence decisions that affect their local area is 41%, which represents an improvement from the 2009 figure of 34%.

4.205 **Safety of Local Community** - As a place to live, Wiltshire is one of the safest areas in the country.

4.206 In the 'What Matters to You' survey, the percentage of people who feel safe has increased. During the day 98% of respondents feel safe, a 3% rise from 2009. After dark, 82% of respondents feel safe, a marked increase from 67% in 2009. In the County, there has been extensive work to reduce violence. In the period 2010-11 there has been a 22% reduction.

4.207 Anti-social behaviour has continued to fall in the last year with the period April to August 2012 seeing a reduction of 22% compared to the same period in 2011. However, 19% of respondents to the survey felt more action was needed to reduce such behaviour, while 14% felt that people being drunk or rowdy in public places was a serious issue and 12% felt intimidated by groups hanging around streets. 12% felt that people using or dealing in drugs was a big or fairly big problem<sup>63</sup>.

4.208 In the Plan Area, incidents of crime are low (approximately 10 incidents every one / two months) and relatively minor in nature. They have included sporadic spates of burglaries from sheds and cars and from the shop, anti-social behaviour, traffic speeding registered by the Community Speedwatch team etc. These incidents are reported by the police to the Parish Council which raises awareness of trends through the Parish magazine.

4.209 **Community Issues** - The Parish Neighbourhood Plan survey of community organisations conducted in 2012 identified a number of issues for the community:

- the inadequacy of the Village Hall for holding meetings and functions, in terms of its catering, heating, lighting and acoustic facilities together with a need for general

<sup>62</sup> Wiltshire Council, What Matters to You Survey 2011 (April 2012) [online] available at: <http://www.intelligencenetwork.org.uk/consultation/> (accessed 26/01/14)

<sup>63</sup> Wiltshire Council, What Matters to You Survey 2011 (April 2012) [online] available at: <http://www.intelligencenetwork.org.uk/consultation/> (accessed 27/03/14)

refurbishment

- ▣ change in/loss of good/adequate bus services
- ▣ declining membership
- ▣ lack of new (and younger) volunteers to help run local organisations and
- ▣ a call generally for younger residents of the community (including families) to come forward, give their support and/or join in community life.

4.210 The Parish survey of residents in 2013 with regard to the Village Hall facilities showed strong and widespread support for major improvements to the hall while providing a clearly defined aspiration to see a modern attractive centre with a range of facilities that could be used for a wide range of community activities.

4.211 More generally the local community benefits from approximately 16 local organisations, catering for most age groups, a sports field, two playgrounds, a youth club in its own building, retail facilities, and two pubs.

4.212 These will be important considerations in the development of the Neighbourhood Plan for West Lavington and Littleton Panell.

## 4.12B Inclusive Communities - Future Baseline

4.213 At present the Parish is not especially deprived having regard to the data for Wiltshire and England as a whole. Community cohesion is critical however and in the absence of a Neighbourhood Plan, ad-hoc development which proceeds in a relatively unplanned way is likely to be more harmful to the community as there will be a risk that a reactive rather than proactive approach to managing future development will lead to less benefit to the community and potentially more problems with cohesion, traffic congestion, demand on resources and facilities etc.

4.214 It is possible that with the climb out recession from 2014 onwards some of the multiple deprivation indices will improve by the time of the next survey, irrespective of whether the Neighbourhood Plan proceeds or not, simply as a result of the expansion of the local economy, job creation and income inflation. Whether it manages to keep pace with general inflation, including mortgage interest rate increases, remains to be seen.

## 4.13A Transport - Existing Baseline

4.215 **Roads and Traffic** - The village is crossed by two significant routes, the A360 running north-south and the B3098 running east-west. These two routes cross at West Lavington Crossroads. Counts of vehicles taken in 2011, there being no significant change detected in counts since, are set out in **Table 10** below:

Route/Time	8-9 am peak hour	5-6 pm	7am-8pm off peak
<b>A360 Northbound</b>	138 vehicles	275	> 100
<b>A360 Southbound</b>	210 (peak 7-8 am)	123	> 70
<b>B3098 Westbound</b>	117	100	> 40
<b>B3098 Eastbound</b>	85	123	> 40

**Table 10: Traffic Counts West Lavington**

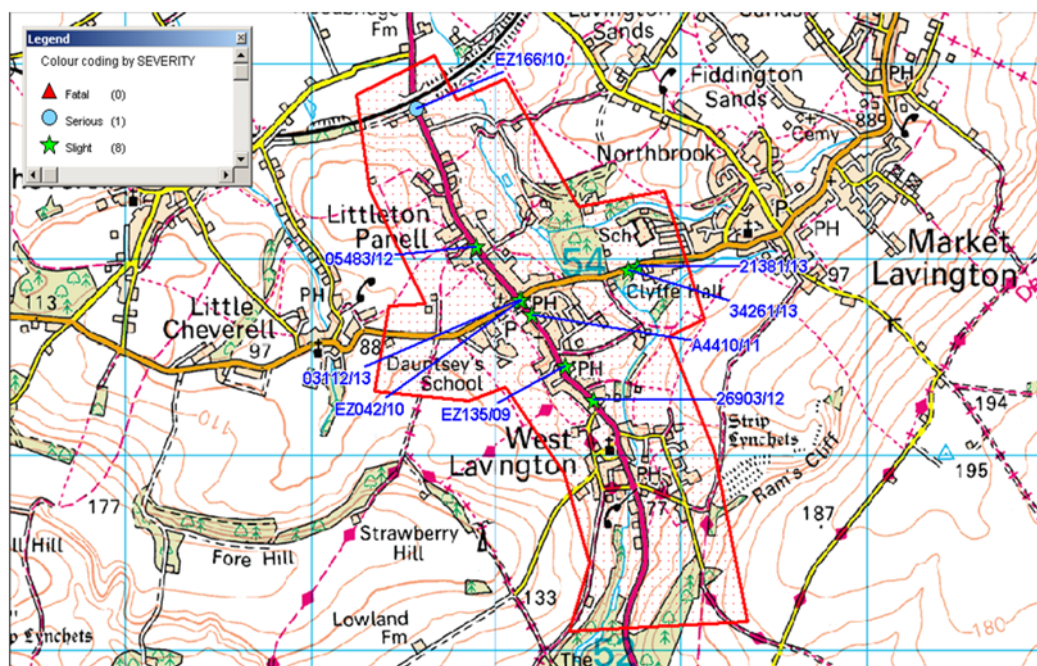
4.216 Approximately 6% of the vehicles on the A360 and 4.5% on the B3098 were HGVs. These figures are lower than for the majority of other A and B roads monitored by Wiltshire Council.

4.217 Other issues identified in local surveys to inform the Neighbourhood Plan have highlighted issues with West Lavington Crossroads, high vehicles, Church Street, speeding through the villages and parking.

4.218 Long distance traffic on the B3098 is less significant but evidently occurs to some degree. Congestion occurs on both the A360 and the B3098 at peak hours at the cross roads and on the A360 at the narrow section past the Church. HGVs are particularly problematic at this point and on the B3098 in both directions. High vehicles that cannot pass under the low railway bridge are also a problem.

4.219 **Parking** - There is mixed opinion in local discussions as to whether on-street parking on the A360 is an effective traffic calming measure or an impediment to traffic flow. The availability of on-street parking at the Costcutters shop is an important contributor to the viability of that business. At some points on the High Street in Littleton Panell, residents have no other option but to park on the main road. Parking in Sandfield can be problematic when children are being delivered to or collected from the Primary School and the Pre-School.

4.220 **Accident Data** - There have been eight accidents causing injury within the parish boundaries in the last 5 years (see **Figure 10** below). Of those only one injury was serious. The accident concerned was under the railway bridge, since fitted with traffic lights.



**Figure 10: Accident locations 2008-13** (source: Wiltshire Police, July 2013)

4.221 **Speeding** - Community Speedwatch data from 2012 shows only 1.04% of drivers travelling in the high 30smph and only 0.33% of drivers exceeding 40mph.

4.222 A metro count survey was carried out in Littleton Panell by Wiltshire Council between 22 and 30 January 2014 when a total of 26,980 vehicles were checked (just under 3,400 per day). The 85th percentile was 34.9 mph.

4.223 **Travel to Work Data** - The 2011 census data reveals the method of travel to work. West Lavington Neighbourhood Plan Area has a lower than average percentage for those driving in a car or van at 38.6% as opposed to 45.6% for Wiltshire and 41.4% for the South West region. Only the England average of 36.9% is lower. This may be explained by the large number of persons living in communal establishments who are not in employment.

4.224 **Vehicle Availability** - The statistics for car and van availability<sup>64</sup> reveals that West Lavington Neighbourhood Plan Area has a consistently higher proportion of households with a larger number of cars or vans than elsewhere in the region or in England generally. The percentage of households owning 3 or more cars is significantly higher in the Plan Area than elsewhere, average 15.5% of all households, whereas the Wiltshire figure is 11% and the England figure is 7.4%.

4.225 This suggests either a higher degree of disposable income generally, or limited accessibility to

<sup>64</sup> ONS Neighbourhood Area Statistics car or van availability (Table QA416EW)



services and facilities by public transport thus requiring a higher level of car or van ownership.

4.226 **Rights of Way** - The Parish of West Lavington is well served with footpaths, bridleways and byways. They criss-cross through the settlements and connect the settlements with the surrounding countryside and the adjoining villages of Little Cheverell and Market Lavington.

4.227 The footpaths and bridleways also provide access towards to the southern part of the Parish up onto Salisbury Plain.

4.228 **Public Transport Connections** - There are varied public transport connections serving Littleton Panell and West Lavington with bus stops on the West Lavington crossroads at the junction of the B3098 and A360 as well as bus stops further south on the A360 opposite the Bridge Inn and opposite Hooks Court. Various buses alight at those stops including the 55 Devizes to Warminster, the X72 Fairsaver between Easterton, Devizes, Melksham and Bath, and the 87 between Trowbridge, Westbury and Devizes.

4.229 The nearest train stations are located at Pewsey, Chippenham, Westbury and Trowbridge. These provide onward connections to the wider South West railway network.

## 4.13B Transport - Future Baseline

4.230 The Wiltshire Local Transport Plan 2011-2026 ('LTP3')<sup>65</sup> identifies a series of goals as follows:

- Support economic growth
- Reduce carbon emissions
- Contribute to better safety, security and health
- Promote equality of opportunity
- Improve quality of life and promote healthy natural environment

4.231 Within these goals there are lower order strategic transport objectives including providing a choice of sustainable transport modes, reducing the effects of traffic on peoples quality of life, minimising travel delays, enhancing Wiltshire public realm and street scene, improving safety for road users, reducing the impact of traffic speeds in towns and villages, and reducing the level of air pollutant and climate change emissions from transport to name but a few.

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<sup>65</sup> Wiltshire Council - Wiltshire Local Transport Plan 2011-2026 (2011) [online] available at: <http://www.wiltshire.gov.uk/council/howthecouncilworks/plansstrategiespolicies/transportpoliciesandstrategies/localtransportplan3.htm> (accessed 26/01/14)



4.232 Overarching all of these is the need to support planned growth in Wiltshire to ensure that all new developments adequately provide for their sustainable transport requirements and mitigate their impacts. Without the Neighbourhood Plan in place these ambitious objectives and goals will no doubt deliver some improvements to the Wiltshire Unitary Authority area as well as the Devizes Community Area. It is unclear to what degree this will have a direct impact on West Lavington however.

4.233 Future growth that does not provide the commensurate level of sustainable transport infrastructure (including both facilities and support of public transport services) will lead to a greater degree of imbalance and potentially adverse effects on highway safety, congestion, air pollution and connectivity, leading to greater isolation for the more rural communities in Wiltshire.

## 5 IDENTIFYING KEY SUSTAINABILITY ISSUES / ENVIRONMENTAL PROBLEMS (TASK A3)

- 5.1 The Plan Policy and Proposal Review at Task A1, together with the review of baseline information at Task A2, have flagged up a number of issues/environmental problems which the Neighbourhood Plan may be able to mitigate or completely address.
- 5.2 **Table 11** below sets out the issues that arise from the baseline and policy/plan/proposal review together with details of the source of the issues/problems identified.

**Table 11: Key Issues and Environmental Problems in the Neighbourhood Plan Area**

Sustainability 'Theme'	Issue / Problem	Source
<b>1. Biodiversity</b>	Both SSSIs have a significant proportion of land which is classed as 'unfavourable recovering', in particular the Salisbury Plain SSSI.	Natural England SSSI citations
	BAP Habitats will require on-going management and enhancement.	Wiltshire Biodiversity Action Plan 2008
	The impact of the planned relocation of the military to the areas around Salisbury Plain and the attendant impacts (recreational and operational) on the protected habitats within the Plan Area and particularly on Salisbury Plain as a result.	Army Basing Programme documents.
<b>2. Water resources and flood risk</b>	Flood risk in parts of the Neighbourhood Plan Area. Additional development may exacerbate this. Further investigation of storm and foul water systems required to address run-off from surrounding hills and Salisbury Plain.	Environment Agency flood mapping; Wessex Water and Wiltshire Highways data
	Development may impact adversely on groundwater and river quality.	Environment Agency data.
<b>3. Climatic factors</b>	CO <sub>2</sub> emissions are higher per capita in the Plan Area than in the SW Region or England.	Department of Energy and Climate Change data

Sustainability 'Theme'	Issue / Problem	Source
	Changes to precipitation rates and rising mean temperatures.	South West Observatory records
	Additional development and transportation associated with that development may lead to higher emissions of greenhouse gasses	Department of Energy and Climate Change data
	In the absence of mains gas it is likely that alternative solutions for domestic and non-domestic heating fuel will continue to be adopted, primarily focussing on oil, LPG and electricity, but with greater use of renewable sources where they are feasible.	Community supplied.
<b>4. Landscape</b>	The character of the significant areas of open grassland on Salisbury Plain in the southern part of the Plan Area would be likely to be adversely affected by additional development in that locality.	Various landscape studies.
	Loss of tranquillity and additional light and noise pollution all have the potential to impact on the character of the Plan Area as a result of poorly planned development.	CPRE mapping; Various landscape studies.
	The characteristics of the different landscape character areas (mosaics of woodland, rural agricultural quality, pasture, valley settlements, riverine habitats, hedgerows etc) will be adversely affected by insensitively designed / located development.	Landscape studies; planning register; development plan policies.
	The impact of the planned relocation of the military to the areas around Salisbury Plain and the attendant impacts (operational) on the landscape areas and tranquillity within the Plan Area.	Army Basing Programme documents.
<b>5. Healthy communities</b>	Increasing fitness and tackling obesity in the general population, and children in particular, is critical. This may manifest itself in providing additional facilities / recreation resources.	Devizes Community Area Joint Strategic Needs Assessment; Wiltshire Council Health Related Behaviour surveys
	Life expectancy is on the increase and the Plan Area will continue to have a higher life expectancy than in the SW Region or England. This will place additional pressure on community and health resources.	Wiltshire Joint Strategic Assessment for Health & Wellbeing and ONS Neighbourhood Statistics

Sustainability 'Theme'	Issue / Problem	Source
<b>6. Education and skills</b>	The lower than normal proportion of economically active people could become an issue if it leads to a greater demand on local resources.	ONS 2011 Census Local Authority data and Neighbourhood Area Statistics
	The number of NEETs is increasing. This will need to be tackled locally and at Local Authority level.	Devizes Community Area Joint Strategic Assessment
	Opportunities should be pursued which seek to improve levels of educational attainment for those resident in the Plan Area.	ONS 2011 Census and Neighbourhood Area Statistics
<b>7. Economy and enterprise</b>	The local economy in the Plan Area is dependent on a small number of employers. The expansion of the local employment base should be facilitated through the Neighbourhood Plan.	Local Neighbourhood Surveys
	Commercial rents are towards the upper end of the range in the Council area.	Wiltshire Workspace and Employment Land Review
	Employment sectors are relatively diverse but with concentrations in education, retail and public administration. Further diversification would be a benefit.	ONS Neighbourhood statistics
	Poor broadband speeds will undermine the ability of businesses to locate in the Plan Area.	Local research
<b>8. Land and soil resources</b>	Additional development on the best and most versatile agricultural land will lead to a loss of this valuable resource.	Natural England Land Classification Map SW Region
	Low levels of reuse of previously developed land are experienced in the Plan Area. Opportunities should be sought to redress this.	SW Observatory Local Profiles Wiltshire 2012
	Opportunities to continue to increase the rates of recycling and reduce the amount of waste being sent to landfill should be exploited.	UK Government - Local Authority Collected Waste Statistical Dataset

Sustainability 'Theme'	Issue / Problem	Source
<b>9. Air quality and environmental pollution</b>	Additional development may lead to negative impacts on air quality if not managed sustainably.	Air Quality Strategy for Wiltshire 2011-15; LTP3 (2011-26)
	Loss of tranquillity and additional light and noise pollution, as a result of additional development, all have the potential to impact on the amenity of the Plan Area. Impact of existing noise on new development.	CPRE mapping; Guidance Notes for the Reduction of Obtrusive Light GN01:2011 (Institute of Lighting Professionals)
	Contaminated land could, if not managed properly, lead to secondary impacts on soil and water quality in the Plan Area.	Wiltshire Council Environmental Health data; Environment Agency data.
<b>10. Historic environment</b>	Insensitive development has led to harm to the significance of heritage assets (in particular the character of the conservation area and the setting of listed buildings) in the Plan Area.	Conservation Area Statement for West Lavington and Littleton Panell
	The extent of medieval settlement remains in the Plan Area is largely unknown. Additional development should take opportunities to fully explore that aspect of local heritage before development proceeds.	Local research; English Heritage resources.
	The number, variety, extent and importance of heritage assets on Salisbury Plain is potentially significant. This part of the Plan Area is unlikely to be suitable for further development.	English Heritage Salisbury Plain Training Area Report.
	Limited opportunities exist for the public to interpret / explore the heritage of the Plan Area.	Local research; English Heritage resources
<b>11. Population and housing</b>	Population has grown at a relatively slow rate in recent years. More rapid growth in future, over a short period of time, could lead to pressure on local services and facilities (eg schools, medical facilities etc)	ONS Neighbourhood Statistics
	The Plan Area is affected by unique factors such as Dauntsey's and the care homes (accounting for over 20% total population). This skews the figures on housing demand and supply.	ONS Neighbourhood Statistics

Sustainability 'Theme'	Issue / Problem	Source
	There is a perceived shortage of new houses for young families or for the elderly.	Local surveys
	The proportion of detached houses is significantly higher than in the rest of the SW Region or England, and the proportion of small units significantly lower.	ONS Neighbourhood Statistics Dataset Accommodation Type - People (QS401EW)
	Affordability in the Plan Area is poor compared to the SW Region and England generally.	Shelter Housing Databank website(using DCLG statistics)
<b>12. Inclusive communities</b>	Deprivation has increased in Wiltshire between 2007 and 2010 but this is not necessarily reflected at the Parish level. There are nevertheless households in deprivation in the Parish, and moving those households out of deprivation is critical.	English Indices of Deprivation 2010
	Regular volunteering in Wiltshire has fallen since 2009.	Wiltshire 'What Matters to You' Survey 2011
	Some local services and community facilities including the Village Hall could be improved.	Local surveys
<b>13. Transport</b>	Additional development may lead to localised impacts in terms of further congestion / out-commuting, reduction in air quality, speeding and parking problems in the villages.	LTP3 (2011-26); local research
	Speeding occurs in the village.	Community Speedwatch and Metro count surveys
	Local bus services are not as good as they could be. The lack of a stop on the railway line contributes to higher usage of private motor vehicles.	Local surveys

## 6 DEVELOPING SA/SEA OBJECTIVES (TASK A4)

- 6.1 The previous tasks A1 to A3 have identified information which can be used to develop a sustainability framework, referred to as Sustainability Appraisal Objectives.
- 6.2 SA Objectives play a key role in focussing in on the key sustainability issues arising from the scoping process. They will be used in the later stages of the SA process to assess the environmental and wider effects of the WLNP and to compare the effects of alternative options as the Plan progresses.
- 6.3 These objectives are to be distinguished from other objectives which may form part of the Neighbourhood Plan (which will establish the purposes of the Plan), or which may arise as a requirement of policy, legislation etc.
- 6.4 The approach adopted by the Wiltshire Core Strategy Sustainability Appraisal is relevant to this Scoping Report and has therefore been adapted and is set out in **Table 12** overleaf.
- 6.5 The table sets out questions which are intended to assist in determining whether the alternative / policy / option will help achieve the objective.

**Table 12: Sustainability Appraisal Objectives**

Sustainability Theme	Sustainability Objective	Decision Aiding Questions
		<b>Will the policy / alternative....</b>
<b>1. Biodiversity</b>	Protect and enhance all biodiversity and geological features and avoid irreversible losses.	<ol style="list-style-type: none"> <li>1. Protect and enhance priority habitats and species?</li> <li>2. Protect and enhance international, national and locally designated biodiversity sites?</li> <li>3. Avoid habitat fragmentation?</li> <li>4. Ensure all new developments protect and enhance local biodiversity?</li> <li>5. Contribute to the achievement of objectives and targets within local BAPs?</li> <li>6. Maintain the existing extent of ancient woodland sites?</li> <li>7. Minimise operational / recreational pressures on the protected assets</li> </ol>
<b>2. Water resources and flood risk</b>	Use and manage water resources in a sustainable manner.	<ol style="list-style-type: none"> <li>1. Take into account predicted future impacts of climate change, including water scarcity issues?</li> <li>2. Encourage sustainable and efficient management of water resources?</li> <li>3. Ensure that essential water infrastructure is co-ordinated with all new development?</li> <li>5. Seek the installation of water saving measures such as rainwater harvesting and water metering?</li> <li>6. Consider the need for adequate provision of surface water and foul drainage?</li> <li>7. Promote provision of pollution prevention measures?</li> <li>8. Protect, and where possible, improve surface, ground and drinking water quality?</li> </ol>
	Protect people and property from the risk of flooding.	<ol style="list-style-type: none"> <li>1. Minimise the risk of flooding to people and property (new and existing development)?</li> <li>2. Take into account the predicted future impacts of climate change in the location and design of development, ensuring that development can adapt to any future flood risk scenarios?</li> <li>3. Protect and enhance the natural function of floodplains?</li> <li>4. Ensure the use of Sustainable Drainage Systems (SUDS) in appropriate circumstances?</li> </ol>
<b>3. Climatic factors</b>	Minimise our impacts on climate change and reduce our vulnerability to future climate change effects.	<ol style="list-style-type: none"> <li>1. Minimise emissions of greenhouse gases and ozone depleting substances?</li> <li>2. Minimise the likely impacts of future development on climate change through appropriate adaptation?</li> <li>3. Promote energy efficiency in buildings and new development?</li> <li>4. Minimise contributions to climate change through sustainable building practices?</li> <li>5. Contribute to reducing emissions associated with the transport sector?</li> </ol>
<b>4. Landscape</b>	Conserve and enhance the character and quality of West Lavington NP's rural and urban landscapes.	<ol style="list-style-type: none"> <li>1. Protect and enhance the landscape character and scenic quality of the countryside within and adjoining the Plan Area?</li> <li>2. Conserve and enhance areas with landscape designations and take account of their management objectives?</li> </ol>



Sustainability Theme	Sustainability Objective	Decision Aiding Questions
		<b>Will the policy / alternative....</b>
	maintaining and strengthening local distinctiveness and sense of place.	<ol style="list-style-type: none"> <li>3. Maintain and enhance the character and distinctiveness of settlements?</li> <li>4. Deliver good quality design that reflects local character?</li> <li>5. Protect and enhance natural landscapes within the villages, including recreational open space and strategic green corridors?</li> <li>6. Protect rights of way, open space and common land?</li> <li>7. Avoid loss of tranquillity?</li> <li>8. Avoid development which results in additional noise and light pollution?</li> <li>9. Improve the quality and quantity of access to the wider countryside for recreation?</li> </ol>
<b>5. Healthy communities</b>	Provide a safe and healthy environment in which to live.	<ol style="list-style-type: none"> <li>1. Provide for high quality, accessible healthcare facilities?</li> <li>2. Promote design of buildings and spaces to reduce obesity?</li> <li>3. Encourage healthy lifestyles and reduce health inequalities?</li> <li>4. Promote regular participation in sports /exercise/leisure opportunities?</li> <li>5. Protect local rural communities and rural ways of life?</li> <li>6. Mitigate the effects of an ageing population on community and health resources?</li> </ol>
<b>6. Education and skills</b>	Raise educational attainment and provide opportunities for people to improve their workplace skills	<ol style="list-style-type: none"> <li>1. Support high quality educational facilities, including their expansion?</li> <li>2. Improve the skills and qualifications of those residing within the Plan Area?</li> <li>3. Support community enterprises and the voluntary sector?</li> <li>4. Support the creation of flexible jobs to meet the changing needs of the population?</li> <li>5. Ensure that the demand on local resources from those not economically active is addressed?</li> <li>6. Assist in tackling the increasing number of NEETs?</li> </ol>
<b>7. Economy and enterprise</b>	Encourage a vibrant and diversified local economy and provide for long-term sustainable economic growth.	<ol style="list-style-type: none"> <li>1. Support the rural economy and farm diversification?</li> <li>2. Recognise the importance of the social and natural environment to the local economy?</li> <li>3. Promote sustainable tourism and cultural opportunities?</li> <li>4. Support diversification of businesses throughout the Plan Area?</li> <li>5. Encourage the use of home-working where appropriate?</li> </ol>
	Ensure adequate provision of employment land and diverse employment opportunities to meet the needs of local businesses and a changing workforce.	<ol style="list-style-type: none"> <li>1. Provide good quality employment opportunities in the Plan Area?</li> <li>2. Assist businesses in finding appropriate land and premises to locate / expand?</li> <li>3. Protect and enhance the vitality and viability of existing employment areas?</li> <li>4. Provide a variety of employment land to meet all needs?</li> <li>5. Provide employment land in areas that are easily accessible by sustainable transport?</li> <li>6. Recognise the importance of energy efficient employment and mixed-use proposals?</li> </ol>

Sustainability Theme	Sustainability Objective	Decision Aiding Questions
		<b>Will the policy / alternative....</b>
<b>8. Land and soil resources</b>	Ensure efficient and effective use of land and the use of suitably located previously developed land and buildings.	<ol style="list-style-type: none"> <li>1. Protect the best and most versatile agricultural land?</li> <li>3. Protect and enhance soil quality?</li> <li>4. Maximise reuse of Previously Developed Land where possible/appropriate?</li> <li>5. Encourage remediation of contaminated land?</li> <li>6. Maximise efficient use of land within the village centres?</li> <li>7. Avoid the loss of natural floodplain?</li> </ol>
	Promote sustainable waste management solutions that encourage the reduction, re-use and recycling of waste.	<ol style="list-style-type: none"> <li>1. Reduce the amount of waste produced?</li> <li>2. Ensure the design and layout of new development supports sustainable waste management?</li> <li>3. Provide a framework in which communities take more responsibility for their own waste?</li> </ol>
<b>9. Air quality and environmental pollution</b>	Improve air quality and minimise all sources of environmental pollution	<ol style="list-style-type: none"> <li>1. Maintain and improve local air quality?</li> <li>2. Minimise and, where possible, improve on unacceptable levels of noise, light pollution, odour and vibration?</li> <li>3. Minimise all forms of contamination to soils?</li> <li>4. Mitigate the impacts on air quality from new development / road transport?</li> <li>5. Avoid loss of tranquillity?</li> </ol>
<b>10. Historic environment</b>	Protect, maintain and enhance the historic environment	<ol style="list-style-type: none"> <li>1. Conserve and enhance features and areas of historical and cultural value, including Listed Buildings, Conservation Areas and Scheduled Ancient Monuments?</li> <li>2. Ensure appropriate archaeological assessment is undertaken prior to new development occurring?</li> <li>3. Promote sensitive re-use of historical buildings and buildings of significant local interest, where appropriate?</li> <li>4. Improve and broaden access to, and understanding of, local heritage and historic sites?</li> <li>5. Maintain and enhance the character and distinctiveness of settlements through high quality and appropriate design?</li> <li>6. Promote heritage based sustainable tourism and regeneration?</li> </ol>
<b>11. Population and housing</b>	Provide everyone with the opportunity to live in good quality, affordable housing, and ensure an appropriate mix of dwelling sizes, types	<ol style="list-style-type: none"> <li>1. Provide an adequate supply of affordable housing in the Plan Area?</li> <li>2. Support the provision of a range of house types and sizes to meet the needs of all residents in the Plan Area?</li> <li>3. Ensure adequate provision of land to meet housing needs?</li> <li>4. Provide quality and flexible homes that meet people's needs?</li> </ol>

Sustainability Theme	Sustainability Objective	Decision Aiding Questions
		<b>Will the policy / alternative....</b>
	and tenures.	5. Ensure that best use is made of the existing housing stock? 6. Provide housing in sustainable locations that allow easy access to a range of local services and facilities?
<b>12. Inclusive communities</b>	Reduce poverty and deprivation and promote more inclusive and self-contained communities	1. Maximise opportunities for all members of society? 2. Maintain or enhance the quality of life of existing local residents? 3. Tackle the causes of poverty and deprivation? 4. Minimise fuel poverty?
	Improve equality of access to, and engagement in local, high-quality community services and facilities.	1. Improve the availability and accessibility of key local facilities? 2. Promote the development / improvement of a community facilities? 3. Encourage active involvement of local people in community activities, including volunteering?
<b>13. Transport</b>	Reduce the need to travel and promote more sustainable transport choices	1. Promote mixed-use developments that reduce the need to travel and reliance on the private car? 2. Increase uptake of sustainable travel choices i.e. public transport, walking and cycling? 3. Promote car-share schemes and home or other forms of remote working? 4. Reduce traffic volumes? 5. Avoid placing further pressure on local parking? 6. Help improve availability of local public transport choices?
	Improve road safety, reduce accidents and help reduce traffic speeds	1. Help to keep traffic speeds low? 2. Enhance road safety / reduce accidents?

## 7 CONSULTATION REQUIREMENTS (TASK A5)

- 7.1 It is a statutory requirement of the SEA Directive that this Scoping Report be consulted on with the Nationally Designated Authorities with specific environmental responsibility (Article 6 of SEA Directive).
- 7.2 In the UK that means consulting with Natural England, English Heritage and the Environment Agency.
- 7.3 It is important that a number of other groups are also consulted on the Report, including the residents of West Lavington and Littleton Panell, local businesses, local organisations, community groups and others within an interest in the Neighbourhood Plan area.
- 7.4 The Scoping Report should be consulted on as early as possible in the Neighbourhood Plan process, and it is important that the general public understand the roles of the different documents (i.e. the Issues for the Plan and the Scoping Report).
- 7.5 The consultation exercise on the Scoping Report is required to be undertaken for a minimum 5 week period.
- 7.6 The documents should be made available, ideally on-line, but also in paper format at appropriate location(s). The opportunity should be available for all parties to respond in the most convenient way (including by email; letter etc).

## 8 NEXT STEPS

- 8.1 The figure at **Appendix A** makes clear how important the SA/SEA process is to the development of a Neighbourhood Plan.
- 8.2 Having undertaken the SA/SEA scoping exercise (Stage A) the next stage of the process will be to assimilate the comments from statutory and other consultees on the Scoping Report and the public consultation on the early stages of the Neighbourhood Plan in order for the Neighbourhood Plan Steering Group to develop a set of 'reasonable alternatives' which will then need to be subject to a SA (Stage B). A draft template for the appraisal of alternative site options is set out at **Appendix C**.
- 8.3 Reasonable alternatives can include alternative policies which set out different ways of tackling a particular issue, and may include alternative site options where specific sites are being considered as part of the Neighbourhood Plan process.
- 8.4 This assessment of alternatives is important in informing the draft Neighbourhood Plan which will be prepared in light of the responses to the public consultation exercise on the Scoping Report, the emerging Plan and the consideration of alternative options.
- 8.5 Once a draft Neighbourhood Plan has been prepared it will be subject to a further SA resulting in the production of a SA Report (Stage C) which will be submitted for public consultation (Stage D) at the same time as the draft Neighbourhood Plan.
- 8.6 The SA Report will present the information compiled during the Stages A and B part of the process, i.e. the assessment of alternatives and options.
- 8.7 The report must include a review of the work undertaken up to that point, including details of the assessment of the Neighbourhood Plan policies and alternatives. It must also make provision for potential monitoring indicators and establish a programme for doing so.
- 8.8 It must also be accompanied by a non-technical summary which should be brief, summarising the background to the main SA report.
- 8.9 Consideration of the consultation responses should be undertaken following the statutory consultation period and, where necessary, amendments made to the Neighbourhood Plan. Any significant changes will need to be assessed.
- 8.10 The final stage is to finalise and submit the revised Neighbourhood Plan and Environmental Report to Wiltshire Council for a further period of consultation (also Stage D) whereupon Wiltshire Council will then publicise the documents on the Council website for a minimum 6

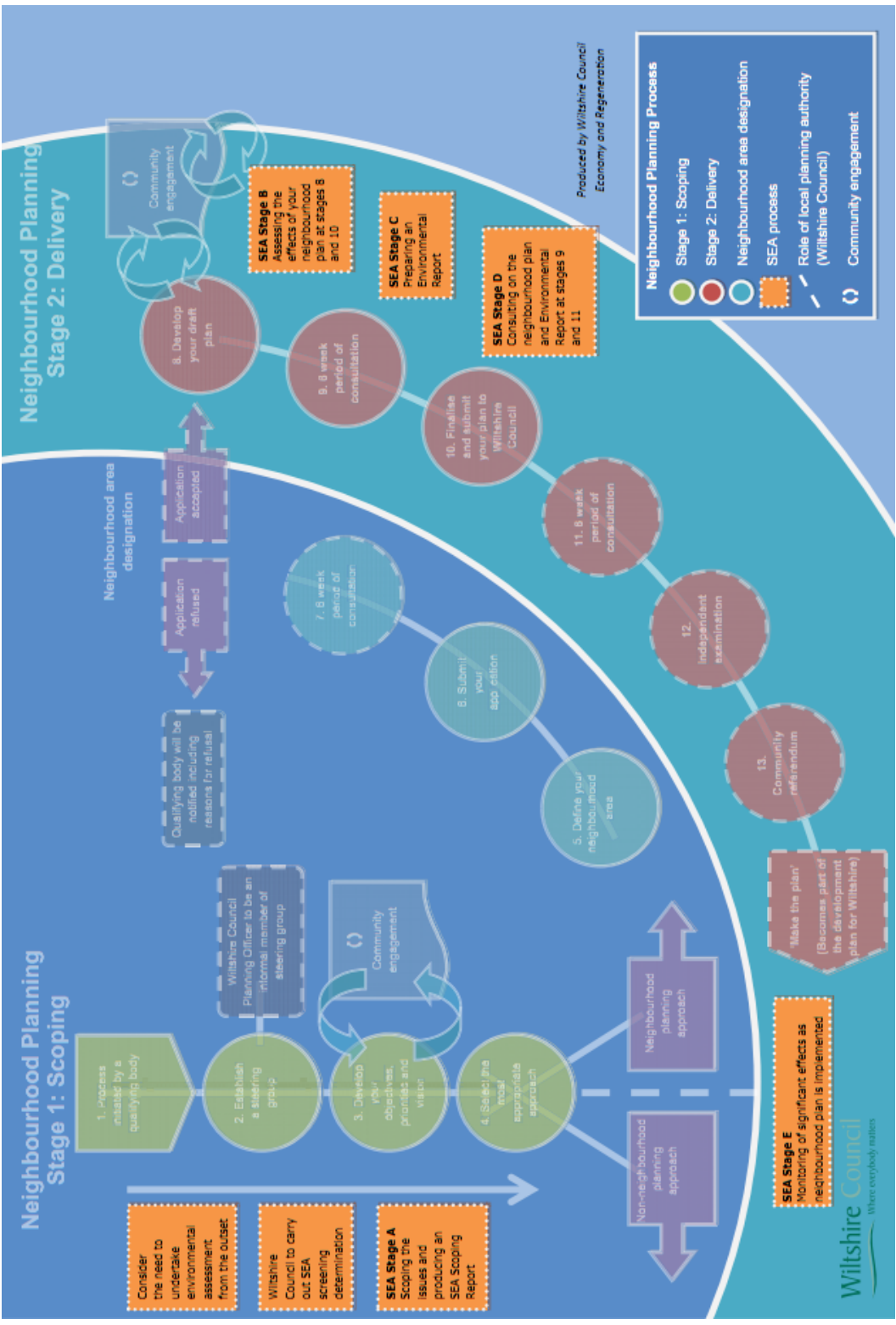
week period and arrange for independent examination. They will collect representations made during the formal consultation period and those representations will be passed on to the independent examiner.

- 8.11 Following the examination of the Plan, it will be finalised and will then undergo a referendum. Following the referendum, provided the Plan is to be adopted, a summary Sustainability Appraisal Statement will need to be prepared outlining how the consultation responses were taken into account (both of the Neighbourhood Plan and the SA Report); how the findings of the SA/SEA were taken into account during the Plan's development; and what changes were made to the Neighbourhood Plan as a result of the SA/SEA, including the reasons for choosing the final approach adopted in the Plan, in light of other options considered.
- 8.12 Finally, measures should be developed for monitoring of the significant effects of the Neighbourhood Plan (Stage E). Previously proposed indicators will be confirmed and a programme of monitoring will be undertaken.
- 8.13 The monitoring programme should include such criteria that will enable the relevant authority to respond to any adverse effects through remedial action where appropriate.

## APPENDICES

## APPENDIX A NEIGHBOURHOOD PLANNING AND ENVIRONMENTAL ASSESSMENT LINKED PROCESSES





(Figure taken from 'Environmental Assessment of Neighbourhood Plans', Wiltshire Council March 2013 (p. 6))

## APPENDIX B

### PLANS, PROGRAMMES & POLICIES SUMMARY

<b>Plan/Programme/legislation</b>	<b>Wiltshire Core Strategy Pre-submission Document: Hearing Session Tracked Changes Version (Core Doc. Ref. 'Exam 34A')</b>
<b>Author</b>	<b>Wiltshire Council</b>
<b>Date</b>	<b>November 2013</b>
<b>Summary of document</b>	<p>This document has been produced in order to provide a spatial planning framework for the Council area over the period up to 2026. It carries through the key findings of the Wiltshire Community Plan 2011-2026. It sets out policies and proposals to guide and facilitate sustainable development in the Plan area. It contains a number of Community Area Strategies as well as policies dealing with the strategic objectives necessary to deliver a thriving economy, address climate change, provide access to decent affordable housing, build resilient communities, protect and enhance the natural, historic and built environment and to ensure that essential infrastructure is in place to support communities.</p> <p><b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b></p> <p>A number of aspects of the core strategy are relevant to the WLNPs.</p> <p>In particular Core Policy 12, which provides a spatial strategy for the Devizes Community Area, is key. It defines West Lavington/Little Panell as a 'large village'. It confirms that 420 houses will be provided in the community area outside Devizes in the period 2006-2026. Land for residential development in the Devizes community area may consist of a range of sites in accordance with Core Policy 2, whilst the strategy for development is set out in Core Policy 1. Non-strategic sites will, where required, be identified, through either a Neighbourhood Plan or a Site Allocation Development Plan Document.</p> <p>Key issues for the Devizes community area include (paragraph 5.65):</p> <ul style="list-style-type: none"> <li>■ Traffic congestion in Devizes</li> <li>■ Air quality in Devizes</li> <li>■ The need for a railway station to serve the community area</li> <li>■ Proposal to reduce the rate of development in Devizes in order to allow local infrastructure to be improved first</li> <li>■ Developer contributions should help deliver infrastructure necessary in the town</li> <li>■ Cultural heritage in Devizes is important</li> <li>■ Devizes is becoming less competitive as a retail centre</li> <li>■ Providing for a range of employment growth in Devizes will help diversify the offer in town</li> <li>■ Loss of green space within the town would undermine the character of Devizes</li> <li>■ All development within the community area will need to conserve the designated landscape of the North Wessex Downs ANOB and its setting and where possible enhance its local distinctive characteristics</li> <li>■ Development associated with the Kennet and Avon Canal will need to protect and enhance its wildlife, landscape and recreational attributes</li> </ul> <p>Core Policy 1 – settlement strategy - defines 'large villages' (including West Lavington / Littleton Panell) as settlements with a limited range of employment, services and facilities. Development in large villages will be limited to that needed to help meet the housing needs of the settlement and improve employment opportunities, services and facilities.</p> <p>Core Policy 2 – delivery strategy - the core strategy must make provision for at least 178 hectares of new employment land and at least 37,000 homes in the period between 2006-2026. Within the Devizes community area the total is 1,730 dwellings for Devizes market town and 420 dwellings for the remainder of the community area.</p>

Core Policy 3 – infrastructure requirements - all new development is to provide necessary on-site and off-site infrastructure.

Core Policy 39 – tourist development – outside the principal settlements and market towns tourist and visitor facilities should be located in or close to local service centres or large and small villages and where practicable be located in existing or replacement buildings. Exceptionally they may be supported beyond such locations subject to compliance with detailed criteria.

Core Policy 40 – hotels etc. - new hotels, bed and breakfast etc will be supported within large and small villages where the proposals are of an appropriate scale and character.

Core Policy 41 – sustainable construction - seeks to incorporate sustainable construction and low carbon energy measures into new development and retro-fitting of existing buildings.

Core Policy 43 – affordable housing – requires at least 40% net affordable housing on sites of 5 or more dwellings or a commuted sum. On sites of 4 or less dwellings a financial contribution will be sought. Tenure will be negotiated on a site by site basis to reflect the nature of the development and local needs.

Core Policy 44 – rural exception sites – encourages affordable housing rural exceptions schemes in all settlements defined as local service centres or large and small villages.

Core Policy 45 – meeting housing needs - requires housing type, mix and size to reflect that of the demonstrable needs of the community within which the site is located.

Core Policy 46 – meeting the needs of Wiltshire’s vulnerable and older people - requires provision of new housing to meet the specific needs of vulnerable and older people including building to lifetime homes standards and the provision of specialist accommodation.

Core Policy 47 – meeting the needs of gypsies and travellers - requires a number of permanent and transit pitches as well as plots for travelling show people to be provided in the period 2011-2021.

Core Policy 48 – supporting rural life - seeks to control rural worker residential development, including access to services and infrastructure, conversion and the use of redundant rural buildings and community ownership of local services, facilities and new shops in rural areas.

Core Policy 49 – protection of services and community facilities - seeks to protect services and facilities in the communities in which they are located.

Core Policy 50 – biodiversity and geodiversity - requires that development proposals demonstrate how they protect features of nature conservation and geological value in their designs and for developments to incorporate measures to avoid and reduce disturbance of sensitive wildlife species and habitats. Development affecting Natura 2000 sites are required to provide avoidance measures in accordance with strategic plans and guidance identified in the core strategy. All development is required to seek opportunities to enhance biodiversity.

Core Policy 51 – landscape – development proposals are required to protect, conserve and when possible enhance landscape character.

Core Policy 52 – green infrastructure – development proposals are required to make provision for the retention, enhancement and maintenance of Wiltshire’s green infrastructure network.

Core Policy 55 – air quality – development proposals which by virtue of their nature, scale and location may exacerbate existing areas of poor air quality will need to demonstrate that measures can be taken to mitigate emission levels to protect public health, environmental quality and

amenity.

Core Policy 56 – contaminated land – proposals that are likely to be on or adjacent to land which may have been subject to contamination must demonstrate that measures can be taken to mitigate the impacts.

Core Policy 57 – ensuring high quality design and place shaping - establishes detailed high standards of design for all new developments intended to help create a strong sense of place and making a positive contribution to the character of Wiltshire.

Core Policy 58 – ensuring the conservation of the historic environment - development should protect, conserve and where possible further enhance the historic environment.

Core Policy 60 – sustainable transport – explains that the Council will use its planning and transport powers to help reduce the need to travel particularly by private car in order to encourage sustainable safe and efficient movement of people and goods within and through Wiltshire.

Core Policy 61 – transport and redevelopment – new development should be located and designed to reduce the need to travel especially by private car and to encourage the use of sustainable transport alternatives.

Core Policy 62 – development impact on the transport network – development should provide appropriate mitigation measures to off-set any adverse impacts on the transport network.

Core Policy 63 – transport strategies – strategies will be developed for urban areas and rural areas in the plan subject to local circumstances. These strategies will have full regard to the potential impacts upon Natura 2000 networks when assessing transport options.

Core Policy 64 – demand management – demand management measures will be promoted to reduce reliance on the car and encourage sustainable transport alternatives including car parking management, traffic management measures, charging measures and smarter choices measures.

Core Policy 67 – flood risk – development proposed in flood zones 2 & 3 as identified in the Strategic Flood Risk Assessment will need to comply with relevant tests to demonstrate accordance with national policy and establish best practice. All new developments should include measures to reduce the rate of rainwater run-off and improve infiltration to soil and ground.

Core Policy 68 – water resources – development should not prejudice the delivery of the actions and targets of the relevant river basin or catchment management plan. Non-residential development will be required to incorporate water efficiency measures. Development proposals within a source protection zone, safeguarded zone or water protection zone must assess any risk to groundwater resources and quality and demonstrate that these will be protected throughout the construction and operational phases of the development.

**How objectives and/or requirements might be considered in your Neighbourhood Plan**

It is important that the WLNP policy proposals and options reflect policy set out in the emerging Wiltshire Core Strategy. Failure to accord with this document could result in an examination recommendation not to proceed to a referendum on the Neighbourhood Plan. Consequently it is critical that the over-arching policies in the emerging development plan are used to guide policy proposals and options in the WLNP.

<b>Plan/Programme/legislation</b>	<b>South Wiltshire Core Strategy</b>
<b>Author</b>	<b>Wiltshire Council</b>
<b>Date</b>	<b>February 2012</b>
<b>Summary of document</b>	
<p>The South Wiltshire Core Strategy sets out planning policies designed to ensure that settlements remain viable, resilient and healthy over the 20 year period of the plan in the area known as South Wiltshire. It sets out the spatial planning framework for the long term development of this part of Wiltshire and forms a core part of the development plan. South Wiltshire directly abuts the WLNP immediately on its southern boundary and is therefore relevant to the WLNP.</p>	
<p><b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b></p>	
<p>The key objectives seek to address a range of issues including the strategy of managed growth, identifying pressures leading to local housing needs, including the delivery of 9,900 houses over the plan period, and the addressing of an acute shortfall of affordable housing. It also seeks to plan for populations living longer as well as the additional requirements placed on the Plan area by a growing population. It seeks to retain an adequate workforce to secure long term economic prosperity of the area as well as meeting regeneration needs. It seeks to identify land to provide for about 10,400 jobs/20 hectares of employment land up to 2026 and to take proactive measures to safeguard existing employment land. It seeks to maintain and develop the rural economy, to identify barriers which prevent tourism making a bigger contribution, and to resolve problems in the arts, entertainments, culture and retail sectors. Finally it seeks to address pressures on Wiltshire's high quality natural and built heritage environments whilst ensuring that South Wiltshire is a healthy, safe place to live, one which rises to the challenge of climate change and one which tackles infrastructure barriers to delivering growth.</p> <p>Core Policy 1 - settlement strategy - deals with the settlement strategy and distribution of growth, identifying a requirement to deliver at least 9,900 dwellings and 10,400 jobs over the plan period to 2026. Within the area immediately to the south of West Lavington lies the Amesbury Community Area. In that area growth within Amesbury is planned to be approximately 2,100 houses whilst the rest of the community area is expected to deliver at least 295 house and 17 hectares of employment land. This is a significant proportion of the total requirement of additional employment land.</p> <p>Core Policy 2 – strategic allocations - identifies a range of large scale housing and employment allocations that are expected to be delivered over the planned period.</p> <p>Core Policy 3 – meeting local needs for affordable housing - sets a 40% (net) affordable housing requirement on sites of 15 dwellings or more; 25% (net) affordable housing requirement on sites of 5-14 dwellings; and on sites of 4 dwellings or less it seeks a financial contribution towards affordable housing. Tenure will be negotiated on a site-by-site basis.</p> <p>Core Policy 4 – gypsy and travel provision - this requires 5 plots to meet the needs of travelling show people and 18 residential and 5 transit gypsy and traveller pitches in the Plan area over the Plan period.</p> <p>Core Policy 5 – employment land – establishes the detailed requirements for proposals for new employment land.</p> <p>Core Policy 11 – meeting housing needs in the Amesbury Community Area - establishes detailed requirements for the community area itself.</p> <p>Core Policy 12 – deals with proposals for future development at Porton Down Science Campus; whilst Core Policy 13 deals with proposals for new visitor facilities at Stonehenge.</p> <p>Detailed requirements (many of which mirror those in the Wiltshire Core Strategy) are set out in</p>	



Core Policies 18 (lifetime home standards), 19 (water efficiency and the River Avon SAC), 20 (pollution and phosphate levels in the water environment), 21 (protection of services and amenity facilities), 22 (green infrastructure and habitat networks) and 23 (hotels, B&Bs, guest houses and conferences facilities).

**How objectives and/or requirements might be considered in your Neighbourhood Plan**

It is important that the WLNP policy proposals and alternatives have regard to policy set out in the South Wiltshire Core Strategy.

<b>Plan/Programme/legislation</b>	<b>Kennet Local Plan 2011</b>
<b>Author</b>	<b>The former Kennet District Council</b>
<b>Date</b>	<b>June 2004</b>
<b>Summary of document</b>	<p>The former Kennet District Council adopted the Kennet Local Plan 2011 in June 2004. It remains a part of the development plan until the point at which it is replaced by the Wiltshire Core Strategy. A number of policies were saved by the Secretary of State on 26<sup>th</sup> September 2007. The text associated with the saved policies of the Local Plan confirms that sustainability is at the heart of the Local Plan. Many issues have been addressed in the Local Plan through development control policies and policies to protect those aspects of Kennet that are valued and cherished. A number of environmental aims are set out and the Council's cross cutting themes. Other themes include social inclusion, community safety, sustaining rural communities, community health and sustainable development.</p>
<b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b>	<p>The plan contains development control policies. A number of those policies are saved and are therefore relevant to the WLNP as follows:</p> <p>Policy DP1 – development &amp; design – establishes a requirement for a high standard of design and sets out detailed considerations to be taken into account.</p> <p>Policy HC1 – strategic housing provision – seeks to provide for the construction of about 7,000 houses in the Plan period 1991 – 2011 and to concentrate development in the 3 main settlements of Devizes, Marlborough and Tidworth with modest levels of growth in Pewsey, Ludgershall and Market Lavington. Elsewhere limited additional housing will only be permitted within villages that have a range of facilities.</p> <p>Policy HC5 – net housing density – within the limits of development in the settlements of Devizes, Marlborough, Market Lavington, Tidworth, Ludgershall and Pewsey the net density of residential development on large sites shall be at least 30 dwellings per hectare.</p> <p>Policy HC6 – efficient use of land – within the defined limits of development for each village listed in Table H4 (which includes West Lavington/Little Panell) residential development should make sufficient use of previously developed land. Planning permission will not be granted for development which does not do so and which does not reflect the character of the area.</p> <p>Policy HC7 – housing layout – sets out residential development layout criteria.</p> <p>Policy HC22 – villages with a range of facilities – within the villages listed in Table H4 limited additional housing consisting of infilling, replacing dwellings, re-use of existing buildings and redevelopment of existing buildings or small groups of houses will be granted permission within</p>

the defined limits of development provided it is in harmony with the village in terms of its scale and character.

Policy HC25 – replacement of existing dwellings – in the countryside the replacement of a dwelling which has not been abandoned will be permitted subject to satisfying various criteria in the policy.

Policy HC26 – housing in the countryside – outside the limits of development for the villages listed in table H4 new residential development will only be permitted where it satisfies a limited range of criteria.

Policy HC28 – affordable homes target – the Council will seek an appropriate element of affordable housing on allocated sites; on any site in a named settlement subject to meeting various criteria; on any housing site in a rural area; through the application of exceptions policies in rural areas and; through the acquisition of existing vacant property/infill/conversion schemes/redevelopment of housing.

Policy HC20 – definition of affordable housing – defines affordable housing to include subsidised housing and low-cost market housing.

Policy HC30/HC31/HC32 – these policies deal with affordable housing on large sites, the integration of affordable housing within developments, and affordable housing contributions in rural areas, respectively.

Policy HC34/HC35 – recreation provision on housing sites – these policies deal with recreation provision on large housing sites and small sites respectively.

Policy HC37 – demand for education – requires contributions towards improving existing school infrastructure where evidence demonstrates this is necessary.

Policy HC42 – additional social and community needs – establishes a requirement to satisfy social and community needs including seeking additional provision where appropriate.

Policy HC45 – gypsy sites – establishes a requirement for providing additional gypsy sites.

Policy ED1 – Strategic employment allocations – establishes a requirement to allocate an additional 10.86 hectares of land for new employment development during the Plan period.

Policy ED7 – protected strategic employment sites – establishes criteria for protecting important employment sites.

Policy ED8 – employment development on unallocated sites – permits such proposals provided the site lies within a main settlement and there is easy access to public transport etc; and provided the proposals do not conflict with other policies in the Plan.

Policy ED9 & ED10 deal respectively with proposals for rural employment development and employment development within or on the edge of the villages listed in table H4, indicating that such uses will be appropriate provided they are within defined use classes and do not lead to harm to residential amenity.

Policy ED12 – protecting employment and tourism uses within villages – seeks to establish a requirement to protect such uses within the villages listed within table H4 provided the site curtilage is greater than 0.1 hectares. It confirms that proposals to change the use of such sites to non-employment uses will only be permitted where key criteria are met.

Policy ED13 – applies the same principles to proposals to redevelop employment sites on the edge of village listed in table H4, with restrictions on the way changes of use will be dealt with.



Policy ED16 – farm shops – confirms that the introduction of retail use on a farm will be permitted provided it meets various defined criteria.

Policy ED28 – additional shopping facilities in rural areas – confirms that proposals for additional shopping facilities or personal services will be permitted within the defined limits of development of the villages listed in table H4 subject to meeting key criteria.

Policy ED29 – retention of social and community uses – outside the limits of development of Devizes, Marlborough and Tidworth existing buildings either currently used or last used for social and community uses will be retained wherever possible with permission being granted for their change of use only where key criteria are met.

Policy AT1 – transport appraisal process – establishes a series of requirements that development proposals should address including minimising travel, provision of alternative access arrangements, incorporation of secure cycle parking / bus stops etc and provision of off-site highway or public transport improvements, including parking and bicycle spaces.

Policy AT9 – motor vehicle parking standards – establishes a requirement to provide for parking in accordance with the adopted standards.

Policy AT10 – developer contributions – explains that contributions will be sought in order to deliver infrastructure improvements including bus priority measures, safety measures, pedestrians, cycle facilities and bus stopping facilities.

Policy NR3 – local sites – confirms that development likely to have an adverse effect on local ecological or geological/geomorphological sites, habitats or species will not be permitted unless the benefits of the development clearly outweighs any harm.

Policy NR4 – nature conservation outside designated sites – confirms that proposals for development which would adversely affect features of local ecological importance will be only permitted where provision is made for the protection of the habitat within the development site or, where this is impossible, that a replacement habitat is provided.

Policies NR6 & NR7 – countryside protection - the policies seek to protect the countryside by restricting development to those locations within the limits of development unless the development is demonstrated to be of benefit either to the rural economy and the wellbeing of the local area or it is permitted by other policies in the Local Plan. Protection of the landscape where development is acceptable is paramount (Policy NR7).

Policy NR19 – renewable energy proposals – supports proposals to generate renewable energy from wind turbines and biomass.

Policy HH1 – protection of archaeological remains – seeks to resist development which would have an adverse impact on archaeological remains.

Policy HH10 – areas of minimum change – confirms that within those areas permission will not be granted for development which would materially damage the area.

Policy TR17 – existing sport and outdoor recreation sites – redevelopment of existing facilities within the limits of the development of town or villages will only be permitted where it can be demonstrated that various criteria have been met.

Policy TR20 – protection of allotments – development that results in the loss of allotments or land last used as allotments will not be permitted unless replacement allotments are provided.

<b>How objectives and/or requirements might be considered in your Neighbourhood Plan</b>
It is important that the WLNP policy proposals and alternatives accord with policy in the development plan, including the saved policies in the Kennet Local Plan. Failure to accord with those policies and proposals could result in an examination recommendation not to proceed to a referendum on the Neighbourhood Plan. Consequently it is critical that these over-arching policies in the development plan are used to guide policies and proposals in the WLNP.

<b>Plan/Programme/legislation</b>	<b>The State of the Environment Swindon and Wiltshire 2013</b>
<b>Authors</b>	<b>Wiltshire Wildlife Trust on behalf of Link 2 nature</b>
<b>Date</b>	<b>2013</b>
<b>Summary of document</b>	Second report for Wiltshire and Swindon describing the way the environment works as an eco-system, highlighting those aspects of people's lives that are dependent upon the services the environment provides, e.g. food, water, clean air, landscape and wildlife. It also highlights gaps in the knowledge base.
<b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b>	The report identifies a number of gaps in the current evidence and understanding of the Wiltshire and Swindon environment including detailed mapping of land uses, habitats and connectivity, the impact of agri-environment schemes, more detailed information on local wildlife, carbon capture, the impact of atmospheric pollution, soil quality, pollination, waste management, local food production levels, levels of harvesting and fruit and woodland produce, wild meat and fish, the extent and quality of existing green space, the level of impact of human consumption of energy and materials and current and future impacts of climate change on wildlife and eco-systems.
<b>How objectives and/or requirements might be considered in your Neighbourhood Plan</b>	It is important that local wildlife habits, protected species and eco-systems are understood and, where appropriate, that their on-going protection and habitat management is provided for through the sustainable development initiatives in the Neighbourhood Plan which will need to manage the relationship between new development and important wildlife sites habitats, protected species and eco-systems.

<b>Plan/Programme/legislation</b>	<b>The Wiltshire Landscape Character Assessment</b>
<b>Author</b>	<b>Land Use Consultants</b>
<b>Date</b>	<b>December 2005</b>
<b>Summary of document</b>	This document describes the different landscape character areas within the County of Wiltshire. It talks about their physical influences, bio-diversity, historic environment, settlement and built character and then goes on to evaluate landscape features of significance, the forces of change, the general condition and strength of character of the landscape as well as its sensitivities and core management objectives.
<b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b>	West Lavington and Littleton Panell lie within 3 distinct landscape character areas. The high chalk plan (LCA3), the greensand vale (LCA15A) and the rolling clay lowland (LCA11).

The strategy for each is set out. For LCA3 the management strategy is to conserve the open and isolated character of the plain, grassland and sites of historic interest; and to preserve the remoteness and isolation with sparse settlement and road networks and limited visual development. For LCA15 the strategy seeks to conserve and improve the rural agricultural character of the vale, maintaining the pattern of discrete small villages set within a quiet rural landscape and with particular reference to protecting the pattern of hedgerows, streams, waterside pasture, wet meadows, woodlands and historic features in the area. It notes there are opportunities to create new riparian woodlands, hedgerow planting and restoration of waterside pasture. The strategy within LCA11 is to conserve the peaceful rural landscape with its hedgerow network, rich riparian vegetation, remnant meadows, ancient woodlands and patterns of small villages and scattered farmsteads. It seeks to strengthen its character through measures to minimise the urbanising influence of large towns, new settlements, transport routes and to improve the woodlands and farmlands by encouraging management to retain or enhance their biodiversity and historic character.

**How objectives and/or requirements might be considered in your Neighbourhood Plan**

These are important factors to take into consideration in planning how new development in West Lavington and Littleton Panell can be assimilated into the surrounding landscape. Landscape character and natural and historic features are critically important both from a conservation perspective but also from the perspective of providing a setting for these villages.

<b>Plan/Programme/legislation</b>	<b>Kennet Landscape Conservation Strategy</b>
<b>Author</b>	<b>Kennet District Council</b>
<b>Date</b>	<b>May 2005</b>
<b>Summary of document</b>	
The Kennet Landscape Conservation Strategy provides detailed information about the landscape enhancement priorities for each of the different character areas in Kennet.	
<b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b>	
The strategy confirms that the landscape within the West Lavington and Littleton Panell area falls into the same three landscape zones as identified in the Wiltshire Landscape Character Assessment. These are named slightly differently but comprise Salisbury Plain (Zone 5), The Vale of Pewsey (Zone 9) and the Bristol Avon Clay Vale (Zone 10). For each zone the strategy seeks to identify a range of enhancement priorities which are broadly consistent with those identified in the Wiltshire Landscape Character Assessment.	
<b>How objectives and/or requirements might be considered in your Neighbourhood Plan</b>	
These are important factors to take into consideration in planning how new development in West Lavington and Littleton Panell can be assimilated into the surrounding landscape. Landscape character and natural and historic features are critically important both from a conservation perspective but also from the perspective of providing a setting for these villages.	

<b>Plan/Programme/legislation</b>	<b>Kennet Landscape Character Assessment</b>
<b>Author</b>	<b>Atlantic Consultants on behalf of Kennet District Council</b>
<b>Date</b>	<b>1999</b>
<b>Summary of document</b>	<p>This document provides an explanation of the methodology employed in assessing the character of the landscape in the Kennet area and then goes on to deal with individual character areas, describing the landscape and characteristics as well as opportunities for enhancement measures associated with new development. As with the 2005 Conservation Strategy, the Parish of West Lavington and Littleton Panell is divided between the Bristol Avon Clay Vale (character area 10), the Vale of Pewsey (character area 9) and the Salisbury Plain (character area 5). The enhancement priority and key issues are largely the same as those identified in the 2005 Kennet Landscape Conservation Strategy and the 2005 Wiltshire Landscape Character Assessment.</p>
<b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b>	
<p>The strategy confirms that the landscape within the West Lavington and Littleton Panell areas falls into the same three landscape zones as identified in the Wiltshire Landscape Character Assessment. These are named slightly differently but comprise Salisbury Plain (Zone 5), The Vale of Pewsey (Zone 9) and the Bristol Avon Clay Vale (Zone 10). For each zone the strategy seeks to identify a range of enhancement priorities which are broadly consistent with those identified in the Wiltshire Landscape Character Assessment.</p>	
<b>How objectives and/or requirements might be considered in your Neighbourhood Plan</b>	
<p>These are important factors to take into consideration in planning how new development in West Lavington and Littleton Panell can be assimilated into the surrounding landscape. Landscape character and natural and historic features are critically important both from a conservation perspective but also from the perspective of providing a setting for these villages.</p>	

<b>Plan/Programme/legislation</b>	<b>The Wiltshire Biodiversity Action Plan</b>
<b>Author</b>	<b>The Wiltshire Wildlife Trust</b>
<b>Date</b>	<b>2008</b>
<b>Summary of document</b>	<p>The Wiltshire Biodiversity Action Plan is a tool which summarises and directs the activities of statutory, private and third sector organisations delivering biodiversity activity in Wiltshire, to create a coherent plan of action which can be delivered through a partnership of organisations working together. It also acts as a vital reporting tool to help monitor key habitats and species.</p>
<b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b>	
<p>This revised Wiltshire Biodiversity Action Plan establishes Habitat Action Plans for: Woodland; Wood-pasture, Parkland and Ancient Trees; Hedgerows; Calcareous Grassland; Neutral Grassland; Traditional Orchards; Farmland Habitats; Built Environment; Standing Open Water; and Rivers, Streams and associated habitats.</p> <p>These are regarded as being the most significant of the UK priority habitats within the county. In addition a Bats Species Action Plan forms part of the overall Plan.</p>	
<b>How objectives and/or requirements might be considered in your Neighbourhood Plan</b>	

The action plans will be critical in understanding which parts of the Neighbourhood Plan Area are of importance in BAP terms and consequently in identifying key issues to be addressed in the formulation of the Neighbourhood Plan policies and options.

<b>Plan/Programme/legislation</b>	<b>The Air Quality Strategy for Wiltshire 2011-2015</b>
<b>Author</b>	<b>Wiltshire Council</b>
<b>Date</b>	<b>2011</b>
<b>Summary of document</b>	
<p>This is a high level document to inform policy and direction across a range of council services with the aim to improve air quality.</p> <p>The report describes the main aim as being “<i>Wiltshire Council working collaboratively will seek to maintain the good air quality in the county and strive to deliver improvements in areas where air quality fails national objectives in order to protect public health and the environment</i>”</p> <p>The Strategy identifies key issues and from those establishes a series of objectives to enable improvements in air quality to be achieved.</p>	
<b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b>	
<p>The key objectives include: securing improvements to existing Air Quality Management Areas; implementing a prioritisation system to manage and schedule proposed improvements to existing air quality management areas; implementing a prioritisation system to manage the investigation of new sites; maintaining or improving air quality in areas currently meeting the statutory standard; introducing other measures to improve efficiency, provide high quality information on air quality etc; and supporting planned economic growth, sustainable transport alternatives and reductions in climate change emissions.</p>	
<b>How objectives and/or requirements might be considered in your Neighbourhood Plan</b>	
<p>These objectives correspond with many of the Scoping Report objectives including measures such as encouraging sustainable transport alternatives. Where appropriate these will be incorporated into the NP when considering options for the Plan.</p>	

<b>Plan/Programme/legislation</b>	<b>Local Climate Impacts Profile</b>
<b>Author</b>	<b>Wiltshire Council in Partnership with Student Force for Sustainability and SW Regional Improvement and Efficiency Programme</b>
<b>Date</b>	<b>June 2010</b>
<b>Summary of document</b>	
<p>The Local Climate Impacts Profile (LCLIP) is an established method of assessing the current vulnerabilities of local authorities. The LCLIP contributes to achieving Level 1 of National Indicator 188 – Adapting to Climate Change; and supports the comprehensive risk assessment required for Level 2. The LCLIP process examined the period between Jan 2003 and Mar 2010 for media stories of severe weather events affecting council services:</p> <ul style="list-style-type: none"> <li>• Service delivery</li> <li>• Reputation</li> </ul>	

• Financial state
<b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b>
The report makes recommendations about business continuity plans and sharing of information to raise awareness of extreme weather events etc.
<b>How objectives and/or requirements might be considered in your Neighbourhood Plan</b>
Building in adaptation to climate change will be a key part of the delivery of the NP. There will be opportunities to ensure that adaptation to climate change is identified in the NP either in stand-alone policies or as criteria within more general policies.

<b>Plan/Programme/legislation</b>	<b>The Water for Life and Livelihoods, River Basin Management Plan for the Severn River Basin District</b>
<b>Author</b>	<b>The Environment Agency</b>
<b>Date</b>	<b>December 2009</b>
<b>Summary of document</b>	
The plan identifies the pressures facing the water environment in the Severn river basin and sets out actions to address them. The plan has been prepared under the Water Framework Directive.	
<b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b>	
By 2015 17% of surface waters (rivers, lakes, estuaries) in the river basin district are going to improve for at least one biochemical or physical element measured as part of an assessment of status according to the Water Framework Directive. This includes the improvement of over 1,860 kilometres of river in relation to fish, phosphate, specific pollutants and other elements.	
34% of surface waters will be at 'good' or 'better' ecological status/potential and 65% of ground water bodies will be at 'good' status by 2015.	
At least 38% of assessed surface waters will be at 'good' or 'better' biological status by 2015.	
<b>How objectives and/or requirements might be considered in your Neighbourhood Plan</b>	
It is important that the WLNP is developed in such a way as to ensure that policies and proposals not only prevent deterioration in the status of aquatic eco-systems but also protect and improve the conditions where possible. They should aim to facilitate the achievement of the river basin targets and to facilitate the Environment Agency in meeting the requirements of the Water Framework Directive for protected areas. They should ensure that development promotes the sustainable use of water and conserves habitats and species that depend directly on water. They should also facilitate progressively reducing or phasing out the release of pollutants and reducing the pollution of groundwater. Finally, they should assist in contributing towards mitigating the effects of floods and droughts.	



<b>Plan/Programme/legislation</b>	<b>Kennet Level 1 Strategic Flood Risk Assessment (SFRA)</b>
<b>Author</b>	<b>Scott Wilson</b>
<b>Date</b>	<b>April 2008</b>
<b>Summary of document</b>	
This document is intended to provide an overview of flood risk from all sources within the Kennet District administrative area, which includes West Lavington Parish.	
<b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b>	
<p>The objectives of the Level 1 SFRA are</p> <ul style="list-style-type: none"> <li>■ To provide an assessment of the impact of all potential sources of flooding in accordance with PPS25 including an assessment of any future impacts associated with climate change; to provide the information needed to apply the sequential test for identification of land suitable for development in line with the principles of PPS25</li> <li>■ To allow Kennet District to assess flood risk for specific development on proposal sites by setting out the requirements for specific FRAs</li> <li>■ To enable planning policies to be identified to minimise and manage flood risk</li> <li>■ To provide specific advice regarding sustainable drainage systems (SuDS).</li> </ul> <p>The flood sources assessed included fluvial, groundwater, overland flow, sewers and artificial sources.</p>	
<b>How objectives and/or requirements might be considered in your Neighbourhood Plan</b>	
<p>Since the report concludes that flooding within the District has been mainly fluvial (and to a lesser extent groundwater and overland flow flooding) it is important that the Neighbourhood Plan is developed so that the policies and proposals are consistent with the findings of this Level 1 Strategic Floor Risk Assessment and with national policy and guidance in the National Planning Policy Framework and the accompanying Technical Note which deals with flood risk. This means ensuring that policies and proposals do not directly or indirectly lead to development or land being at greater risk of flooding without appropriate application of the sequential and exceptions tests where necessary.</p>	

<b>Plan/Programme/legislation</b>	<b>Visit Wiltshire Business Plan 2012- 2015</b>
<b>Author</b>	<b>Visit Wiltshire</b>
<b>Date</b>	<b>2012</b>
<b>Summary of document</b>	
This plan describes how Visit Wiltshire will work over the plan period in partnership with strategy and industry partners to grow inbound visits and visitor spend, to win market share and to stimulate economic growth for Wiltshire. Its stated intention is to help grow the value of Wiltshire's visitor economy by establishing destination performance benchmarks and impact evaluation to measure the extent of that performance. It intends to grow jobs in the visitor economy by 3,000 over the plan period.	
<b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b>	
<p>The aims of the business plan are to:</p> <ul style="list-style-type: none"> <li>■ Generate additional visits and spend, sustaining existing and creating new jobs</li> <li>■ Inspire the target audience to visit, stay and explore Wiltshire</li> <li>■ Raise the profile of Wiltshire, its tourism assets and member businesses by increasing</li> </ul>	

<p>the value of PR coverage</p> <ul style="list-style-type: none"> <li>■ Work in partnership with stakeholders, members and partner organisations</li> <li>■ Gain market share moving towards matching England's 5% annual growth target</li> <li>■ Create and distribute inspirational content</li> <li>■ Generate additional funding</li> <li>■ Improve visitor experiences, ensuring the product quality and infrastructure are developed sustainably to meet the needs of the target visitors</li> <li>■ Introduce and evolve research and evaluation impact methodologies</li> </ul>
<p><b>How objectives and/or requirements might be considered in your Neighbourhood Plan</b></p> <p>Tourism is an important part of Wiltshire's economy and the role that tourism can play in the economy even at a local level can be significant. Opportunities to enhance the visitor attraction to the area should be considered where appropriate through positively worded policies and encouragement of proposals which will underpin the tourism industry locally.</p>

<b>Plan/Programme/legislation</b>	<b>Wiltshire Workspace and Employment Land Review</b>
<b>Authors</b>	<b>Roger Tym and Partners</b>
<b>Date</b>	<b>December 2011</b>
<b>Summary of document</b>	
<p>The study seeks to provide a clear indication as to whether or not sufficient employment land has been allocated in Wiltshire's Draft Core Strategy to provide a secure foundation for the local economy going forward.</p>	
<p><b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b></p> <p>The report concludes that Wiltshire has more than enough employment land allocated but that viability factors are prohibiting development. In the absence of grant assistance the report recommends the Council look at the more innovative forms of intervention if it wishes to bring forward development itself. Those forms of intervention might include:</p> <ul style="list-style-type: none"> <li>■ Outright disposal of assets</li> <li>■ Investment of assets in a joint venture vehicle with the private sector</li> <li>■ Community infrastructure levy</li> </ul> <p>It goes on to recommend that in order to prevent employment land being lost too easily to other uses because of higher land values, the Council could consider more stringent criteria to apply to proposals seeking planning permission for the redevelopment of employment sites. It also suggests that planning policy could benefit the local economy by being more flexible in its approach to allocating employment land. It suggests a positive policy permitting development for expansion purposes unless there are good reasons not to.</p>	
<p><b>How objectives and/or requirements might be considered in your Neighbourhood Plan</b></p> <p>Employment is as important to rural and small communities as it is to much larger settlements. Protecting employment land is critical in order to prevent out-commuting to other places of work. A sustainable settlement is one where people are able to both live and work and therefore the WLNP could benefit from the recognition of this relationship between employment and housing land supply and the benefits that it can bring in terms of the reduction in use of the private motor vehicle as well as helping to provide a sustained and healthy, well-balanced community.</p>	



<b>Plan/Programme/legislation</b>	<b>Wiltshire Strategic Housing Market Assessment</b>
<b>Author</b>	<b>Fordham Research and RS Drummond-Hay</b>
<b>Date</b>	<b>December 2011</b>
<b>Summary of document</b>	<p>The 2011 Strategic Housing Market Assessment (SHMA) was intended to be the first study of its type carried out across the unitary authority of Wiltshire. It identifies three main housing market areas, the south, the west and the east. Within that there are other distinct sub-market areas including Salisbury Plain, Salisbury City, Outer Swindon and Devizes and Calne. The Parish of West Lavington straddles two housing market areas (West and East) and the southern part lies within the Salisbury Plain sub-area. The data and demographics are presents and analysed. A detailed review of the current housing market and an assessment of housing needs is undertaken with particular reference to certain minority household groups. An analysis is undertaken of the difference between rural and urban housing requirements and an assessment of the affordability of housing in Wiltshire is presented. The assessment goes on to make recommendations for policy matters and monitoring.</p>
<b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b>	<p>Although the report indicates that the Parish of West Lavington straddles the boundary between two housing market areas, for the purposes of the assessment, Table 10.1 confirms that the Devizes community area lies entirely in the East housing market area.</p> <p>The assessment recognises that there is a need for approximately 3,860 new houses per annum in Wiltshire. 22% of all households contain a member with a support need, whilst 3% of all households are wholly made up of older people. Wiltshire has a high rural population, indeed 2/3<sup>rd</sup> of all households live in rural areas. This triggers an important policy issue - the need to ensure that a greater degree of affordable housing is provided in rural areas.</p> <p>An average of at least 1,000 new affordable homes is required every year over the next 15 years and the assessment recommends a split of total housing built, along the lines of 55% market housing and 45% affordable housing.</p>
<b>How objectives and/or requirements might be considered in your Neighbourhood Plan</b>	<p>Provision of appropriate levels of affordable housing is critical not only in seeking to deliver core strategy requirements but also to assist in providing a better mix and balance of residential accommodation in Wiltshire and in particular in the rural areas. It will be important for the WLNP to develop policies and proposals which do not run counter to the key objectives and policy implications identified in this assessment.</p>

<b>Plan/Programme/legislation</b>	<b>Wiltshire Local Transport Plan 2011-2026</b>
<b>Author</b>	<b>Wiltshire Council</b>
<b>Date</b>	<b>March 2011</b>
<b>Summary of document</b>	<p>This is Wiltshire's third Local Transport Plan (LTP3). It has been developed to achieve environmental and financial sustainability. Its primary purpose is to inform the implementation of national policies at a local level. It doesn't contain details about specific schemes but it sets out a long term transport strategy, a shorter term implementation plan and number of supporting strategies.</p>

<b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b>
<p>There are a number of goals identified which sit beneath the government's five national transport goals. These national goals are grouped as follows:</p> <ul style="list-style-type: none"> <li>▣ Support economic growth</li> <li>▣ Reduce carbon emissions</li> <li>▣ Contribute to better safety, security and health</li> <li>▣ Promote equality and opportunity</li> <li>▣ Improve quality of life and a healthy natural environment</li> </ul>
<b>How objectives and/or requirements might be considered in your Neighbourhood Plan</b>
<p>A series of eighteen strategic transport objectives are identified which are all applicable to some degree in the formulation of lower order planning documents, including the WLNP. It would be important to ensure that the Neighbourhood Plan reflects and where necessary picks up on these objectives in the formulation of policies and proposals and in the consideration of options (including site options).</p>

<b>Plan/Programme/legislation</b>	<b>The Joint Strategic Assessment for Devizes Community Area 2011</b>
<b>Author</b>	<b>Wiltshire Assembly Public Services Board</b>
<b>Date</b>	<b>April 2011</b>
<b>Summary of document</b>	<p>This report has been prepared by the Wiltshire Public Services Board and Corporate Leadership Team at Wiltshire Council and it identifies strategic issues for the Devizes Community Area over the three years from the date of publication.</p>
<b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b>	<p>The assessment identifies a series of issues which, it explains, will be used to inform strategies and plans including the Community Area planning process. The issues are grouped into themes but can be summarised as follows:</p> <ul style="list-style-type: none"> <li>▣ Background – aging population, life expectancy, inequality in life expectancy and vulnerable families.</li> <li>▣ Health and well-being – tackling major causes of mortality, encouraging beneficial lifestyle choices, improving children's health, preventing unintentional injuries.</li> <li>▣ Economy – employment profile, claimant count, income deprivation, employment deprivation</li> <li>▣ Children and young people - child poverty, childhood obesity, KS2 L4+ in both English and Maths, KS4 5 A+-C including English and Maths, young people not in employment, education or training, accidental/non-accidental injuries</li> <li>▣ Community safety –criminal damage including deliberate fires, road safety, violence (domestic and night time economy related), substance misuse, integrated offender management</li> <li>▣ Housing - affordable housing, homelessness, rural housing needs, making best use of existing stock, fuel poverty, military.</li> <li>▣ Transport – changes to car parking charges, worsening air quality, road and pavement, lack of cycle network</li> <li>▣ Environment – biodiversity and the natural environment, energy consumption, waste management, water quality and availability.</li> </ul>

<ul style="list-style-type: none"> <li>Resilient communities – out of work benefits, effects of multiple deprivation, community cohesion and social capital, rural facilities</li> <li>Wiltshire Core Strategy – housing delivery, economic development, traffic and congestion generation, infrastructure and service requirements</li> </ul>
<b>How objectives and/or requirements might be considered in your Neighbourhood Plan</b> <p>As the introduction to the Assessment notes, the purpose of the study was to inform planning documents and decisions in the Community Area. The issues identified are grouped in themes which are in many cases compatible (directly or indirectly) with the themes in this Sustainability Assessment Scoping Report. They are therefore directly comparable and will be important to take on board in shaping policies and proposals for WLNP.</p>

<b>Plan/Programme/legislation</b>	<b>The Wiltshire Infrastructure Delivery Plan 2 2011 - 2016</b>
<b>Author</b>	<b>Wiltshire Council</b>
<b>Date</b>	<b>September 2013</b>
<b>Summary of document</b>	<p>The Infrastructure Delivery Plan (IDP) is intended to support the Wiltshire Core Strategy and to help inform and underpin other planning policy documents. The IDP identifies funding sources for infrastructure such as Section 106 Agreements and the Community Infrastructure Levy and sets out the funding gaps which justify the need to introduce the CIL in Wiltshire to off-set the cost of delivering infrastructure.</p>
<b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b>	<p>The Infrastructure Delivery Plan seeks to identify:</p> <ul style="list-style-type: none"> <li>Essential and place shaping infrastructure needs and costs</li> <li>When and where the infrastructure is needed or will be delivered</li> <li>Who will deliver and maintain the infrastructure</li> <li>How the infrastructure will be funded</li> <li>Risks to infrastructure delivery and contingency plans</li> <li>The plans and strategies of infrastructure providers.</li> </ul> <p>Within the Devizes community area there is a range of infrastructure requirements including the need to delivery an 80-bed care home at Horton Road in Devizes, a new 60-bed extra care housing scheme and a new primary care super surgery to take all 3 existing 3 GP practices and improvements to smaller village practices.</p> <p>Furthermore there are additional essential infrastructure requirements including extensions to Devizes and/or Lavington Schools, extensions of existing primary schools in the villages, and extension of existing primary schools in Devizes. There are a number of transport infrastructure requirements including funding of walking, cycling, public transport, travel planning, demand management and highways measures, all to be delivered in the period 2011-2026.</p> <p>There are green infrastructure requirements including the need to fund a new skate pate and BMX track, improvements to the Kennet and Avon Canal, London Road, and Coach Road sections, pollution monitoring station, air quality modelling and strategic mitigation and community action plan implementation measures.</p> <p>Finally, there are requirements to refurbish the library including PCs, book stock, on-line</p>

facilities, decoration and furniture as well as the strategic placement of specialist resources for the emergency services in a single location (i.e; co-location).

**How objectives and/or requirements might be considered in your Neighbourhood Plan**

These infrastructure requirements are crucial to ensure that the impact of development, as a result of the additional housing and employment growth, is fully mitigated. This will be secured through planning documents and the development management process. Neighbourhood Plans play an important role in guiding the location and form of development and will “unlock” development which will then be liable to charging for funding of infrastructure either through the community infrastructure levy or Section 106 payments. It is important that these infrastructure requirements are noted and where appropriate relevant provisions addressed in the Neighbourhood Plan.

<b>Plan/Programme/legislation</b>	<b>Wiltshire Green Infrastructure Strategy Update (January 2012)</b>
<b>Author</b>	<b>Wiltshire Council</b>
<b>Date</b>	<b>January 2012</b>
<b>Summary of document</b>	<p>The Wiltshire Green Infrastructure Strategy is intended to provide a long-term vision and strategic framework for the delivery of a planned high-quality multi functional network of green infrastructure across Wiltshire. The strategy is intended to define the existing green infrastructure network, set out a vision and objectives for green infrastructure, and identify green priorities for maintenance, enhancement and expansion of the network. The strategy identifies priorities for green infrastructure in each community area, and setting out an implementation plan of action for each of the strategic priorities.</p>
<b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b>	
<p>The objectives are identified in the Green Infrastructure Strategy Update as being grouped under the following key headings:</p> <ul style="list-style-type: none"> <li>▣ Health and well-being</li> <li>▣ Links and connectivity</li> <li>▣ Economic growth and development</li> <li>▣ Water management</li> <li>▣ Eco-system services</li> <li>▣ Healthy natural environment</li> <li>▣ Education and understanding</li> <li>▣ Climate change</li> <li>▣ Long term management</li> <li>▣ Working in partnership</li> <li>▣ Funding</li> </ul>	
<b>How objectives and/or requirements might be considered in your Neighbourhood Plan</b>	
<p>Taking account of the over-arching objectives a number of issues are relevant to planning at a Neighbourhood level. It will be important to ensure that these matters are picked up (many of which are compatible with the Sustainability Assessment scoping report themes) in order to ensure that the Neighbourhood Plan delivers green infrastructure objectives where appropriate.</p>	

<b>Plan/Programme/legislation</b>	<b>West Lavington and Littleton Panell Conservation Area Statement</b>
<b>Author</b>	<b>Kennet District Council</b>
<b>Date</b>	<b>January 2003</b>
<b>Summary of document</b>	<p>This document seeks to identify and record those special qualities of West Lavington and Littleton Panell that make up their architectural and historic character. The purpose is to provide a sound basis for local plan policies and development decisions, as well as for the formulation of proposals for the preservation and enhancement of the character or appearance of the area.</p> <p>The statement is a review of the West Lavington and Littleton Panell Conservation Area. It identifies distinctive features with the intention that the characteristics of the area will be protected and enhanced for the benefits of current and future generations.</p>
<b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b>	<p>The statement identifies a number of issues of concern including:</p> <ul style="list-style-type: none"> <li>❑ Speeding traffic through the High Streets of both villages</li> <li>❑ Maintenance of the Semington Brook</li> <li>❑ Overhead telephone and electricity cables and poles</li> <li>❑ Dauntsey's School astroturf and flood lighting</li> <li>❑ The engineered brick retaining wall adjoining the former garage buildings</li> <li>❑ The importance of the Post Office and Village Stores to village life</li> </ul> <p>The statement goes on to note there are areas of potential change including the farmyards behind Littleton House, the used car forecourt, the former garage premises and the backland area within Littleton Panell. There are a number of enhancements suggested including removing particularly prominent poles and overhead wires, reducing the impact of the brick retaining wall adjacent to the junction with Sandfield in the High Street, removing fencing in that locality, the use of native hedgerow species instead of evergreen cupressus, more consistent use of red bricks or greensand stone for new development, and use of other traditional local materials.</p>
<b>How objectives and/or requirements might be considered in your Neighbourhood Plan</b>	<p>The issues highlighted in the Conservation Area statement are all matters that can be addressed locally through carefully worded policies dealing with design, materials, parking and general highway management matters, new development and the location of future housing or employment development. Local landscaping and use of locally sourced materials are all matters that can be covered by appropriate worded planning policies or proposals. They are matters that may need to be given further consideration in the development of the WLNP.</p>

<b>Plan/Programme/legislation</b>	<b>West Lavington and Littleton Panell Village Design Statement</b>
<b>Authors</b>	<b>Residents of West Lavington and Littleton Panell</b>
<b>Date</b>	<b>Adopted 16<sup>th</sup> September 2004</b>
<b>Summary of document</b>	
<p>This document was adopted by Kennet District Council in 2004 as supplementary planning guidance.</p> <p>The design statement picks up on a range of matters of concern to the local communities including the siting of the settlements, building forms and the materials used in construction of new buildings and structures.</p> <p>It then goes on to consider schools, traffic issues, footpath, the location and value of the open spaces in and on the edge of the settlements, local employment and future development options.</p>	
<b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b>	
<p>Grouped under a number of headings, the statement sets out a number of requirements as follows:</p> <ul style="list-style-type: none"> <li> <p>■ Building forms and materials – buildings should be built to achieve a sympathetic relationship with other buildings, avoiding bungalows where possible. Semi-detached and terraced houses appear better if the external treatment is the same and is finished in traditional brick or render. New buildings on the High Street and in other locations should have particular regard to building line as well as form and materials. The use of free stone in modern walls is to be encouraged. Reconstituted stone or imitation Ashlar is generally unsuitable as is stone cladding on brick. Repointing of old brick needs to be done carefully and professionally using lime mortar in preference to cement mortar. Paint should always be in good condition. Older brick tends to be more attractive unpainted whereas new brick can often benefit from being painted. Extensions should generally match the original style. For future housing estates introducing strong guidelines could be considered. Thatched roofs should be treasured for their historic and aesthetic value. New thatched houses would be welcomed. Flat roofs should generally be avoided whilst replacement glazing in UPVC which closely resembles the original form should be encouraged. Concrete posts and wire fencing should generally be avoided where possible. Services to old and new properties should be put underground wherever possible.</p> </li> <li> <p>■ Schools – the setting of the avenue and the main building at Dauntsey's should be maintained. The large playing fields also form an important visual amenity particularly from Strawberry Hill. New buildings should be confined within the existing campus of Dauntsey's and not exceed the ambient height of the existing buildings. Large buildings are not appropriate along Cheverell Road. New planting would be of benefit as would shading of external lighting. The retention of both the primary school and pre-school on the same site is vital to the maintenance of the village community. The Dauntsey's Aided Primary School site would greatly benefit from planting of some more mature trees especially along the boundary with the village playing field.</p> </li> <li> <p>■ Traffic – greater effort needs to be made by the Highway Authorities to encourage heavy traffic to use the recommend route (the A342 &amp; A345). The A360 between Devizes and the A303 should be reclassified as a B road. The most attractive solution for both villagers and drivers is a by-pass for West Lavington and Littleton Panell. Improved warning signs need to be placed at both ends of the section of road descending from Salisbury Plain. Visibility is sufficiently good for a priority system to be installed opposite the bridge in favour of southbound traffic. Pedestrian access to the</p> </li> </ul>	



Church should be improved from the north side. Parking outside the village shop should remain as it acts as an effective traffic safety measure. The Dauntsey's one-way system should remain during the day time. Improvements to the staggered crossroads at the B3098 should be considered, a mini-roundabout may be capable of being accommodated. Speed restrictions should be applied on all unrestricted roads towards Little Cheverell and the B3098 is wholly unsuitable for heavy traffic and would benefit from suitable signage to discourage HGV's. The B3098 road to Market Lavington needs improvements to the pedestrian facilities. Other junctions would benefit from improvements and the 30 mph limit should be extended to the north side of the railway bridge. Finally, sight lines could be improved by re-alignment of the road north of the bridge to allow clear visibility. This could be combined with the traffic priority arrangement which would slow traffic down as it enters the village.

- ❑ Footpaths – the footpaths and byways are an important aspect of village life and they must continue to be properly maintained and open for use at all times. Restriction on the use of byways by 4 x 4 vehicles is vital for the benefit of walkers and horse riders.
- ❑ Open spaces – a number of open spaces contribute significant to the character and visual amenity of the two villages and must be protected from development or alteration of character.
- ❑ Economy and employment – it is important that the villages retain a balanced mix of residents to ensure a continuing intake of children to the two schools (Dauntsey's Aided Primary School and Lavington Comprehensive School). The shops offer an amenity of immense value to the community and their long-term survival should be positively supported. The Post Office is also essential to many villagers particularly the elderly and should be similarly supported. There will be support in the villages for the re-opening of a station at Littleton Panell or at Lydeaway.
- ❑ Farming – deep ploughing is inappropriate in areas of former ancient settlement. The maintenance of trees, hedges and woodland is important to the setting of the villages.
- ❑ Future development – to retain the village structure and ambience the community is concerned that no development should take place outside the present limits of development as defined in the Kennet Local Plan. The construction of starter homes should be encouraged on the few remaining building plots within the village envelope. It is also important that a good mix of housing is encouraged.

**How objectives and/or requirements might be considered in your Neighbourhood Plan**

It is important that these objectives are taken into account and reflected in the development of policies, plans and options for the WLNP. Where objectives are incompatible with current community requirements the reason for the differences needs to be clearly explained and justified. Irrespective of that, this will be an important reference source in the development of the West Lavington Neighbourhood Plan.

<b>Plan/Programme/legislation</b>	<b>Salisbury Plain Army Basing Programme Planning Context Report (Consultation Draft Phase 3 report)</b>
<b>Authors</b>	<b>DIO Ops Projects</b>
<b>Date</b>	<b>19 February 2014</b>
<b>Summary of document</b>	<p>The Army Basing Programme announced on 5<sup>th</sup> March 2013 is based on the new Army 2020 plan outlined in July 2012. Two key principles guided the Review: that the armoured infantry brigades should be centred round a single location, and the Army should retain a UK-wide presence. The report identifies various deliverables including the provision of up to 1400 additional new houses for military personnel and their dependants. It is intended to inform the forthcoming masterplan for Salisbury Plain.</p> <p>This report sets out the findings of the additional accommodation site search exercise. The long list of sites identified in previous stages has been assessed to rule out heavily constrained sites. The remaining sites were evaluated against a set of weighted criteria to assess their suitability for new housing.</p> <p>The report also includes chapters on military base development, training requirement, transport and heritage matters.</p> <p>Following completion of the Planning Context Report, Assessment Studies and the Outline Environmental Appraisal, a Masterplan will be produced capturing all proposed developments related to the Army Basing Programme in the Salisbury Plain area. The final Masterplan will show the selected Service Families Accommodation sites.</p>
<b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b>	<p>The report recommends a number of sites at the bases at Bulford, Larkhill, Perham Down &amp; Ludgershall and Tidworth.</p> <p>The report recognises that the proposals for rebasing in and around the Salisbury Plain Training Area raise a number of issues regarding the local socio-economic infrastructure. The report includes a preliminary socio economic assessment which examines the demand for key social and economic infrastructure.</p>
<b>How objectives and/or requirements might be considered in your Neighbourhood Plan</b>	<p>The findings of the report will be important in understanding the spatial planning implications of the Salisbury Plain Army Basing Programme Planning and masterplan for the Neighbourhood Plan area.</p>



<b>Plan/Programme/legislation</b>	<b>Impact of the Military on the Agricultural Sector in Wiltshire</b>
<b>Authors</b>	<b>ADAS</b>
<b>Date</b>	<b>May 2008</b>
<b>Summary of document</b>	<p>The report assesses the direct and indirect impacts of military activity on agriculture.</p> <p>It describes the effect that MOD ownership has had in terms of the beneficial effects for biodiversity and landscape, and how archaeological assets have generally been preserved. These attributes act as a constraint to military activities.</p> <p>The land on Salisbury Plain is let on two types of agricultural tenancy, Schedule 1 which is let as ordinary agricultural succession tenancies and Schedule 3 which is let on an annual basis. The constraints placed on farming are much more severe on the Schedule 3 land than the Schedule 1 land. Where the requirements of the military constrain the way farmers can use the land, this is reflected in lower rents.</p> <p>The changes to the Common Agricultural Policy (the Single Payment Scheme) and the introduction of Environmental Stewardship have generally brought financial benefits to the tenants on Salisbury Plain.</p> <p>The presumption in favour of public access is described. Opportunities to gain access to the area are described.</p> <p>Other direct effects include farm diversification enterprises such as horse livery, bed and breakfast and letting of buildings for non-agricultural uses. Forestry is primarily managed to provide suitable military training areas and for conservation purposes with timber production of lesser importance.</p> <p>Indirect effects include problems of labour supply, litter, gates left open, fly tipping, vandalism, theft and worrying of livestock by dogs.</p>
<b>Key objectives/requirements/conclusions to be taken into consideration in Neighbourhood Plan</b>	
<p>The report concludes that the concentration of military personnel in Wiltshire gives good opportunities for sustainable rural development. Sustainability is an important objective of central and local government and as this becomes a more important objective for MOD and its agencies and for Wiltshire County Council there are areas for sustainable development that have good potential.</p> <p>There are opportunities for testing and piloting sustainable development through activities which foster military civilian integration in Wiltshire. Examples here are local purchasing of food for use in military establishments, anaerobic digesters for farm organic waste and food waste and the composting of green waste and food waste. A scoping study to prioritise the sustainable development opportunities with the best.</p>	
<b>How objectives and/or requirements might be considered in your Neighbourhood Plan</b>	
<p>It is important that these objectives are taken into account and reflected in the development of policies, plans and options for the WLNP. Where objectives are incompatible with current community requirements the reason for the differences needs to be clearly explained and justified. Irrespective of that, this will be an important reference source in the development of the West Lavington Neighbourhood Plan.</p>	

## APPENDIX C

### DRAFT TEMPLATE FOR SITE APPRAISALS

## Appendix C - Draft Site Options Assessment Criteria

Following scoping of the SA, the subsequent stage of the sustainability appraisal process involves the consideration of reasonable alternatives.

Those alternatives may include alternative policies / amounts of development and sites. This Appendix is only concerned with the assessment of alternative sites.

In order to undertake a robust comparative assessment of a number of different sites it will be necessary to establish a series of criteria based upon the Sustainability Appraisal Objectives in Table 12 above.

Wiltshire Council has indicated its preference is to see a 'traffic light' approach being adopted as this has worked effectively elsewhere. This would be based on a 'Red' 'Amber' 'Green' (RAG) scoring system. The table below provides an initial draft of the assessment criteria for comment, as part of the wider consultation on the SA Scoping Report. Should alternative or additional criteria be preferred it would assist if they can be conveyed to the Neighbourhood Plan Steering Group in response to the invitation to consult.

The final balance and use of these criteria will depend on a practical test of their effectiveness, sensitivity in assisting the assessment process, and the relative importance of the individual issues where it can be shown that there is some evidence of widespread public opinion, such as the need to preserve countryside views and the character of the villages.

**N.B. The version of the assessment table below was agreed by the Neighbourhood Plan Steering Group on 9th February 2015 and post-dates the version issued in the draft May 2014 Scoping Report:**

<b>1 PRACTICAL IMPLEMENTATION CRITERIA (Assess sites against these criteria first; if relevant criteria are met, delete sites at this stage)</b>			
<b>Sustainability Appraisal Objective</b>	<b>No.</b>	<b>Assessment Criteria</b>	<b>RAG Scoring Approach</b>
Protect people and property from the risk of flooding.	6	Is >50% site at risk of flooding (from surface water flooding and according to EA flood zoning)?	Yes – <b>delete</b> No ( <b>0-20%</b> ); ( <b>21-40%</b> ); ( <b>41-50%</b> ) NB state %
	7		
Conserve and enhance the character and quality of West Lavington NP's rural and urban landscapes, maintaining and strengthening local distinctiveness and sense of place.	13	Is the site physically attached to the settlement?	<b>Yes</b> ; <b>No - delete</b>
Ensure efficient and effective use of land and the use of suitably located previously developed land and buildings.	22	Is >50% site affected by topographic constraints (e.g. steeply sloping land; poor ground conditions etc)?	Yes – <b>delete</b> No ( <b>0-20%</b> ); ( <b>21-40%</b> ); ( <b>41-50%</b> ) NB state %
Reduce the need to travel, promote more sustainable transport	38	Can the site be accessed practicably?	<b>Existing highway access</b> ; <b>Short new access route required</b> ; <b>No - delete</b>

choices and improve road safety, reduce accidents and help reduce traffic speeds	39	Will the site affect wider area road safety?	<b>Improve; No change; Slightly worsen (0-50%,but capable of mitigation); Greatly worsen - delete</b>
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## 2 ENVIRONMENTAL PROTECTION CRITERIA

Sustainability Appraisal Objective	No.	Assessment Criteria	RAG Scoring Approach
Protect and enhance all biodiversity and geological features and avoid irreversible losses.	1	Distance to Salisbury Plain SAC / SPA	<b>2-5km; 1-2km; up to 1km</b>
	2	Distance to Great Cheverell Hill and Salisbury Plain SSSIs	<b>1-2km; 500m to 1km; 0-500m</b>
	3	Distance to Local Nature Reserves / County Wildlife Sites / Wiltshire Wildlife Trust sites	<b>1-2km; 500m to 1km; 0-500m</b>
	4	Distance to Biodiversity Action Plan priority habitat	<b>1-2km; 500m to 1km; 0-500m</b>
Use and manage water resources in a sustainable manner.	5	Distance to river / groundwater source protection zone / major aquifer	<b>1-2km; 500m to 1km; 0-500m</b>
Ensure efficient and effective use of land and the use of suitably located previously developed land and buildings.	21	Is site likely to be Previously Developed Land? (N.B. based on visual inspection)	<b>Yes; Partial; No</b>
Improve air quality and minimise all sources of environmental pollution	24	Distance to B3098 crossroads (walking)	<b>0-400m; 400m-800m; 800m plus</b>
	25	Distance from railway / main road (noise)	<b>150m+; 50-150m; 0-50m;</b>
	26	Proximity to Salisbury Plain (light)	<b>2km-5km; 500m-2km; 0-500m</b>
	27	Is site likely to be contaminated? (N.B. based on visual inspection)	<b>No; Partially; Yes</b>

## 3 DISTANCE TO FACILITIES CRITERIA

Sustainability Appraisal Objective	No.	Original Assessment Criteria	RAG Scoring Approach
Minimise our impacts on climate change and reduce our vulnerability to future climate change effects.	8	Distance to public transport stop (bus)	<b>0-400m; 400m-800m; 800m plus</b>
	9	Distance to village shop	<b>0-400m; 400m-800m; 800m plus</b>
	10	Distance to primary school	<b>0-400m; 400m-800m; 800m plus</b>
Reduce poverty and deprivation and promote more inclusive and self-contained communities	32	Distance to GP surgery	<b>0-400m; 400m-800m; 800m plus</b>
Improve equality of access to, and engagement in local, high-quality community services and facilities.	34	Distance to public house	<b>0-400m; 400m-800m; 800m plus</b>
	35	Distance to village hall	<b>0-400m; 400m-800m; 800m plus</b>
	36	Distance to public open space	<b>0-400m; 400m-800m; 800m plus</b>

Reduce the need to travel and promote more sustainable transport choices	37	Distance to nearest cycle route / public right of way	0-400m; 400m-800m; 800m plus
<b>4 LANDSCAPE AND VIEWS CRITERIA</b>			
<b>Sustainability Appraisal Objective</b>	<b>No.</b>	<b>Original Assessment Criteria</b>	<b>RAG Scoring Approach</b>
Conserve and enhance the character and quality of West Lavington NP's rural and urban landscapes, maintaining and strengthening local distinctiveness and sense of place.	12	Would removal of hedgerows or other landscape features be necessary?	No; Partial; Yes
	14	Would development affect views to/from surrounding countryside?	No; Partial; Yes
	15	Would development fit into existing urban form?	Yes; Partial; No
	16	Would development involve the loss of best and most versatile agricultural land (grades 1, 2 and 3a)?	No; Partial; Yes
<b>5 VILLAGE CHARACTER AND HERITAGE CRITERIA</b>			
<b>Sustainability Appraisal Objective</b>	<b>No.</b>	<b>Original Assessment Criteria</b>	<b>RAG Scoring Approach</b>
Protect, maintain and enhance the historic environment	28	Within Conservation Area / Listed Building curtilage or setting	101m+; <100m; Within
	29	Within curtilage of archaeological heritage asset (SAMs and non-protected sites) or setting	101m+; <100m; Within
	29A	Impact on setting of statutorily protected heritage assets not assessed elsewhere (LBs; SAMs etc)	No impact; limited impact; significant impact
	29B	Impact on setting of non-statutory heritage assets not assessed elsewhere (buildings of local importance etc)	No impact; limited impact; significant impact
Provide everyone with the opportunity to live in good quality, affordable housing, and ensure an appropriate mix of dwelling sizes, types and tenures	31	Capable of delivering appropriate mix	Yes; Partially; No
<b>6 CRITERIA FOR SUBSEQUENT CONSIDERATION AT SITE SPECIFIC PROPOSAL STAGE</b>			
<b>Sustainability Appraisal Objective</b>	<b>No.</b>	<b>Original Assessment Criteria</b>	<b>RAG Scoring Approach</b>
Minimise our impacts on climate change and reduce our vulnerability to future climate change effects.	11	Will the site deliver additional renewable energy generating capacity (whether for domestic or commercial purposes)?	Yes; Partial; No

Ensure adequate provision of employment land and diverse employment opportunities to meet the needs of local businesses and a changing workforce.	20	Will the site deliver mixed use development?	Yes; Partial; No
Promote sustainable waste management solutions that encourage the reduction, re-use and recycling of waste.	23	Will recycled materials be used during construction?	Yes; Partial; No
Reduce poverty and deprivation and promote more inclusive and self-contained communities	33	Will the site deliver improvements to the quality of life for residents (existing / future)?	Yes; Partial; No

## APPENDIX D

### STATUTORY CONSULTEE COMMENTS

## ENGLISH HERITAGE

Dear Mr Baxter

Thank you for inviting our comments on your Neighbourhood Plan SEA/SA Scoping Report. My apologies that this response is a little overdue.

We are pleased to note that the Plan area's distinctive historic environment has been recognised and valued, and the issues associated with it identified. We are happy with the list of Sustainability Objectives set out in Table 12 in response to this agenda.

The key points I would make relate to the Appraisals Framework and the Site Options Assessment Criteria.

Often overlooked but of importance will be the assessment of the potential impact of proposals on the setting of all heritage assets, including the integrity of the settlement of West Lavington itself. Often only the direct impacts of development are considered but not the indirect ones. You may find useful The Setting of Heritage assets (EH, 2010). [www.english-heritage.org.uk/publications/setting-heritage-assets/](http://www.english-heritage.org.uk/publications/setting-heritage-assets/)

Could I also mention the importance of ensuring the consideration of all heritage assets whether designated or not - an important feature of national historic environment policy in the National Planning Policy Framework (NPPF). Many archaeological features and buildings of local importance are important and shouldn't be overlooked. The historic environment record at the Council will be of particular interest in this respect and may highlight certain unknown and interesting historic features, as will the English Heritage website and specific neighbourhood plan making guidance. [www.english-heritage.org.uk/caring/get-involved/improving-your-neighbourhood/planning-opportunities/](http://www.english-heritage.org.uk/caring/get-involved/improving-your-neighbourhood/planning-opportunities/)

The traffic light approach for evaluating options against sustainability criteria is unfortunately unlikely to be refined enough in isolation as each heritage asset has its significance determined individually. Evaluating the acceptability of site proposals upon the significance of heritage assets therefore depends on more than just the distance between them. Even then, it is also not clear, from an evidential point of view, how the distances in question have been deemed appropriate.

I hope these brief observations are of use.

Good luck in the preparation of the Plan. I'm sure you will ensure the historic environment will benefit from the actions you progress.

Kind regards

David Stuart

David Stuart | Historic Places Adviser  
Direct line: 0117 975 0680  
Mobile phone: 0797 924 0316  
English Heritage | 29 Queen Square  
Bristol | BS1 4ND  
[www.english-heritage.org.uk](http://www.english-heritage.org.uk)



## **ENVIRONMENT AGENCY**

Dear Mr Baxter

Thank you for sending the Environment Agency the SEA/SA Scoping Report for the West Lavington Neighbourhood Plan. We acknowledge receipt of this plan, as you request.

We will provide comments on this in due course, but please contact me if you have any queries in the meantime.

Regards

Kath

**Katherine Burt**  
**Sustainable Places - Planning Specialist**  
**Wessex Area, South West Region**  
**Environment Agency**

✉ Rivers House, Sunrise Business Park, Higher Shaftesbury Road, Blandford Forum, Dorset DT11 8ST  
✉ Email: [katherine.burt@environment-agency.gov.uk](mailto:katherine.burt@environment-agency.gov.uk)  
☎ 01258 483369 (Internal: 724-3369)

## **NATURAL ENGLAND**

No response

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### **Consultation invitation as sent 2 June 2014**

Dear ,

I am advised by Wiltshire Council that you are your organisation's point of contact for formal submission of our SEA/SA Scoping Report, by way of statutory consultation for 6 weeks within the Neighbourhood Planning process. It remains marked 'draft' until after responses have been considered.

Our Report has been prepared by Impact Planning Services Ltd, and approved for submission by the Steering Group of the West Lavington Parish Neighbourhood Area, and its lead body the Parish Council. To find out more about our process and plans please see our webpage on <http://www.westlavington.info/planning.html>

I would be grateful if you could acknowledge receipt for audit purposes. If you do have any queries please do not hesitate to make contact,

Kind regards,

Clerk etc.



## **ANNEXE E (b) SITE ASSESSMENT SCORING**



Site Assessments Utilising Sustainability Appraisal Criteria  
(from SA/SEA Scoping Report Appendix C as revised October 2014)  
10 June 2015 (*incorporating owner-corrected site boundary for site '14X extended'*)

Score Allocation Against SA Criteria				
Three Points		Two Points		One Point
Delete Site		(see Appendix C for explanation: if relevant criteria met / not met site is deleted at this stage)		

1 PRACTICAL IMPLEMENTATION CRITERIA			Assessment criteria from SA Scoping	Site Assessment Criteria	SITE IDENTIFIER														
					1	2	3	4	5	6	7	8	9	10	11	12X	13X	14X	14X extended
			6 and 7	Is >50% site at risk of flooding (from surface water flooding and according to EA flood zoning)?	0%	0-5% (surface water)	0-5% (surface water)	0-5% (surface water)	0-5% (surface water)	0-5% (surface water)	0-5% (surface water)	0-5% (surface water)	0-5% (surface water)	0-5% (surface water)	0-5% (surface water)	0%	0%	0%	
			13	Is the site physically attached to the settlement?															
			22	Is >50% site affected by topographic constraints (e.g. steeply sloping land; poor ground conditions etc)?	<10%	<10%	<10%	<10%	<10%	<10%	19%	61%	38%	32%	38%	<10%	<10%	41.3%	
			38	Can the site be accessed practicably?															
			39	Will the site affect wider area road safety?															
			TOTALS		13	14	14	13	13	13	14	10	11	12	12	12	14	12	11
			WEIGHTED TOTALS (Group 1 = 5)		65	70	70	65	65	65	70	50	55	60	60	60	70	60	55
			ACTUAL WEIGHTED TOTALS (Group 1 = 4.8)		62.4	67.2	67.2	62.4	62.4	62.4	67.2	48.0	52.8	57.6	57.6	57.6	67.2	57.6	52.8

Assessment criteria from SA Scoping		Site Assessment Criteria		SITE IDENTIFIER													
				1	2	3	4	5	6	7	8	9	10	11	12X	13X	14X
1		Distance to Salisbury Plain SAC / SPA															
2		Distance to Great Cheverell Hill and Salisbury Plain SSSIs															
3		Distance to Local Nature Reserves / County Wildlife Sites / Wiltshire Wildlife Trust sites															
4		Distance to Biodiversity Action Plan priority habitat															
5		Distance to river / groundwater source protection zone / major aquifer															
21		Is site likely to be Previously Developed Land? (N.B. based on visual inspection)															
24		Distance to B3098 crossroads (walking)															
25		Distance from railway / main road (noise)															
26		Proximity to Salisbury Plain (light)															
27		Is site likely to be contaminated? (N.B. based on visual inspection)															
TOTALS		18	19	18	19	17	18	18	19	19	20	19	19	19	19	19	19
WEIGHTED TOTALS (Group 2 = 3)		54	57	54	57	51	54	54	57	57	60	57	57	57	57	57	57
ACTUAL WEIGHTED TOTALS (Group 2 = 3)		54	57	54	57	51	54	54	57	57	60	57	57	57	57	57	57

3 DISTANCE TO FACILITIES CRITERIA		Assessment criteria from SA Scoping	Site Assessment Criteria	SITE IDENTIFIER														14X extended
				1	2	3	4	5	6	7	8	9	10	11	12X	13X	14X	
	8		Distance to public transport stop (bus)															
	9		Distance to village shop															
	10		Distance to primary school															
	32		Distance to GP surgery															
	34		Distance to public house															
	35		Distance to village hall															
	36		Distance to public open space															
	37		Distance to nearest cycle route / public right of way															
TOTALS				13	16	20	20	20	23	23	19	21	16	12	19	12	12	12
WEIGHTED TOTALS (Group 3 = 3)				39	48	60	60	60	69	69	57	63	48	36	57	36	36	36
ACTUAL WEIGHTED TOTALS (Group 3 = 3.6)				46.8	57.6	72.0	72.0	72.0	82.8	82.8	68.4	75.6	57.6	43.2	68.4	43.2	43.2	43.2

4 LANDSCAPE AND VIEWS CRITERIA		Assessment criteria from SA Scoping	Site Assessment Criteria	SITE IDENTIFIER														14X extended
				1	2	3	4	5	6	7	8	9	10	11	12X	13X	14X	
	12		Would removal of hedgerows or other landscape features be necessary?															
	14		Would development affect views to/from surrounding countryside?															
	15		Would development fit into existing urban form?															
	16		Would development involve the loss of best and most versatile agricultural land (grades 1, 2 and 3a)?															
TOTALS				5	8		7	9	9	6	6	6	6	6	9	9	7	6
WEIGHTED TOTALS (Group 4 = 3 and 5)				Not possible to weight as there are two peaks in the mode weighting score)														
ACTUAL WEIGHTED TOTALS (Group 4 = 3.8)				19.0	30.4	22.8	26.6	34.2	34.2	22.8	22.8	22.8	22.8	22.8	34.2	34.2	26.6	22.8

5 VILLAGE CHARACTER AND HERITAGE CRITERIA																			
Assessment criteria from SA Scoping		Site Assessment Criteria																	
		1	2	3	4	5	6	7	8	9	10	11	12X	13X	14X	14X extended			
28																			
29																			
29A																			
29B																			
31																			
TOTALS		14	12	10	11	11	12	15	14	14	13	12	11	11	13	13			
WEIGHTED TOTALS (Group 5 = 4)		56	48	40	44	44	48	60	56	56	52	48	44	44	52	52			
ACTUAL WEIGHTED TOTALS (Group 5 = 3.9)		54.6	46.8	39.0	42.9	42.9	46.8	58.5	54.6	54.6	50.7	46.8	42.9	42.9	50.7	50.7			

SITE IDENTIFIER	1	2	3	4	5	6	7	8	9	10	11	12X	13X	14X	14X extended
UN-WEIGHTED TOTALS	63	69	68	70	70	75	76	68	71	67	61	70	65	63	61
WEIGHTED TOTALS															
ACTUAL WEIGHTED TOTALS	236.8	259.0	255.0	260.9	262.5	280.2	285.3	250.8	262.8	248.7	227.4	260.1	244.5	235.1	226.5

Notes:

1 Original criteria 17-19 are not included due to on-going difficulty attributing a score to them or revising the criteria to achieve this.

2 Criterion 30 deleted due to change in policy thresholds for delivery of affordable housing in Wiltshire Core Strategy Core Policy 43, which rendered the scoring inappropriate.

Weighting of Group Scores (based on 16 October 2014 Steering Group Exercise)

- 1= not very important or desirable
- 2= fairly important or desirable
- 3= important or desirable;
- 4= very important or desirable
- 5= essential

The mode weight for each Group was as follows (numbers in brackets are ‘actual weight’ - number of ‘x’ multiplied by each score they appear in, divided by total number of ‘x’ (9)):

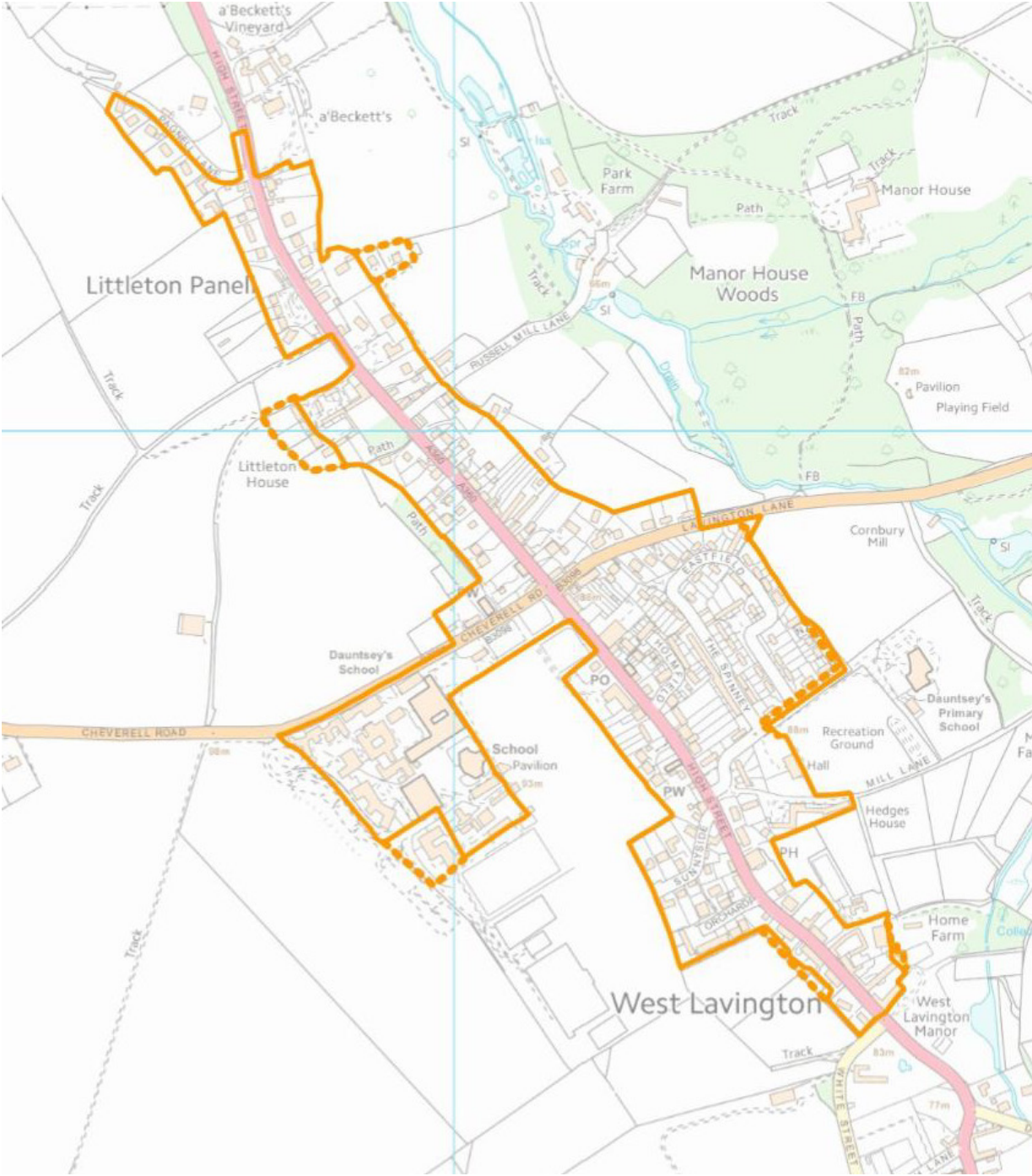
- Group 1 – 5 (4.8)
- Group 2 – 3 (3)
- Group 3 – 3 (3.6)
- Group 4 – 3 and 5 (3.8)
- Group 5 – 4 (3.9)







## **ANNEXE F SETTLEMENT BOUNDARY**





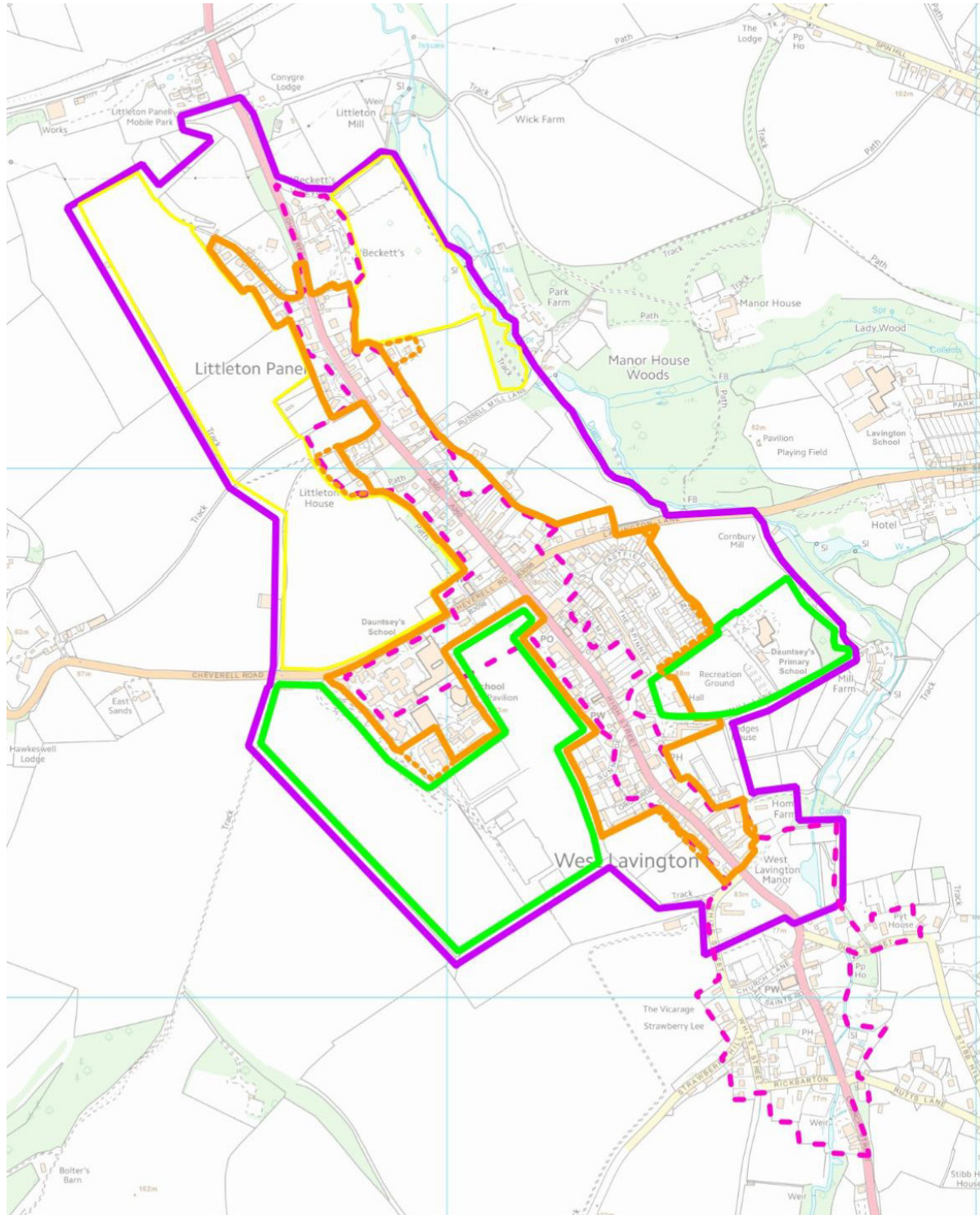
LEGEND:

-  Current Settlement Boundary
-  Proposed minor revisions



## **ANNEXE G MAP OF EXCLUDED LAND AREAS**



**LEGEND:**

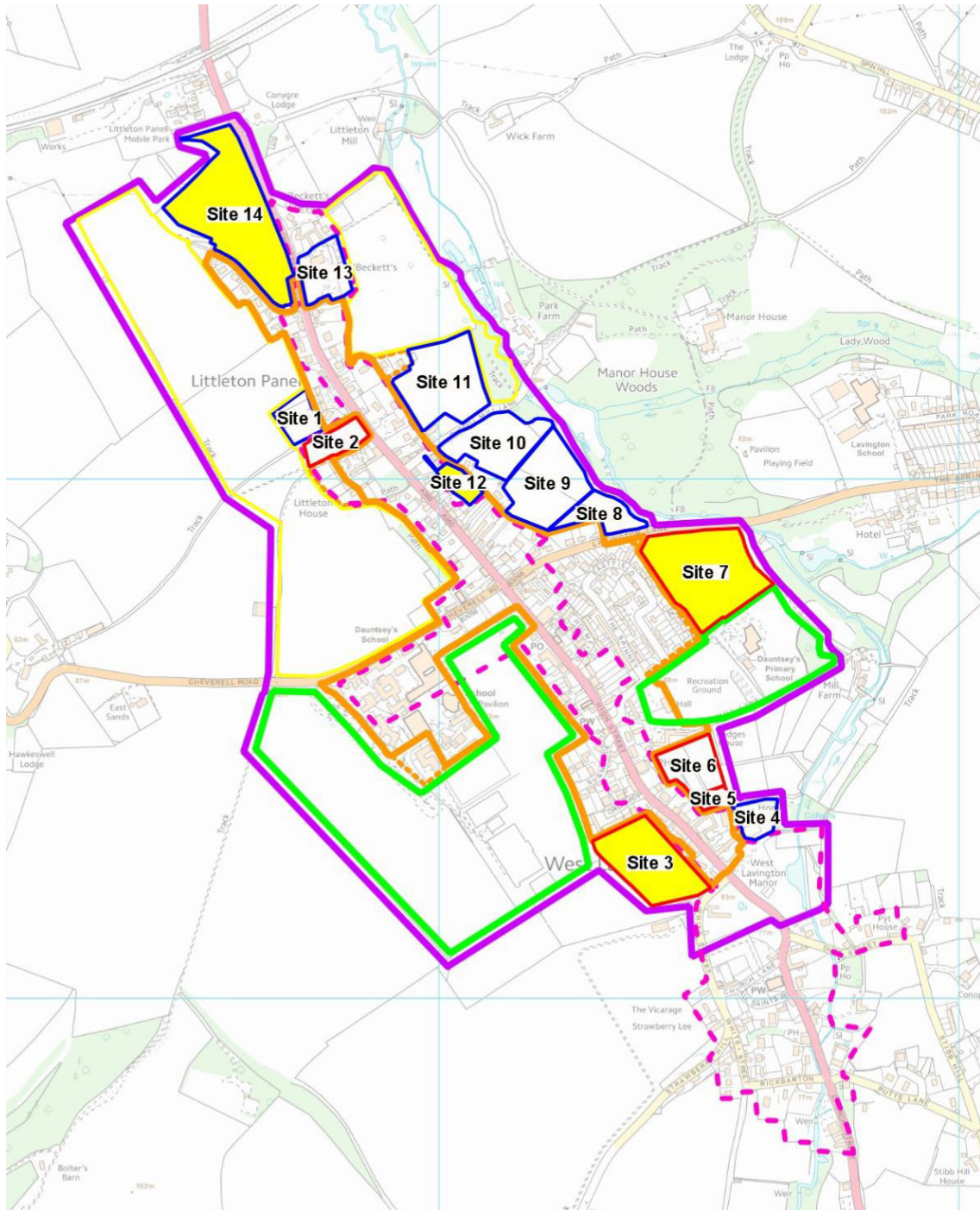
- Recreation amenity areas
- Large capacity areas
- Boundary of adjacent land
- Conservation Area
- Settlement Boundary





## **ANNEXE H MAP OF INCLUDED LAND AREAS**



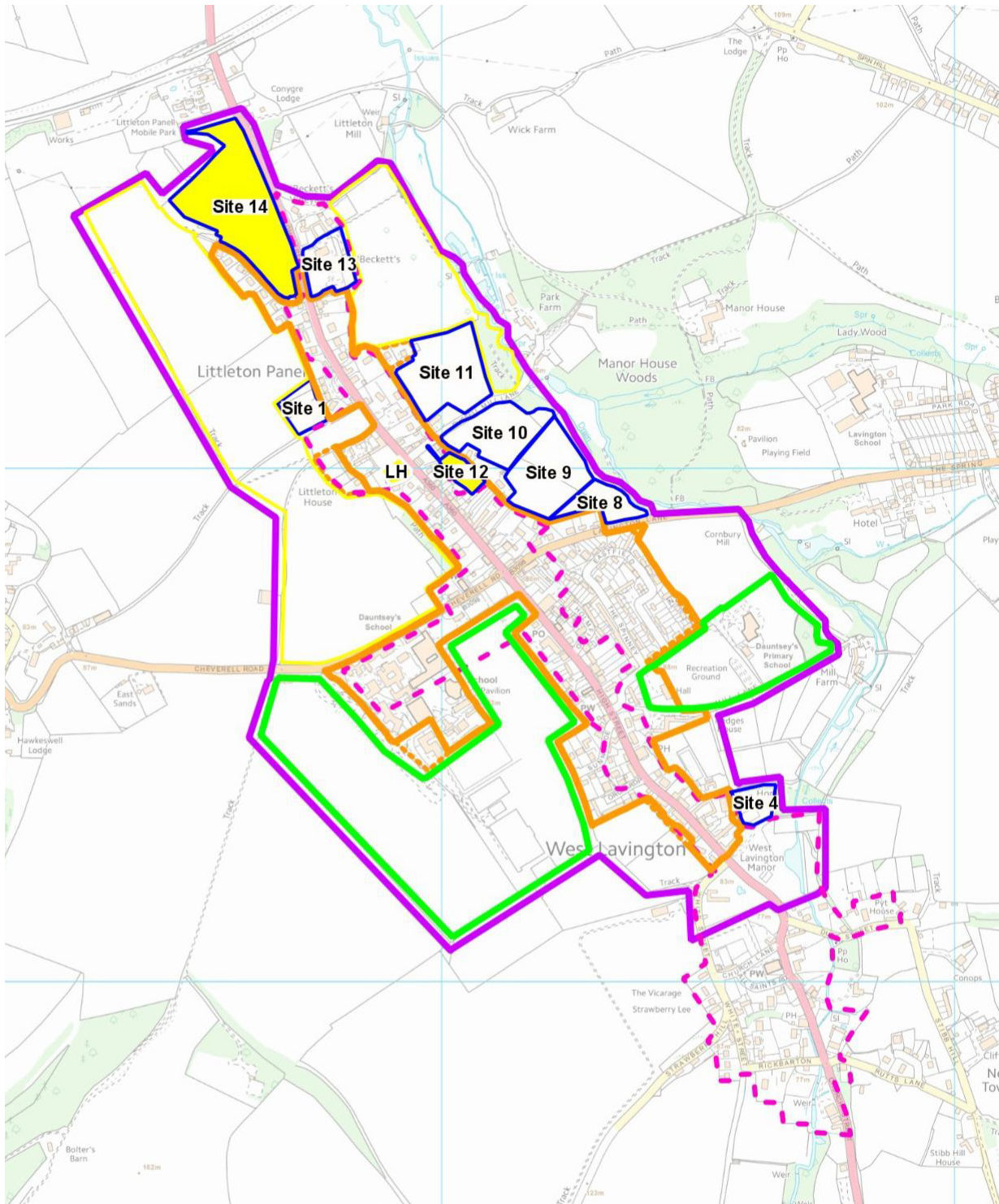
**LEGEND:**

- Included sites
- SHLAA sites
- Recreation amenity areas
- Large capacity areas
- Boundary of adjacent land
- Conservation Area
- Settlement Boundary



## **ANNEXE I MAP OF SITES SET ASIDE**



**LEGEND:**

- Sites set aside
- SHLAA sites
- Recreation amenity areas
- Large capacity areas
- Boundary of adjacent land
- Conservation Area
- Settlement Boundary





## **ANNEXE J (a) LANDOWNER ENQUIRIES**



**West Lavington Parish Council**

**Summary of Landowner Responses to  
draft West Lavington Neighbourhood  
Plan: Potential Housing Allocation Site  
Confidential Landowner Questionnaires**

## **West Lavington Parish Council**

# **Summary of Landowner Responses to draft West Lavington Neighbourhood Plan: Potential Housing Allocation Site Confidential Landowner Questionnaires**

**Impact Planning Services Ltd Ref: WLP/001/JF**

**Date: March 2015**

**Impact Planning Services Ltd  
Unit 1 The Courtyard  
Copse Farm  
Lancaster Place  
South Marston Park  
Swindon  
Wiltshire SN3 4UQ**

<b>CONTENTS</b>		<b>page no.</b>
<b>1</b>	<b>Background</b>	<b>4</b>
<b>2</b>	<b>Who was consulted</b>	<b>4</b>
<b>3</b>	<b>Responses</b>	<b>4</b>
<b>4</b>	<b>Further Action</b>	<b>8</b>
<b>5</b>	<b>Recommendations</b>	<b>8</b>
<b>Appendix A</b>	<b>Table Summarising Confidential Landowner Questionnaire Responses</b>	
<b>Appendix B</b>	<b>Full Confidential Landowner Questionnaire Responses</b>	

## **1 Background**

- 1.1 The purpose of this report is to summarise the feedback from landowners and agents who were confidentially consulted on the potential for inclusion of their / their clients' land as a housing allocation site in the draft West Lavington Neighbourhood Plan.
- 1.2 The confidential consultation exercise began on the 24<sup>th</sup> February 2015 and closed on 10<sup>th</sup> March 2015. Questionnaires were sent out to landowners or their agents (with contact details for each land parcel having previously been supplied by the Neighbourhood Plan Steering Group). With each covering letter a questionnaire was enclosed and a plan identifying the relevant parcel or parcels of land.

## **2 Who Was Consulted?**

- 2.1 Impact Planning was asked to undertake confidential landowner consultations for seven parcels of land that had, together with a number of other sites, previously been subjected to site assessments using the Neighbourhood Plan SA/SEA Scoping Report sustainability appraisal criteria.
- 2.2 Of the 14 sites initially assessed against the key sustainability appraisal criteria, the following sites were consulted upon as part of this current exercise:
  - ▣ Site 2 – land north west of Littleton House
  - ▣ Site 3 – land off White Street
  - ▣ Site 5 – land at West Lavington Equestrian Centre
  - ▣ Site 6 – land at West Lavington Equestrian Centre
  - ▣ Site 7 – Eastfields
  - ▣ Site 9 – Land north of Lavington Lane
  - ▣ Site 10 – Land south of Russell Mill Lane

## **3 Responses**

- 3.1 Out of the seven sites, responses were received in respect of five sites, sites 2, 3, 5, 6 & 7. At the time of writing no response has been received in relation to sites 9 & 10. The Steering Group may wish to consider whether further contact should be made with the owners or agents representing sites 9 & 10.
- 3.2 The next part of this report considers the responses, topic by topic. A summary table outlining the comments in relation to each question is included at Appendix A and the full responses are included at Appendix B.

### **Single/multiple ownership**

- 3.3 Four of the five sites were identified as being in single ownership; the remaining site (site 3) was identified as being in multiple ownership.

### **Current and previous use**

- 3.4 The current use of the five parcels of land where detailed responses were received was variously vacant (former agricultural) land (site 2); grazing land (site 3); equestrian land and buildings (site 5); equestrian land (site 6); and fallow land (site 7).

### **Site size**

- 3.5 The sites range in area from 0.91 hectares (site 5) to 3 hectares (site 7).

### **Does the landowner control adjacent land?**

- 3.6 In three cases the landowner or agent confirmed that adjacent land was also controlled. In the context of sites 5 & 6 the landowner controls both sites and other land. The landowner of site 2 controls a large tract of land on the western edge of Littleton Panell and West Lavington adjoining site 2. A plan of the land adjacent to site 2 is included with the response at Appendix B. However at the time of writing no plan of the other land adjacent to sites 5 & 6 has been provided although Impact Planning has written to the landowner to request this.

### **Physical constraints**

- 3.7 In the case of 4 out of the 5 sites with responses, it was indicated that there were either no physical constraints or none to the knowledge of the respondent. In relation to site 3, the agent for the landowners identified three issues:
- ▣ There were some access issues although the highway consultant who has been advising the landowners on this matter had indicated that a pragmatic access solution exists;
  - ▣ The site lies adjacent to a Conservation Area;
  - ▣ The land is washed over on the latest version of the Core Strategy proposals map as a Special Landscape Area but the agent has confirmed with Wiltshire Council that this designation has been shown on the proposals map in error and does not actually apply to the site.

### **Access to the primary road network**

- 3.8 Sites 2, 3 & 7 are claimed to benefit from direct access to the primary road network. The owner of sites 5 & 6 has confirmed that there is direct access to the primary road network via a private driveway.

### **Contamination / covenants / ransom issues**

- 3.9 As far as the owners or agents of the 5 sites with responses are able to confirm, there are either no contamination / covenants / ransom issues or there are none to their knowledge.

**Issues that may make the site unavailable**

- 3.10 The respondents indicated that there were no issues that would make the sites unavailable other than in respect of sites 5 & 6 where the owner referred to the need to secure a suitable access to the site.

**Assessment of economic viability**

- 3.11 Sites 2, 5 & 6 have not been subject to any assessment of viability. In respect of site 3 the agent indicated that the landowners have been in discussions with a number of house builders who have confirmed the site is viable. In relation to site 7 the owners have indicated that, as developers, they are certain of the site's viability.

**Other issues**

- 3.12 The owners / agents of sites 2, 3, 5 & 6 have indicated that there are no other issues that the Steering Group should be aware of that have not already been identified.
- 3.13 The owners of site 7 have indicated that they recognise the need for a tree belt / barrier between the houses and Market Lavington. It is assumed this is intended to refer to the proposed houses and Market Lavington.

**Has any work been undertaken to address the constraints?**

- 3.14 The majority of respondents indicated that no work had been undertaken to address the constraints.
- 3.15 In respect of site 3 the agent for the owners confirmed that preliminary highways and access advice had been received and that the advice confirmed that access is not "*an embargo upon development proceeding*".

**Permission to access site and contact details supplied**

- 3.16 In each case (for the five sites where responses were received) the owners or agents have confirmed that they give permission for an agent of the Parish Council to access the land parcels to ascertain their suitability. No respondents confirmed that there are any access issues (in terms of safe access for visitors to the site). In each case the agent or owner has provided a telephone number.

**Willingness to see site developed for residential purposes / capacity**

- 3.17 Each landowner or agent has indicated they are willing to see their respective sites developed for residential purposes. The respondents confirmed the following potential capacities:
- ▣ Site 2 – 10-15 dwellings
  - ▣ Site 3 – up to 40 dwellings
  - ▣ Site 5 – 4-6 dwellings
  - ▣ Site 6 – 16-24 dwellings
  - ▣ Site 7 – up to 80 dwellings



**Willingness to see site considered within possible alternatives for residential development in the public consultation on the Neighbourhood Plan**

- 3.18 In each case the landowner or agent confirmed they / their clients are willing to see the sites considered in the draft Neighbourhood Plan consultation.

**Other uses that might be suitable on this site**

- 3.19 All of the landowners or agents either declined to comment on this question or indicated that the site was only suitable for residential purposes.

**Potential to provide community infrastructure on the site**

- 3.20 Only the owners of site 2 have confirmed that there is no potential to provide community infrastructure on the site.
- 3.21 The agents for site 3 have confirmed that the site is large enough to deliver any community infrastructure required as part of the scheme. The owner of sites 5 & 6 has confirmed that they are willing to consider / discuss providing community infrastructure on site.
- 3.22 Finally the owners of site 7 have confirmed there is potential to provide community infrastructure on site.

**When is the respondent prepared to see the site released for development?**

- 3.23 The owners or agents of sites 2, 3 & 7 have indicated that they are prepared to see their respective sites released for development in years 0-5. The owner of sites 5 & 6 has indicated they are willing to see the site released in years 0-5 and 6-10 (site 5) and years 0-5, 6-10 and beyond 10 years (site 6).

**Delivery period**

- 3.24 The majority of respondents have indicated that their sites have the potential to deliver houses from 2016/2017 onwards. Sites 5 & 6 may be capable of delivery of a small number of units in the 2015/2016 according to the owner.
- 3.25 Beyond that the representatives of both of the larger sites (3 & 7) have indicated that development could extend to 2017/2018.
- 3.26 The owners of site 7 have suggested that whilst indicatively they estimate 40 dwellings a year could be provided in each of the years 2016/17 and 2017/18, they acknowledge that delivery could be slower.
- 3.27 In commenting on the trajectory of housing delivery, the owner of site 5 has indicated again that the delivery of housing would be subject only to securing a satisfactory means of access. The owners of site 7 have indicated that they are happy to discuss phasing with the Steering Group.

#### **4 Further Action**

- 4.1 The respondents have generally not highlighted any issues that are of major concern in the delivery of the five sites where responses were received, although access is a recurring issue with sites 3, 5 and 6.
- 4.2 The agents for the owners of site 3 have indicated that highways and access may give rise to some issues although they are confident that these can be resolved.
- 4.3 The owner of site 5 & 6 has also flagged up the potential effect of the uncertainty over access into the two sites on the deliverability of those two sites.
- 4.4 Finally the owners of site 7 have indicated the need for a tree belt / landscape barrier between the development site and Market Lavington, although this is not considered to be a 'show-stopper' issue.
- 4.5 In the context of the above it seems likely that further investigative work will be required to be undertaken by the landowners to demonstrate a viable access into sites 3, 5 & 6 in particular.
- 4.6 In addition there will be opportunities in due course for discussions with the landowners or agents about the possibility of provision of community infrastructure that may be required to support the development of these sites, and consideration of inclusion of any such requirements in the draft Neighbourhood Plan policies. Any community infrastructure will need to meet the Community Infrastructure Levy Regulations (CIL) regulation122 tests.
- 4.7 Finally, as the owners of site 7 have indicated, they are willing to discuss the phasing of the delivery of dwellings on their site.
- 4.8 More generally, it would be sensible to hold further discussions with Wiltshire Council in relation to the phasing of housing delivery in the Neighbourhood Plan area generally, as well as considering the overall quantum that the Steering Group should be looking to allocate in the draft Neighbourhood Plan.

#### **5 Recommendations**

- 5.1 In response to a request for further guidance on privacy issues and whether it is appropriate to discuss the potential of each site in public, since each owner or agent has indicated they are willing to see their / their clients' sites considered in the draft Local Plan, that would seem to address the issue. However it is important that the selection process behind any sites that have been shortlisted is made public so that the Neighbourhood Plan examiner, statutory consultees, Wiltshire Council and the general public can have transparency on this issue.
- 5.2 This report and other background documents to the site selection process will therefore need to be made publicly available in due course.

- 5.3 Clearly there are issues remaining to be resolved for some sites and in particular they include access to more than one of the shortlisted sites. It is recommended that landowners and agents for those sites be asked to provide further information demonstrating that the sites can (or cannot) be accessed properly.
- 5.4 It is recommended that discussions over community infrastructure and phasing of delivery take place at the appropriate opportunity.
- 5.5 Any decisions about allocating sites or putting forward options for allocations as part of a public consultation exercise should be based upon the overall performance of the sites against the sustainability appraisal criteria, in light of the responses to the confidential questionnaires, and having regard to the overall quantum of dwellings required to be allocated in the emerging Neighbourhood Plan. Decisions about which sites to allocate or not must be recorded and made publicly available.
- 5.6 It is therefore recommended that a total quantum of dwellings to be allocated is agreed with Wiltshire Council and that the Steering Group then decide, based on that figure and having regard to the above, which site / sites or options to put forward in the draft Neighbourhood Plan for public consultation.

## **Appendix A**

### **Table Summarising Confidential Landowner Questionnaire Responses**

**13 March 2015**

[illegible][illegible]

## **Appendix B**

### **Full Confidential Landowner Questionnaire Responses**

## Jeremy Flawn

---

**From:** Paul Oakley <paul@opac ltd.co.uk>  
**Sent:** 10 March 2015 10:40  
**To:** Jeremy Flawn  
**Subject:** Response to West Lavington Neighbourhood Plan  
**Attachments:** Land adjoining Littleton House.pdf; WLNP Submission 10.03.15.pdf

Dear Mr Flawn,

Please find attached the requisite form in respect of the Neighbourhood Plan consultation together with a site plan to show the land concerned. Please don't hesitate to come back to me should you require any further information at this stage.

Kind Regards

Paul Oakley MRTPI IHBC  
Oakley Planning & Conservation Ltd

t 01380 860340  
m 07900 240652  
w [www.opac ltd.co.uk](http://www.opac ltd.co.uk)



# WEST LAVINGTON PARISH COUNCIL

## Site Information Form

SITE 2

Contact Details	
Name	Paul Oakley
Company	Oakley Planning & Conservation.
Address	16 The Street, All Cannings DEVIZES, SN10 3PA.
Telephone number	01380 860340
e-mail address	paul@opac ltd.co.uk.
What is your interest in the land?	Agent for owner.

Landowner Details if Different From Above (use space below if more than one landowner)	
Name	Exors of A. B. Pocock.
Address	c/o Chesterton Humberts 106 High Street, Marlborough SN8 1LT
Telephone number	
e-mail address	



# WEST LAVINGTON PARISH COUNCIL

Site Details	
Site name	Land northwest of Littleton House
Site address	High Street, Littleton Parish.
Site postcode	
Is the site in multiple or single ownership?	Single.
Current and previous use of the land	Agriculture, now vacant.
Estimated site area (ha)	0.45 ha.
Do you / does the owner control any other land immediately adjoining the site?	Yes - further land to the west.
A clear map of the site should be enclosed with this form in order for the site to be accepted.	

Potential Constraints to Development	
Are there any physical constraints (e.g. topology, pylons, marshland, utilities, buried waste etc) that would limit development?	No.
Is there direct access to the land from the primary road network?	Yes.
If not, has the cost of access been considered and if so is the site still considered to be economically viable?	/
Is the land contaminated?	No.
Are there any covenants on the land, which may prevent development?	No.
Does the site have ransom strips?	No.

## WEST LAVINGTON PARISH COUNCIL

Are there any factors that might make part/all of the site unavailable for development?	No.
Has the economic viability of the land been assessed by a developer? If so, what was the outcome?	No.
Are there any other issues that The Steering Group should be aware of that are not identified above?	No.
Has work been undertaken to consider how these constraints may be overcome? If so please explain.	No.
Are you prepared to give permission for an agent of the Parish Council to access the site to ascertain site suitability? Are there any access issues, if so please provide a contact number below.	
Phone number for access	01380 860340.
Is agreement given to access site?	Yes.

Ambitions for the site	
Are you willing to see the possibility of the site being developed for residential purposes? If so what capacity do you think the site has (number of dwellings approximately)?	
Yes / No?	Yes.
Approximate number of dwellings	10-15.
If yes can you confirm that you are happy to see it considered within possible alternatives for residential development in the forthcoming draft Neighbourhood Plan public consultation?	
Yes / No?	Yes.

Other Uses	
If you consider the site more suitable for other uses, what uses are you considering and how much floor space / how many units would the site accommodate?	N/A.
Is there the potential to provide any community infrastructure as part of the site?	No.



# WEST LAVINGTON PARISH COUNCIL

When would you be prepared to see the site released for development?

0-5 years' time



6-10 years' time

>10 years' time

How many dwellings do you anticipate being delivered on the site over what period?

2015/16

2016/17

10-15.

2017/18

2018/19

2019/20

2020/21

2021/22

2022/23

2023/24

2024/25

2025/26

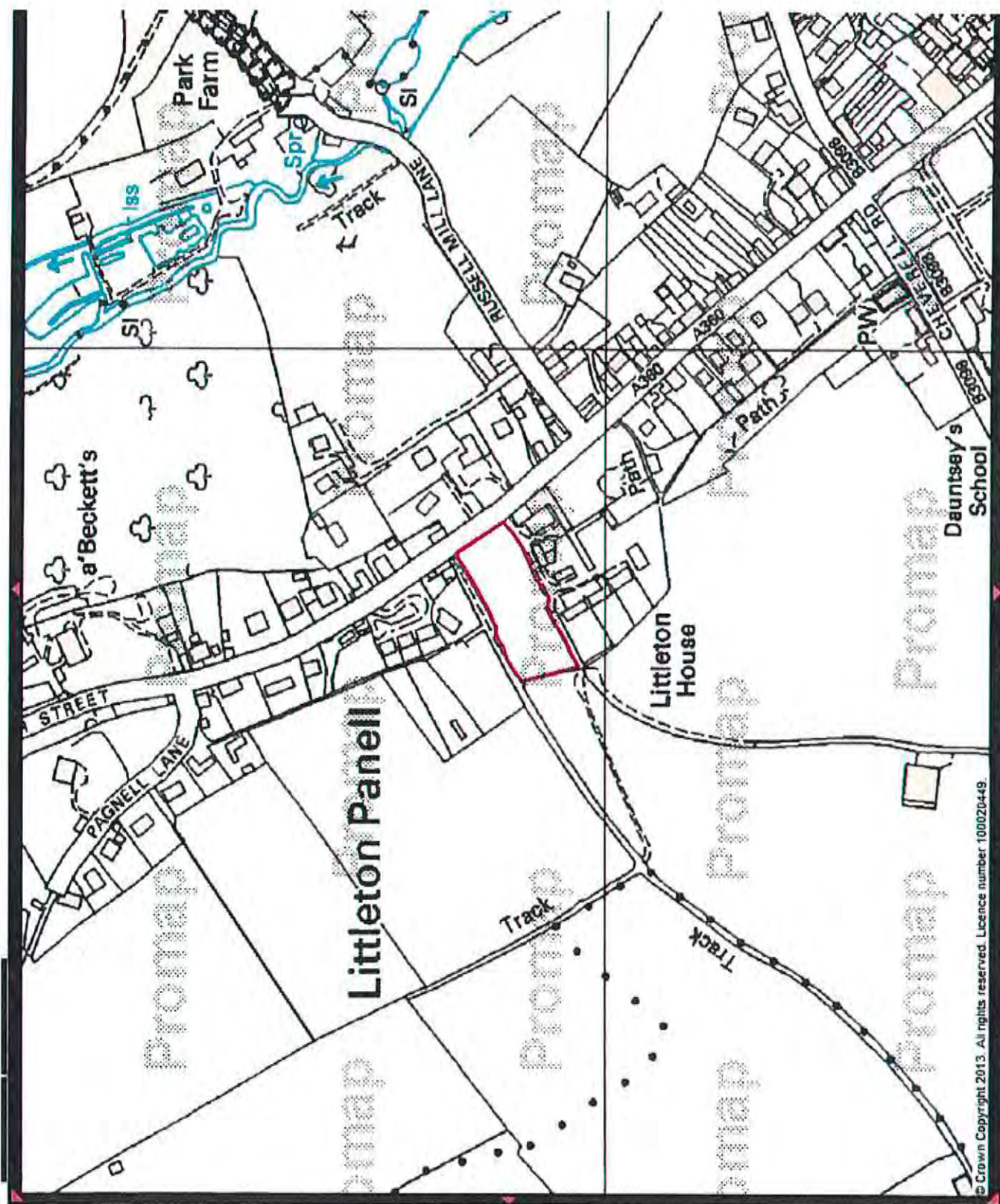
2026/27

2027/28

2028/29

2029/30

Please provide any comments on the proposed delivery timetable.



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E: 400151 94 N: 153951 69 OS: SU001530 MGR: SU0053NW

Control version: 4.7.0.4



## Jeremy Flawn

---

**From:** Paul Oakley <paul@opac ltd.co.uk>  
**Sent:** 11 March 2015 11:43  
**To:** Jeremy Flawn  
**Subject:** RE: Response to West Lavington Neighbourhood Plan  
**Attachments:** Pocock.Additional land in same ownership.pdf

Dear Jeremy,

Please find attached a plan to show all of the land owned by my clients at Littleton Panel.

Kind Regards

Paul

Paul Oakley MRTPI IHBC  
Oakley Planning & Conservation Ltd

t 01380 860340  
m 07900 240652  
w [www.opac ltd.co.uk](http://www.opac ltd.co.uk)







## Jeremy Flawn

---

**From:** Oliver Taylor <Oliver.Taylor@struttandparker.com>  
**Sent:** 09 March 2015 15:10  
**To:** Jeremy Flawn  
**Cc:** Hugo Huggett [hugo.huggett@huguenots.co.uk]  
**Subject:** West Lavington Neighbourhood Plan: Potential Housing Allocations Sites  
**Attachments:** Jeremy Flawn Ltr\_09 03 15.pdf; Title Plan.pdf; Completed Site Information Form.pdf

Dear Jeremy

Please find attached correspondence in response to your letter dated 24<sup>th</sup> February 2015. What are your the key milestones and timescales going forward?

With kind regards,  
**Oliver Taylor, MSc (Dev.Plan) MRICS MRTPI**  
Senior Planner – Development & Planning (Oxford)

Strutt & Parker LLP  
269 Banbury Road  
Oxford  
OX2 7LL

Direct Line +44 (0) 1865 366669  
Direct Fax +44 (0) 1858 433307  
Mobile +44 (0) 787 6583044



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Telephone 01865 366660  
Facsimile 01865 554059

oxford@struttandparker.com  
[www.struttandparker.com](http://www.struttandparker.com)



Jeremy Flawn  
Impact Planning Services Ltd  
Unit 1 The Courtyard  
Copse Farm  
Lancaster Place  
South Martson Park  
Swindon  
SN3 4UQ

**Direct Dial:** 01865 366669

**Mobile:** 07876 583044

**Email:** [oliver.taylor@struttandparker.com](mailto:oliver.taylor@struttandparker.com)

**Our ref:** OMJT/

09 March 2015

**By email only**

[jflawn@impactps.co.uk](mailto:jflawn@impactps.co.uk)

Dear Mr Flawn

**West Lavington Neighbourhood Plan Steering Group**

Thank you for your letter dated 24 February 2015 in relation to the above-mentioned. I have represented the landowners since their joint decision to promote the site for residential development in December 2013. The land in question measures approximately 2 hectares and lies immediately adjacent to the defined Settlement Framework of West Lavington.

In terms of the technical considerations, the site is free of any significant constraints. Curtins Consulting Ltd has provided preliminary highways and access advice in respect of the site. Their advice confirms that whilst the opportunity to create a fully Design Manual for Roads & Bridges ("DMRB") compliant junction is limited, a pragmatic solution does exist. Having considered the limits of ownership, there is an opportunity to create a new vehicular access onto the established public highway network at the site's frontage onto White Street. This frontage measures a distance of 25 metres. The middle of the site frontage is approximately 50 metres from the junction of White Street and the High Street (A360). Visibility to and from any new access would be limited to approximately 50 metres. However, by adopting a composite equation of stopping sight distances that reflect the driver reaction times assumed by DMRB with vehicle stopping capabilities assumed within Manual for Street 2 ("MfS2") it is possible to demonstrate that appropriate visibility splays – commensurate to the speed of traffic along White Street – can be achieved. Accordingly, access is not an embargo upon development proceeding in this location.

I acknowledge that the site lies adjacent to the West Lavington & Littleton Pannell Conservation Area. Nonetheless, page 7 of the West Lavington & Littleton Pannell Conservation Area Statement (January 2003) describes the 'green spaces' which contribute significantly to the character and appearance of the Conservation Area – the proposed site is not included as an area of importance. Accordingly, I submit that with due care and an appropriately designed scheme it is feasible to deliver a new residential development which takes into account the desirability of making a positive contribution to local character and distinctiveness.





You will no doubt be aware from the recently Adopted Core Strategy Proposals Map that the site is washed over by a paler green area. Wiltshire has confirmed to me that this defines the extent of the former Special Landscape Area ("SLA") designation. The SLA designation has been carried forward by the Core Strategy for the areas within the former Salisbury District and West Wiltshire Districts, but not within the former Kennet District within which my client's land is situated. Accordingly, the designation is no longer a relevant consideration and I am advised by Anna McBride from Wiltshire Council that the Adopted Proposal Map shows the designation in error, and that they will correct this on the final publication version of the Proposals Map.

It has been brought to my attention that the land being promoted for development to the south Lavington Lane is ransomed from Sandfield. I am in receipt of two titles (Title WT122671 and Title WT122302) which hold ransoms between the land and the public highway. Title WT122671 is controlled by Wiltshire Council and Title WT122302 is controlled by Southern Housing Associations. These are very clear and deliberately created ransoms which in my opinion represent a significant constraint on development. Whilst it may be feasible to take access into the land from Lavington Lane, the creation of a new access here will substantially alter the character and appearance of this rural lane. The works necessary to facilitate an access from Lavington Lane would – in my opinion – visually clutter the appearance of the streetscene and create a new urban feel to this edge of the village, changing the rural ambience of the area which would conflict with paragraph 58 of the National Planning Policy Framework which requires new development to be 'visually attractive as a result of good architecture and appropriate landscaping' and 'respond to local character.'

In my respectful submission the land off White Street is 'available' now for residential development, offers a 'suitable' location for new housing, and is 'achievable' with a realistic prospect that housing can be delivered within five years – there are no excessive infrastructure costs associated with developing this site.

I shall be pleased to discuss the merits of this site with the Steering Group further in due course.

Yours sincerely



**Oliver Taylor, MSc (Dev.Plan) MRICS MRTPI**  
**Senior Planner – Development & Planning**  
**Strutt & Parker LLP**

Cc. Hugo Huggett  
Richard Foxon (S&P)

Enc. Completed Form for Site 3  
Title Plan



**RICS**

Regulated by RICS

# WEST LAVINGTON PARISH COUNCIL

## Site Information Form

SITE 3

Contact Details	
Name	OLIVER TAYLOR
Company	STRUTT & PARKER LLP
Address	269 BANBURY ROAD, OXFORD, OX2 7LL
Telephone number	01865 366 669
e-mail address	oliver.taylor@struttandparker.com
What is your interest in the land?	LANDOWNERS AGENT

Landowner Details if Different From Above (use space below if more than one landowner)	
Name	1/ STEPHEN HUCQUET
Address	WESLEY HOUSE, TREWICKLAND, LISKEARD, PL14 4ST
Telephone number	—
e-mail address	—

2/ JOHN HUCQUET  
92 BRASSEY ROAD, WINCHESTER, SO22 6SA

3/ ROGER HUCQUET  
SWIFTS MANOR, PRESTON ST. MARY, SUDBURY, CO10 9W

4/ QUENTIN HUCQUET  
26 THE GREEN, BRAUNSTON, OAKENTRY, NN11 7TH



# WEST LAVINGTON PARISH COUNCIL

Site Details	
Site name	LAND OFF WHITE STREET
Site address	LAND OFF WHITE STREET, WEST LAVINGTON, WILTSHIRE
Site postcode	
Is the site in multiple or single ownership?	YES - THE LAND IS OWNED BY FOUR BROTTERS
Current and previous use of the land	GRAZING
Estimated site area (ha)	2 HECTARES (C. 5 ACRES)
Do you / does the owner control any other land immediately adjoining the site?	No
A clear map of the site should be enclosed with this form in order for the site to be accepted.	

Potential Constraints to Development	
Are there any physical constraints (e.g. topology, pylons, marshland, utilities, buried waste etc) that would limit development?	PLEASE REFER TO COVERING LETTER
Is there direct access to the land from the primary road network?	YES
If not, has the cost of access been considered and if so is the site still considered to be economically viable?	N/A
Is the land contaminated?	No
Are there any covenants on the land, which may prevent development?	No
Does the site have ransom strips?	No

## WEST LAVINGTON PARISH COUNCIL

Are there any factors that might make part/all of the site unavailable for development?	No
Has the economic viability of the land been assessed by a developer? If so, what was the outcome?	YES - THE LANDOWNERS ARE IN DISCUSSION WITH A NUMBER OF HOUSEBUILDERS WHO CONFIRM THAT THE SITE IS VIABLE
Are there any other issues that The Steering Group should be aware of that are not identified above?	NONE
Has work been undertaken to consider how these constraints may be overcome? If so please explain.	PLEASE REFER TO COVERING LETTER
Are you prepared to give permission for an agent of the Parish Council to access the site to ascertain site suitability? Are there any access issues, if so please provide a contact number below.	
Phone number for access	01865 366669
Is agreement given to access site?	YES

<b>Ambitions for the site</b>	
Are you willing to see the possibility of the site being developed for residential purposes? If so what capacity do you think the site has (number of dwellings approximately)?	
<input checked="" type="radio"/> Yes / No?	YES
Approximate number of dwellings	UPTO 40 DWELLINGS
If yes can you confirm that you are happy to see it considered within possible alternatives for residential development in the forthcoming draft Neighbourhood Plan public consultation?	
<input checked="" type="radio"/> Yes / No?	YES

<b>Other Uses</b>	
If you consider the site more suitable for other uses, what uses are you considering and how much floor space / how many units would the site accommodate?	N/A
Is there the potential to provide any community infrastructure as part of the site?	YES - THE SITE IS LARGE ENOUGH TO DELIVER ANY COMMUNITY INFRASTRUCTURE REQUIRED AS PART OF A SCHEME



## WEST LAVINGTON PARISH COUNCIL

When would you be prepared to see the site released for development?	
0-5 years' time	UPTO 40 DWELLINGS
6-10 years' time	
>10 years' time	
How many dwellings do you anticipate being delivered on the site over what period?	
2015/16	
2016/17	20 DWELLINGS
2017/18	20 DWELLINGS
2018/19	
2019/20	
2020/21	
2021/22	
2022/23	
2023/24	
2024/25	
2025/26	
2026/27	
2027/28	
2028/29	
2029/30	
Please provide any comments on the proposed delivery timetable.	

# WEST LAVINGTON PARISH COUNCIL

## Further Information

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Contact:

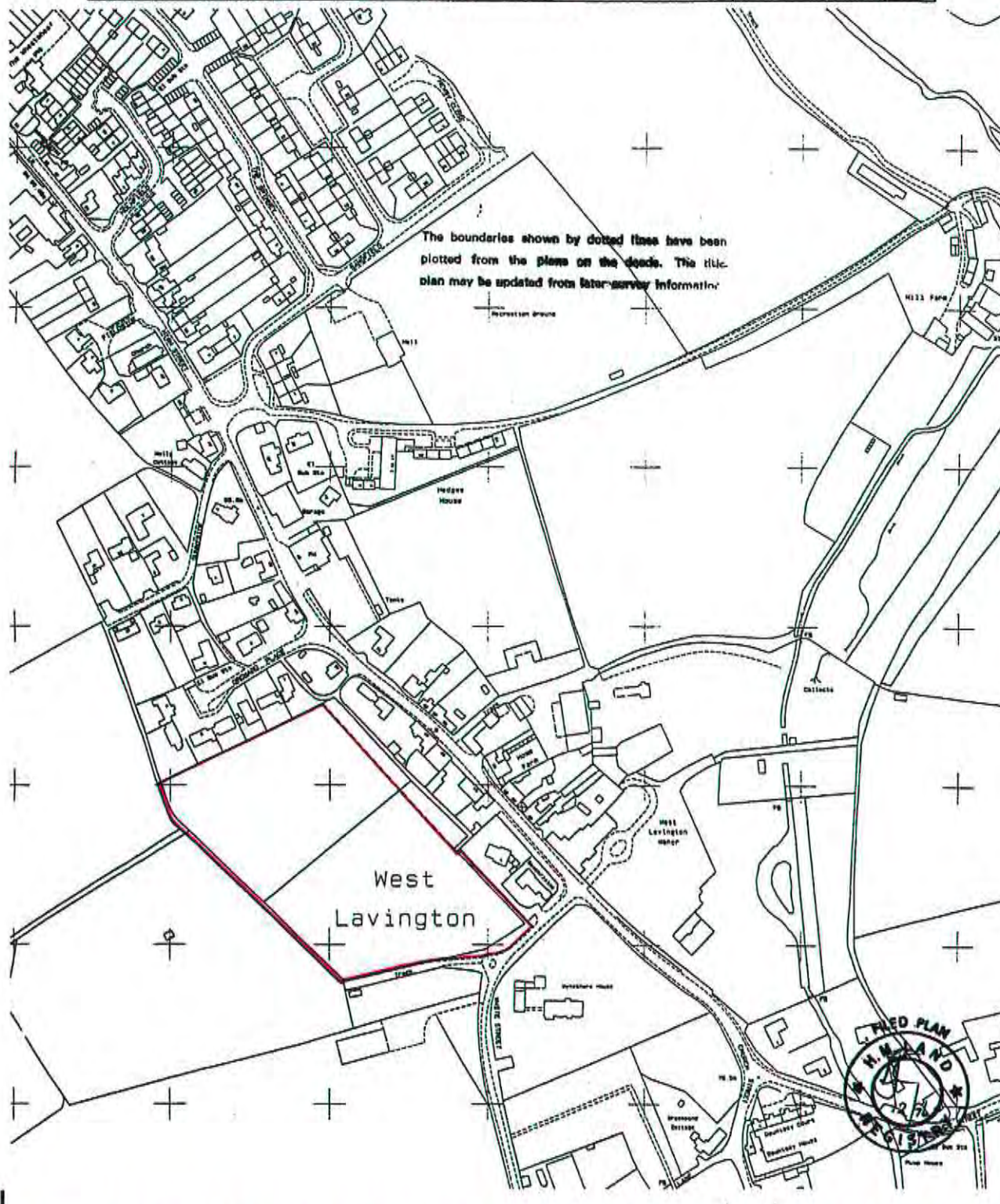
West Lavington Neighbourhood Plan Steering Group, c/o Impact Planning Services Ltd, Unit 1 The Courtyard,  
Cope Farm, Lancaster Place, South Marston Park, Swindon SN3 4UQ.

Or by email: [jflawn@impactps.co.uk](mailto:jflawn@impactps.co.uk)

Remember, please return this form, together with a map that clearly identifies the boundary of the site and any adjacent land also under your / your client's control to the above postal or email address, to arrive no later than **TUESDAY 10th MARCH 2015**. If the land in question is in multiple ownerships please could you also indicate the boundaries / relevant parties on the plan.



H.M. LAND REGISTRY		TITLE NUMBER		
		WT156226		
ORDNANCE SURVEY PLAN REFERENCE	SU 0053		Scale	
			1/2500	
COUNTY	WILTSHIRE	DISTRICT	KENNET	©Crown Copyright



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# WEST LAVINGTON PARISH COUNCIL

## Site Information Form

SITE 6 5

Contact Details	
Name	PATRICIA HOLLOWAY
Company	
Address	HOME FARM OFFICE WEST LAVINGTON DEVIZES WILTSHIRE SN10 4JB
Telephone number	01380 813212
e-mail address	patholloway@yahoo.co.uk
What is your interest in the land?	OWNER

Landowner Details if Different From Above (use space below if more than one landowner)	
Name	
Address	
Telephone number	
e-mail address	

# WEST LAVINGTON PARISH COUNCIL

Site Details	
Site name	Site 5
Site address	LAND AT WEST LAVINGTON EQUESTRIAN CENTRE HIGH STREET, WEST LAVINGTON
Site postcode	SN 10 4TB
Is the site in multiple or single ownership?	Single
Current and previous use of the land	Equestrian land & buildings
Estimated site area (ha)	0.19ha
Do you / does the owner control any other land immediately adjoining the site?	Yes - Site 6 and other land
A clear map of the site should be enclosed with this form in order for the site to be accepted.	

Potential Constraints to Development	
Are there any physical constraints (e.g. topology, pylons, marshland, utilities, buried waste etc) that would limit development?	NOT TO MY KNOWLEDGE
Is there direct access to the land from the primary road network?	Yes (via PRIVATE DRIVEWAY)
If not, has the cost of access been considered and if so is the site still considered to be economically viable?	Yes
Is the land contaminated?	NOT TO MY KNOWLEDGE
Are there any covenants on the land, which may prevent development?	NOT TO MY KNOWLEDGE
Does the site have ransom strips?	NOT TO MY KNOWLEDGE

## WEST LAVINGTON PARISH COUNCIL

Are there any factors that might make part/all of the site unavailable for development?	NONE OTHER THAN SECURING A SUITABLE ACCESS.
Has the economic viability of the land been assessed by a developer? If so, what was the outcome?	NO.
Are there any other issues that The Steering Group should be aware of that are not identified above?	NO.
Has work been undertaken to consider how these constraints may be overcome? If so please explain.	NO WORK HAS BEEN UNDERTAKEN.
Are you prepared to give permission for an agent of the Parish Council to access the site to ascertain site suitability? Are there any access issues, if so please provide a contact number below.	
Phone number for access	01380 813212
Is agreement given to access site?	YES,

<b>Ambitions for the site</b>	
Are you willing to see the possibility of the site being developed for residential purposes? If so what capacity do you think the site has (number of dwellings approximately)?	
Yes / <del>NO</del>	
Approximate number of dwellings	4 - 6
If yes can you confirm that you are happy to see it considered within possible alternatives for residential development in the forthcoming draft Neighbourhood Plan public consultation?	
Yes / <del>NO</del>	

<b>Other Uses</b>	
If you consider the site more suitable for other uses, what uses are you considering and how much floor space / how many units would the site accommodate?	RESIDENTIAL ONLY.
Is there the potential to provide any community infrastructure as part of the site?	WILLING TO CONSIDER.

# WEST LAVINGTON PARISH COUNCIL

When would you be prepared to see the site released for development?	
0-5 years' time	✓
6-10 years' time	✓
>10 years' time	
How many dwellings do you anticipate being delivered on the site over what period?	
2015/16	4 - 6
2016/17	
2017/18	
2018/19	
2019/20	
2020/21	
2021/22	
2022/23	
2023/24	
2024/25	
2025/26	
2026/27	
2027/28	
2028/29	
2029/30	
Please provide any comments on the proposed delivery timetable.	SUBJECT ONLY TO SECURING A SATISFACTORY MEANS OF ACCESS

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# WEST LAVINGTON PARISH COUNCIL

## Further Information

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**Contact:**

**West Lavington Neighbourhood Plan Steering Group, c/o Impact Planning Services Ltd, Unit 1 The Courtyard,  
Copse Farm, Lancaster Place, South Marston Park, Swindon SN3 4UQ.**

Or by email: [jflawn@impactps.co.uk](mailto:jflawn@impactps.co.uk)

Remember, please return this form, together with a map that clearly identifies the boundary of the site and any adjacent land also under your / your client's control to the above postal or email address, to arrive no later than **TUESDAY 10th MARCH 2015**. If the land in question is in multiple ownerships please could you also indicate the boundaries / relevant parties on the plan.





# WEST LAVINGTON PARISH COUNCIL

## Site Information Form

SITE 6

Contact Details	
Name	PATRICIA HOLLOWAY
Company	
Address	HOME FARM OFFICE WEST LAVINGTON DEVIZES, WILTSHIRE SN104JB
Telephone number	01380 813212
e-mail address	pat.holloway@yahoo.co.uk
What is your interest in the land?	owner.

Landowner Details if Different From Above (use space below if more than one landowner)	
Name	
Address	
Telephone number	
e-mail address	

# WEST LAVINGTON PARISH COUNCIL

Site Details	
Site name	SITE 6
Site address	LAND AT WEST LAVINGTON EQUESTRIAN CENTRE HIGH STREET WEST LAVINGTON.
Site postcode	SN10 4JB
Is the site in multiple or single ownership?	SINGLE.
Current and previous use of the land	EQUESTRIAN LAND.
Estimated site area (ha)	0.91 ha
Do you / does the owner control any other land immediately adjoining the site?	YES, SITE 5 AND OTHER LAND.
A clear map of the site should be enclosed with this form in order for the site to be accepted.	

Potential Constraints to Development	
Are there any physical constraints (e.g. topology, pylons, marshland, utilities, buried waste etc) that would limit development?	NOT TO MY KNOWLEDGE
Is there direct access to the land from the primary road network?	YES - VIA A PRIVATE DRIVEWAY.
If not, has the cost of access been considered and if so is the site still considered to be economically viable?	YES
Is the land contaminated?	NOT TO MY KNOWLEDGE
Are there any covenants on the land, which may prevent development?	NOT TO MY KNOWLEDGE
Does the site have ransom strips?	NOT TO MY KNOWLEDGE



## WEST LAVINGTON PARISH COUNCIL

Are there any factors that might make part/all of the site unavailable for development?	NONE OTHER THAN SECURING A SATISFACTORY MEANS OF ACCESS.
Has the economic viability of the land been assessed by a developer? If so, what was the outcome?	No.
Are there any other issues that The Steering Group should be aware of that are not identified above?	No.
Has work been undertaken to consider how these constraints may be overcome? If so please explain.	NO WORK HAS BEEN UNDERTAKEN
Are you prepared to give permission for an agent of the Parish Council to access the site to ascertain site suitability? Are there any access issues, if so please provide a contact number below.	
Phone number for access	01380 813212
Is agreement given to access site?	Yes.

<b>Ambitions for the site</b>	
Are you willing to see the possibility of the site being developed for residential purposes? If so what capacity do you think the site has (number of dwellings approximately)?	
Yes / <del>No</del>	
Approximate number of dwellings	16 - 24
If yes can you confirm that you are happy to see it considered within possible alternatives for residential development in the forthcoming draft Neighbourhood Plan public consultation?	
Yes / <del>No</del>	

<b>Other Uses</b>	
If you consider the site more suitable for other uses, what uses are you considering and how much floor space / how many units would the site accommodate?	RESIDENTIAL ONLY.
Is there the potential to provide any community infrastructure as part of the site?	WILLING TO DISCUSS.

# WEST LAVINGTON PARISH COUNCIL

When would you be prepared to see the site released for development?	
0-5 years' time	✓
6-10 years' time	✓
>10 years' time	✓
How many dwellings do you anticipate being delivered on the site over what period?	
2015/16	5-10
2016/17	10-24.
2017/18	
2018/19	
2019/20	
2020/21	
2021/22	
2022/23	
2023/24	
2024/25	
2025/26	
2026/27	
2027/28	
2028/29	
2029/30	
Please provide any comments on the proposed delivery timetable.	

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# WEST LAVINGTON PARISH COUNCIL

## Further Information

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**Contact:**

**West Lavington Neighbourhood Plan Steering Group, c/o Impact Planning Services Ltd, Unit 1 The Courtyard,  
Copse Farm, Lancaster Place, South Marston Park, Swindon SN3 4UQ.**

Or by email: [jflawn@impactps.co.uk](mailto:jflawn@impactps.co.uk)

Remember, please return this form, together with a map that clearly identifies the boundary of the site and any adjacent land also under your / your client's control to the above postal or email address, to arrive no later than **TUESDAY 10th MARCH 2015**. If the land in question is in multiple ownerships please could you also indicate the boundaries / relevant parties on the plan.

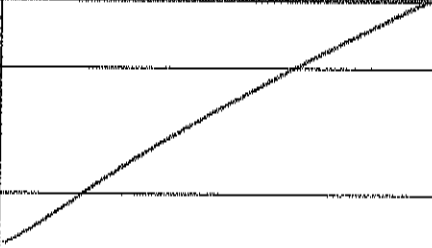


# WEST LAVINGTON PARISH COUNCIL

## Site Information Form

SITE 7

Contact Details	
Name	MICHAEL GAIGER
Company	GAIGER BROS LTA.
Address	6 NORTHGATE ST. DEVIZES, WILTS SN104JL
Telephone number	01380 722412
e-mail address	mike@gaigerbros.co.uk
What is your interest in the land?	OWNERS

Landowner Details if Different From Above (use space below if more than one landowner)	
Name	
Address	
Telephone number	
e-mail address	

# WEST LAVINGTON PARISH COUNCIL

Site Details	
Site name	EASTFIELDS,
Site address	WEST LAVINGTON
Site postcode	—
Is the site in multiple or single ownership?	SINGLE
Current and previous use of the land	FALLOW
Estimated site area (ha)	3 ha.
Do you / does the owner control any other land immediately adjoining the site?	No
A clear map of the site should be enclosed with this form in order for the site to be accepted.	

Potential Constraints to Development	
Are there any physical constraints (e.g. topology, pylons, marshland, utilities, buried waste etc) that would limit development?	NONE KNOWN
Is there direct access to the land from the primary road network?	YES
If not, has the cost of access been considered and if so is the site still considered to be economically viable?	—
Is the land contaminated?	NOT AS FAR AS WE KNOW.
Are there any covenants on the land, which may prevent development?	No
Does the site have ransom strips?	No



# WEST LAVINGTON PARISH COUNCIL

Are there any factors that might make part/all of the site unavailable for development?	No
Has the economic viability of the land been assessed by a developer? If so, what was the outcome?	WE ARE DEVELOPERS & ARE CERTAIN OF ITS VIABILITY.
Are there any other issues that The Steering Group should be aware of that are not identified above?	WE ACCEPT THE NEED TO <del>NOT</del> PUT UP A BARRIER (TREE BELT??) BETWEEN THE HOUSE & MARKET LAVINGTON)
Has work been undertaken to consider how these constraints may be overcome? If so please explain.	/
Are you prepared to give permission for an agent of the Parish Council to access the site to ascertain site suitability? Are there any access issues, if so please provide a contact number below.	
Phone number for access	01380 722412
Is agreement given to access site?	YES - FREELY AVAILABLE.

Ambitions for the site	
Are you willing to see the possibility of the site being developed for residential purposes? If so what capacity do you think the site has (number of dwellings approximately)?	
Yes / No?	YES
Approximate number of dwellings	UP TO 80
If yes can you confirm that you are happy to see it considered within possible alternatives for residential development in the forthcoming draft Neighbourhood Plan public consultation?	
Yes / No?	YES

Other Uses	
If you consider the site more suitable for other uses, what uses are you considering and how much floor space / how many units would the site accommodate?	N/A
Is there the potential to provide any community infrastructure as part of the site?	YES

# WEST LAVINGTON PARISH COUNCIL

When would you be prepared to see the site released for development?

0-5 years' time

✓

6-10 years' time

>10 years' time

How many dwellings do you anticipate being delivered on the site over what period?

2015/16

-

2016/17

40

(could be slower)

2017/18

40

2018/19

2019/20

2020/21

2021/22

2022/23

2023/24

2024/25

2025/26

2026/27

2027/28

2028/29

2029/30

Please provide any comments on the proposed delivery timetable.

We are happy to discuss phasing.



# WEST LAVINGTON PARISH COUNCIL

## Further Information

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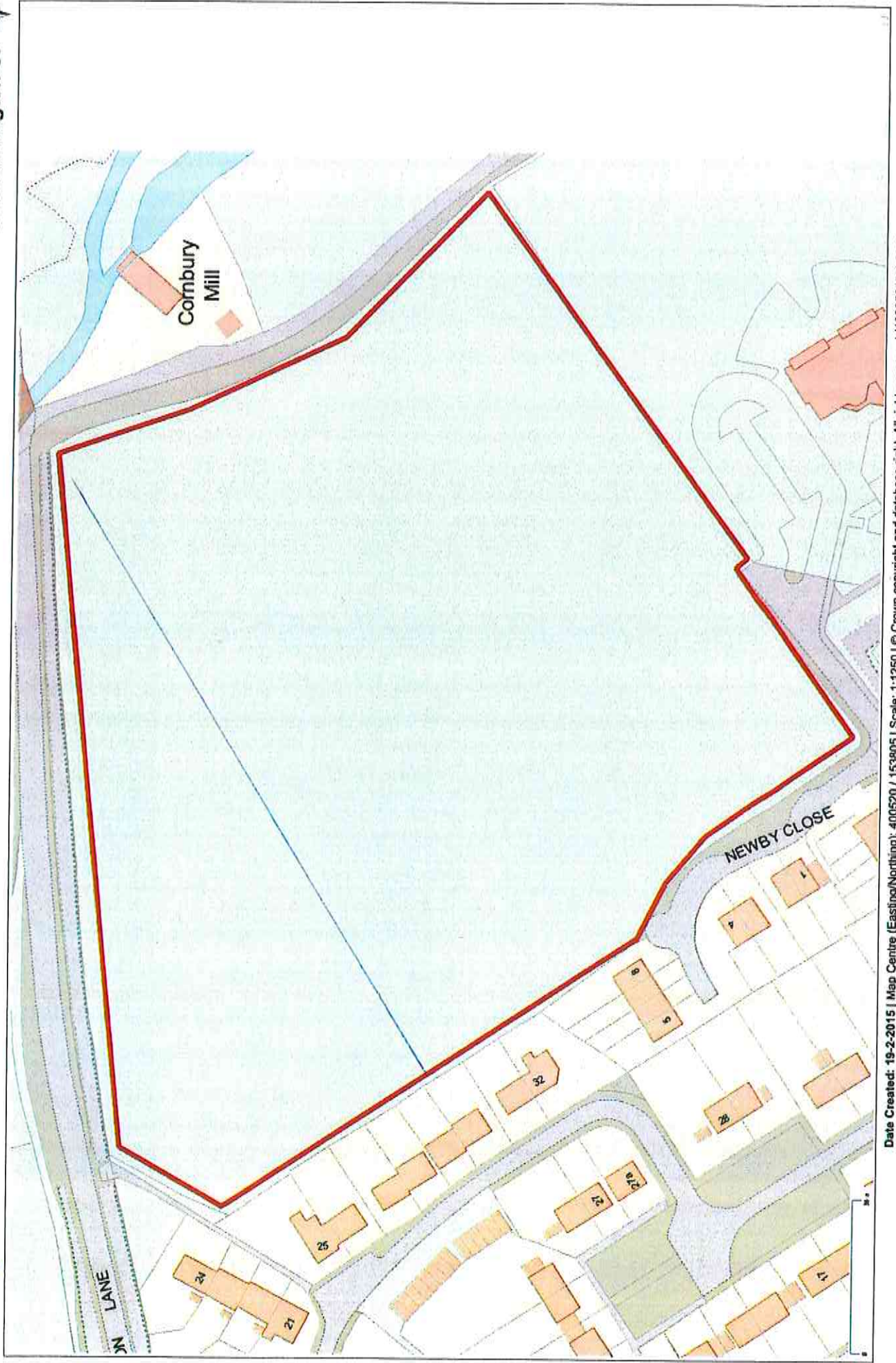
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Remember, please return this form, together with a map that clearly identifies the boundary of the site and any adjacent land also under your / your client's control to the above postal or email address, to arrive no later than TUESDAY 10th MARCH 2015. If the land in question is in multiple ownerships please could you also indicate the boundaries / relevant parties on the plan.

THE MAP ATTACHED SHOWS THE  
SITE EDGED RED.



## **ANNEXE J (b) ACCESS COMMENTARY 1**



## Impact Planning Services Limited

### West Lavington Neighbourhood Plan

#### Informal Commentary on Access Issues for Each of the 7 Shortlisted Sites

Site Number	Commentary on Access Issues
2	This site was assessed as having direct access to the existing highway at the time the site assessment table was undertaken on 27 <sup>th</sup> November 2014. Whilst there is a slight level difference between the road and the site which is elevated slightly above the road level, that need not be a bar to the site being developed. The land owners agents have confirmed that they consider there to be direct access from the primary road network.
3	When this site was assessed in the 27 <sup>th</sup> November 2014 assessment table it scored 3 points indicating that it had direct access to the existing highway. The agents for the owners have indicated that there are some access issues but the advice from their highway consultant confirms that access is 'not an embargo upon development proceeding'. It would appear that this is the case, since whilst there is a relatively short road frontage, it may be possible to achieve an access into the site from that road frontage subject to visibility splays, traffic calming and technical junction design being satisfactory to the highway authority.
5	The findings of the site assessment exercise of 27 <sup>th</sup> November 2014 indicated that a short new access route would be required for this site. However it was noted in the Impact Planning e-mail of the same date that it has not been possible to assess in detail sites 5 & 6 because of their location off the public highway and off public rights of way. It did however seem clear on the ground that the sites could be accessed from certainly one, possibly two, access points, the main one being the private access drive on the east side of the High Street, and a potential secondary (emergency?) access off the south side of Mill Lane via a private access track. There may however be ransom issues in relation to the second of these two accesses. The landowner has quite rightly flagged access as a potential issue and it is agreed that it requires further investigation, in particular looking at visibility at the junction of the main access off the private drive as it enters the High Street, which will be an issue, and the width of the access drive and its ability to accommodate the level of traffic that may be generated by a development of one or both of sites 5 & 6.
6	The findings of the site assessment exercise of 27 <sup>th</sup> November 2014 indicated that a short new access route would be required for this site. However it was noted in the Impact Planning e-mail of the same date that it has not been possible to assess in detail sites 5 & 6 because of their location off the public highway and off public rights of way. It did however seem clear on the ground that the sites could be accessed from certainly one, possibly two, access points, the main one being the private access drive on the east side of the High Street, and a potential secondary (emergency?) access off the south side of Mill Lane via a private access track. There may however be ransom issues in relation to the second of these two accesses. The landowner has quite rightly flagged access as a potential issue and it is agreed that it requires further investigation, in particular looking at visibility at the junction of the main access off the private drive as it enters the High Street, which will be an issue, and the width of the access drive and its ability to accommodate the level of traffic that may be generated by a development of one or both of sites 5 & 6.

7	<p>When site 7 was assessed in the site assessment of 27<sup>th</sup> November 2014, it was clear that the site benefitted from what appeared to be a significant road frontage on the north side of Sandfield as well as some road frontage on Newby Close on the south western edge of the site, and so it scored the full three points for that criterion.</p> <p>Furthermore the site benefits from road frontage on Lavington Lane to the north although there are relatively significant level differences between the road and the site itself, which sits much higher than the road. The owners of the site have not identified site access as an issue and it seems likely that this will be the case.</p>
9	<p>When the site was assessed in the site assessment exercise of 27<sup>th</sup> November 2014 it was suggested that a short new access route would be required in order to service the site. Indeed, it would require a dedicated access across adjoining land (either site 8 or site 10), taking access from either Lavington Lane to the south or Russell Mill Lane to the north. It is unlikely that site 9 could be developed in isolation of one or other of the adjoining sites because of the need to gain access across the adjacent land to connect to the public highway. No response has been received from the owner or agent for this site.</p>
10	<p>When the 27<sup>th</sup> November 2014 site assessment exercise was undertaken for site 10 it was concluded that the site benefitted from access to the public highway. It immediately adjoins Russell Mill Lane on the south side of the Lane. Russell Mill Lane is a narrow road, with direct access to an existing field entrance into site 10 adjacent to the footpath in the north west corner of site 10. Beyond that point heading east on Russell Mill Lane the road narrows to a single track that is sunken in places. Therefore the only access point is likely to be through the existing field entrance, where visibility (particularly in an easterly direction) may be an issue. The capacity of Russell Mill Lane to accommodate what may be a significant increase in vehicular traffic is also an issue that is likely to require further investigation, given its relative narrowness and informality and the relatively poor visibility at the junction of Russell Mill Lane with the High Street. The owner of site 10 has not responded to the confidential site questionnaire.</p>

In light of the above it would seem that those sites that have been identified by the owners or agents as having access issues in their response to the confidential landowner questionnaire correspond with the sites where access has been flagged by Impact Planning as a potential issue in the site assessment exercise of 27<sup>th</sup> November 2014.

Where access has been flagged as an issue for a particular site, it is recommended that the owners or agents be asked to provide further evidence of the feasibility of overcoming the identified access issues.

## **ANNEXE J (c) ACCESS COMMENTARY 2**

## Impact Planning Services Limited

### West Lavington Neighbourhood Plan

#### Response to Access Feasibility Letters

Site Number	Commentary on Access Issues
2	In response to our 16 April 2015 letter the agent for the owner has confirmed (email 28 April 2015) that the intention is to access the site off the improved access to Littleton House.
3	<p>In response to our 25 March 2015 letter the Access Feasibility Note and covering letter of 29 April 2015 state:</p> <p>“The Note is underpinned by technical investigations and confirms that access to the site can be achieved via a priority T-junction off White Street. This junction can also be accommodated within the existing highway boundary.</p> <p>Visibility splays of 2.4 x 26m and 2.4 x 28m are achievable to the north and south of the access respectively. Having regard to Manual for Street guidance, these splays are commensurate for the speeds recorded in the vicinity of the site.</p> <p>The AFN concludes at paragraph 5.2.1 that:</p> <p><i>“The analysis and design work undertaken within this feasibility note indicates that a suitable means of access is available from White Street which would be appropriate to serve a development of up to 40 dwellings.”</i></p>
5	<p>In response to our 25 March 2015 letter the owner has responded (22 April 2015 email) stating:</p> <p>“In the matter of sites 5 and 6 vehicular access is currently via the privately owned track which leads to a former estate yard and with the access also serving the Equestrian Centre as well as a number of nearby residential properties. Documented rights of way currently exist subject to each user making a contribution towards the upkeep and maintenance of the track - calculated by way of reference to usage.</p> <p>Also as the fields immediately to the east of sites 5 and 6 are in my ownership it would be possible to provide an access onto Mill Lane. I own part of Mill Lane subject to the rights of way in favour of others.”</p>
6	<p>In response to our 25 March 2015 letter the owner has responded (22 April 2015 email) stating:</p> <p>“In the matter of sites 5 and 6 vehicular access is currently via the privately owned track which leads to a former estate yard and with the access also serving the Equestrian Centre as well as a number of nearby residential properties. Documented rights of way currently exist subject to each user making a contribution towards the upkeep and maintenance of the track - calculated by way of reference to usage.</p> <p>Also as the fields immediately to the east of sites 5 and 6 are in my ownership it</p>

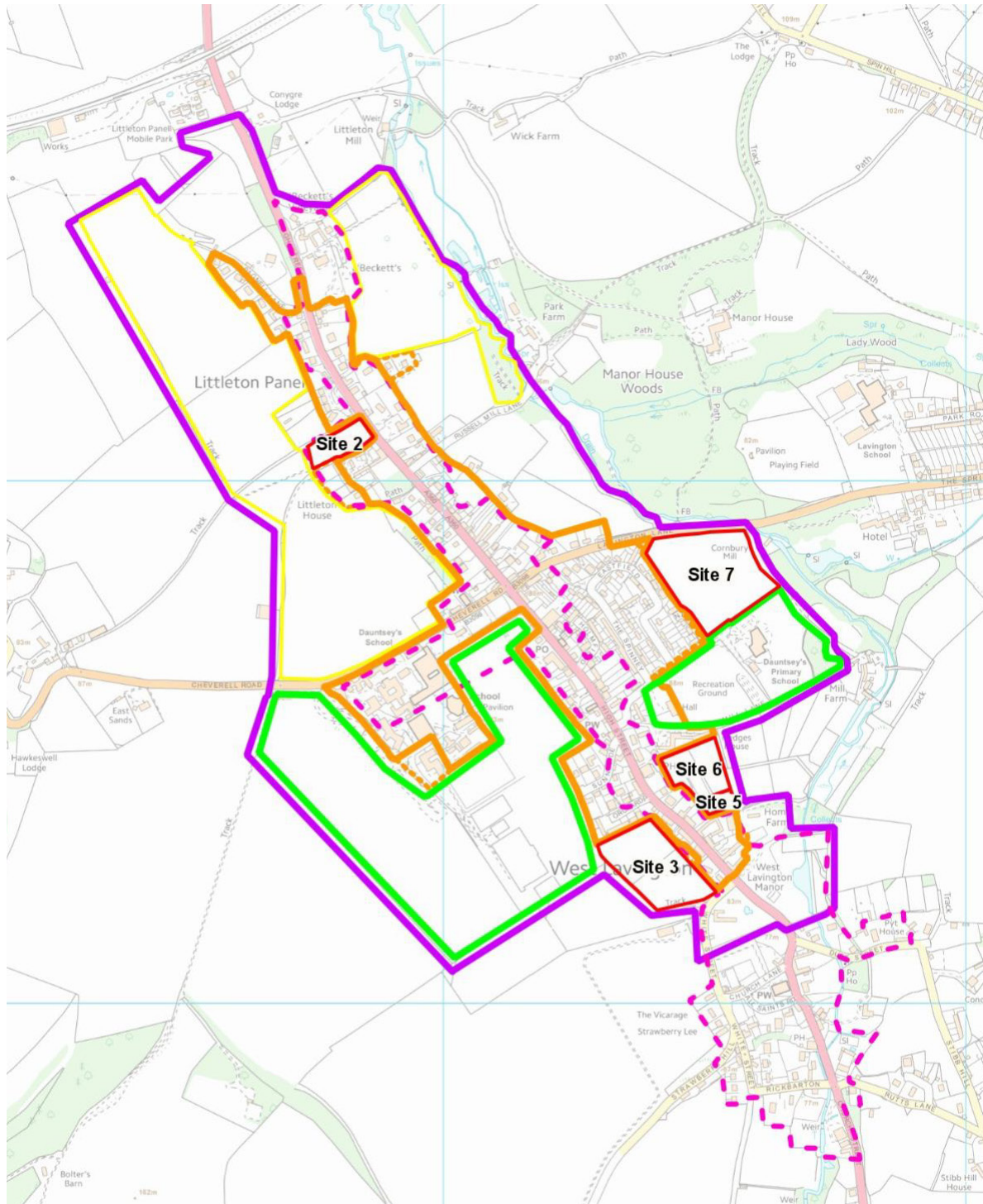


	would be possible to provide an access onto Mill Lane. I own part of Mill Lane subject to the rights of way in favour of others.”
7	<p>In response to our 16 April 2015 letter the owner has responded (20 April 2015 letter) stating:</p> <p>“The secondary access [off Sandfield] is at first glance a good access but we feel it should be kept as an emergency access only due to:-</p> <ul style="list-style-type: none"> <li>a) The risk of it being treated as a ‘rat run’ to avoid delays at the ‘Dauntsey’ crossroad</li> <li>b) Its proximity to D.A.P.S. Primary School</li> </ul> <p>Please do not hesitate to contact us if you require more information or a professional appraisal.”</p>
14X	<p>In response to our 16 April 2015 letter the owner called Impact Planning on 27 April 2015 to confirm the following:</p> <p>The intention would be to access site 14X via the main road field access opposite Conygre Lodge.</p> <p>No work has been undertaken yet to look at the feasibility of access options.</p> <p>In addition to the above there are other existing accesses into the land off Pagnell Lane (x3):</p> <ul style="list-style-type: none"> <li>• One access serving the house</li> <li>• One by a large outbuilding</li> <li>• One at the top end of the road</li> </ul> <p>These could also be utilised where appropriate.</p>



## **ANNEXE K MAP OF SHORT LIST SITES**





**LEGEND:**

- Short list sites
- Recreation amenity areas
- Large capacity areas
- Boundary of adjacent land
- Conservation Area
- Settlement Boundary