

Place Directorate

Responsible for the Economy
and the Environment



Town & Country Planning Act 1990 Neighbourhood Planning Regulations (General) Regulations 2012

Debenham Parish Council applied to Mid Suffolk District Council to designate the whole of the Parish as a Neighbourhood Area for preparing a Neighbourhood Plan.

A map identifying the designated area can be viewed at: www.midsuffolk.gov.uk/DebenhamNP

The application was made under Regulation 5 of the above regulations. Comments were invited on the application between 23rd July until 4pm on 3rd September 2014.

As per the regulations the consultation process was conducted in the following manner to bring the area application to the attention of people who live, work or carry out business in the area to which the area application relates: Newspaper press releases printed in the East Anglian Daily Times (30/07/14), Stowmarket Mercury (31/07/14) and Diss Express (01/08/14); social media releases; a notice was placed in the Debenham Parish Magazine which is delivered to approximately half of the households in Debenham during the weekend of 25 July 2014; notices were placed on the parish noticeboards; 93 local businesses and landowners/planning agents (previously known to Mid Suffolk District Council in relation to landbids) were directly notified; and the area application and map of the area were placed online at www.midsuffolk.gov.uk/DebenhamNP and hard copies were available for public inspection at Debenham Leisure Centre and Mid Suffolk District Council offices. Consultation bodies as per Schedule 1 of the above regulations were also consulted out of courtesy to bring the prospect to their earliest attention.

A total of five responses were received to the area consultation which included general advice. As no material objections were received, the Head of Economy can designate the Neighbourhood Area through delegated powers awarded by Full Council.

Under Regulation 7 of the above regulations and following the statutory consultation period, the District Council has designated the application area as a Neighbourhood Area in order to facilitate the preparation of a Neighbourhood Plan by Debenham Parish Council.

Peter Burrows
Head of Economy
Babergh and Mid Suffolk District Council

3rd September 2014

Mid Suffolk District Council
Council Offices, Corks Lane, Hadleigh, Ipswich, IP7 6SJ
Telephone (01473) 822801
Facsimile (01473) 825742
Minicom (01473) 825878
www.Mid Suffolk.gov.uk

Mid Suffolk District Council
Council Offices, High Street, Needham Market, Ipswich, IP6 8DL
Telephone (01449) 724500
Facsimile (01449) 724627
SMS Text Mobile (07827) 842833
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Strategic Director (Place): Lindsay Barker
Head of Economy: Peter Burrows **Head of Environment:** Chris Fry

Debenham Neighbourhood Area Designation Application Responses

September 2014

In order to prepare a neighbourhood plan, the first formal stage is to designate the Neighbourhood Area (see Neighbourhood Planning (General) Regulations 2012). The 'qualifying body' (the town or parish council) has to apply to Mid Suffolk District Council to designate a neighbourhood area, stating its reasons and submit a map of the proposed area.

Mid Suffolk District Council received an application from Debenham Parish Council to designate a Neighbourhood Area to enable the production of a Neighbourhood Plan. A statutory consultation as set out in the Neighbourhood Planning (General) Regulations 2012 sections 5 – 8, was undertaken by Mid Suffolk District Council between 23rd July until 4pm on 3rd September 2014.

The following comments were received:

Date	Consultee Name	Consultee Organisation	Comments	Action required?								
03/09/14	James Cutting	Suffolk County Council	<p>Thank you for consulting Suffolk County Council on the matter of designating a neighbourhood plan area for a future Debenham Neighbourhood Plan. The County Council has no objection to the area as proposed in your letter dated 22 April. However, as the plan is developed, appropriate consideration will need to be given to the impacts of proposals on other parishes in the locality.</p> <p>The Plan may or may not impact on County Council service responsibilities, depending on what the Parish Council is seeking to achieve. If the Plan is likely to impact on any of the County Council's services, such as transport or education (in particular), we would welcome the opportunity to discuss the Parish Council's proposals. Relevant County Council services include:</p> <table style="width: 100%; border: none;"> <tr> <td style="width: 50%;">Highways and transport</td> <td style="width: 50%;">Education (incl. pre-schools)</td> </tr> <tr> <td>Surface Water Management</td> <td>Social Care</td> </tr> <tr> <td>Archaeology</td> <td>Fire and rescue</td> </tr> <tr> <td>Libraries</td> <td>Waste Infrastructure</td> </tr> </table> <p>Please contact me or my colleague Robert Feakes via the contact details above, if we can be of assistance</p>	Highways and transport	Education (incl. pre-schools)	Surface Water Management	Social Care	Archaeology	Fire and rescue	Libraries	Waste Infrastructure	N
Highways and transport	Education (incl. pre-schools)											
Surface Water Management	Social Care											
Archaeology	Fire and rescue											
Libraries	Waste Infrastructure											

Debenham Neighbourhood Area Designation Application Responses

September 2014

Date	Consultee Name	Consultee Organisation	Comments	Action required?
14/08/14	Aileen Finlayson	Natural England	<p>Natural England is a statutory consultee in neighbourhood planning. We must be consulted on draft Neighbourhood Development Plans where the Town/Parish Council or Neighbourhood Forum considers our interests would be affected by the proposals. We must be consulted on draft Neighbourhood Development Orders and Community Right to Build Orders where proposals are likely to affect a Site of Special Scientific Interest or 20 hectares or more of Best and Most Versatile agricultural land. We must also be consulted on Strategic Environmental Assessments, Habitats Regulations Assessment screening and Environmental Impact Assessments, where these are required. Your local planning authority will be able to advise you further on environmental requirements.</p> <p>The following is offered as general advice which may be of use in the preparation of your plan. Natural England, together with the Environment Agency, English Heritage and Forestry Commission has published joint advice on neighbourhood planning which sets out sources of environmental information and ideas on incorporating the environment into plans and development proposals. This is available at: http://publications.environment-agency.gov.uk/PDF/GEHO0212BWAZ-E-E.pdf</p> <p>Local environmental record centres hold a range of information on the natural environment. A list of local records centre is available at: http://www.nbn-nfbr.org.uk/nfbr.php</p>	<p>General advice is provided which has been forwarded to Debenham Parish Council. No further action required.</p>
05/08/14	David Grech	English Heritage	<p>No objection to this designation. A preliminary desktop study of the area covered by the proposed Neighbourhood Plan has shown the parish includes a number of designated heritage assets including Debenham Conservation Area which includes a significant number of listed buildings. There are primarily located along the High Street, Apsall Road and Gracechurch Street and include the Grade I listed Church of St Mary's, Grade II* listed Guildhall, Ancient house, The Debenham Gallery, The Gables, Lancaster Antiques and Nos 31-37 High St, plus a number of</p>	<p>Copy of letter forwarded to the Parish Council. No further action required.</p>

Debenham Neighbourhood Area Designation Application Responses

September 2014

Date	Consultee Name	Consultee Organisation	Comments	Action required?
			<p>other buildings listed Grade II. Outside of the village there are a number of dispersed listed buildings, again mainly listed at Grade II, but Crows Hall in the east of the parish is listed at grade II*. In line with national planning policy, it will be important that the strategy for this area safeguards those elements which contribute to the significant of these assets so that they can be enjoyed by future generations of the area.</p> <p>We consider that the planning team and historic buildings conservation officer at Mid Suffolk District Council will be best placed to assist the parish in the development of their Neighbourhood Plan and, in particular, how the strategy might address the area's heritage assets. Consequently, we do not consider that there is a need for English Heritage to be involved in the development of this plan, but we would welcome the opportunity to comment on a draft in due course.</p> <p>Furthermore, we would recommend that the Parish consult the Historic Environment Record to gain advice on designated heritage assets and archaeological matters, together with locally-important buildings, archaeological remains and landscapes. Some historic Environment Records may be available on-line via the Heritage Gateway (www.heritagegateway.org.uk). It may also be useful for the parish to involve local voluntary groups such as the local Civic Society or local historic groups in the production of their Neighbourhood Plan.</p> <p>To this end information of our website might be of initial assistance http://www.english-heritage.org.uk/caring/get-involved/improve-your-neighbourhood/</p> <p>The Parish Council may also find the advice in "Planning for the Environment at the Neighbourhood Level" useful. In the event that the area application is successful, please provide the Parish Council with a copy of this letter.</p>	

Debenham Neighbourhood Area Designation Application Responses

September 2014

Date	Consultee Name	Consultee Organisation	Comments	Action required?
01/08/14	T Hutt	Resident	I consider the area proposed by Debenham Parish Council for neighbourhood planning purposes following the Debenham parish boundary to be an obvious and reasonable starting point, but I recommend that the residents of Fen Street in Winston be also included since this is a well-defined group of dwellings on the edge of Debenham who have a close affinity with Debenham.	Households of Fen Street notified of the area consultation individually.
23/07/14	Sue Bull	Anglian Water	<p>Thank you for the opportunity to comment on this proposal.</p> <p>Whilst I do not have any comment to make at this area designation stage, I would welcome the opportunity to comment on later consultations should the plan progress to a draft.</p>	N

As no material objections were received, using delegated powers, the Head of Economy can designate the Debenham Neighbourhood Area to allow the community's plan to proceed to the next stage.

Application to designate a Neighbourhood Area

Town and Country Planning Act 1990 Neighbourhood Planning (General) Regulations 2012

Publication of applications on the Babergh/Mid Suffolk District Council websites

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 contact the Communities team.

* Indicates a mandatory field

1. Parish Clerk details

Title:* Mrs
First name:* Dina
Last name:* Bedwell
Property name or no.:* DEBENHAM PARISH COUNCIL
Address 1:* 22 Great Harlings
Address 2: Shotley Gate
Address 3:
Town:* Ipswich
County:* Suffolk
Postcode:* IP9 1NY
Email address: debenham.pc@btinternet.com

2. Additional contact details (if different)

Title: Mr
First name: Steve
Last name: Palframan
Property name or no.: 97
Address 1: Gardeners Road
Address 2:
Address 3:
Town: Debenham
County: Suffolk
Postcode: IP14 6RZ
Email address: Stevepalframan@btinternet.com

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

District:* Mid Suffolk
Parish:* Debenham

4. Name of the Neighbourhood Area:

Please give a name which your neighbourhood area will be formally known:*

Debenham

5. Extent of the area:

Please indicate below and attach an OS plan showing the intended extent of the area:*

Whole parish boundary area:

Part of the parish:

Joint with neighbouring parish:

To satisfy Regulation 5 of the Neighbourhood Planning (General) Regulations 2012, a statement is required to explain why the proposed neighbourhood plan area is considered appropriate in order for it to be designated. Please provide a statement below that explains why you consider the extent of the neighbourhood area appropriate:*

The map is the one produced and supplied by MSDC illustrating the parish boundaries for the village.

The Neighbourhood Plan will build upon the successes of the Debenham Village Appraisal undertaken in 2001.

During our initial consultation on the Debenham Neighbourhood Plan and place setting process we have:

- Delivered a leaflet and comment card about the NP to every household.
- Put up 100 posters throughout the village about the plan and encouraging people to attend two presentation sessions in different locations (leisure centre and sheltered accommodation) at a week-end and midweek evening session.
- At each presentation displayed the map showing the proposed defined area for the NP.
- Created a dedicated web site on the NP, which will include every comment received from the household leaflets and presentation sessions.
- Advertised NP twice in the Parish Magazine.
- Published minutes of NP business from full council and dedicated committee.
- Sent letter out to all businesses.
- Liaised with the schools to start dedicated youth engagement projects.
- Engaged with the residents of Coopersfield at their accommodation.

- Offered free transport to residents with difficulties to attend either or both the presentations.
- Encouraged people to join the steering group for the NP creation.

We are therefore confident that we have done everything realistically possible to ensure everyone has been informed and had an opportunity to be involved with th initial consultation on the first stage of the process.

Our community supports the proposed defined area, and to be precise, we have received no adverse comments on the propose area for the plan. We believe this defined area makes the NP more understandable to local people.

The proposed area is an obvious choice as the Parish of Debenham is a natural community, identified as a key service centre in the Local Plan. There are no valid reasons to consider any other areas.

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6. Intention of Neighbourhood Area:

Please indicate which of the following you intend to undertake within your neighbourhood area:*

- Neighbourhood Development Plan
- Neighbourhood Development Order
- Community Right to Build Order

Please provide support for your choice below. For example, which parish and community meeting has the above choice been discussed at? Are the community aware of what is being proposed and why? Do the community support the choice selected?*

Please see 5 above for evidence of community engagement and support for the process to date.

Specific meetings where the above has been discussed include:

- Parish Council meetings: February, July and September 2013; February and June 2014.
 - Community Presentation and drp in sessions: June 2014
 - Neighbourhood Plan Committee meetings: March, April. May and June 2014.
 - Neighbourhood Plan Schools Project Working Group: 3rd and 10th July 2014
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7. Additional joint parish details:

If you are applying with an adjoining parish or parishes please give the clerk's details for each parish:

N/A

8. Declaration:

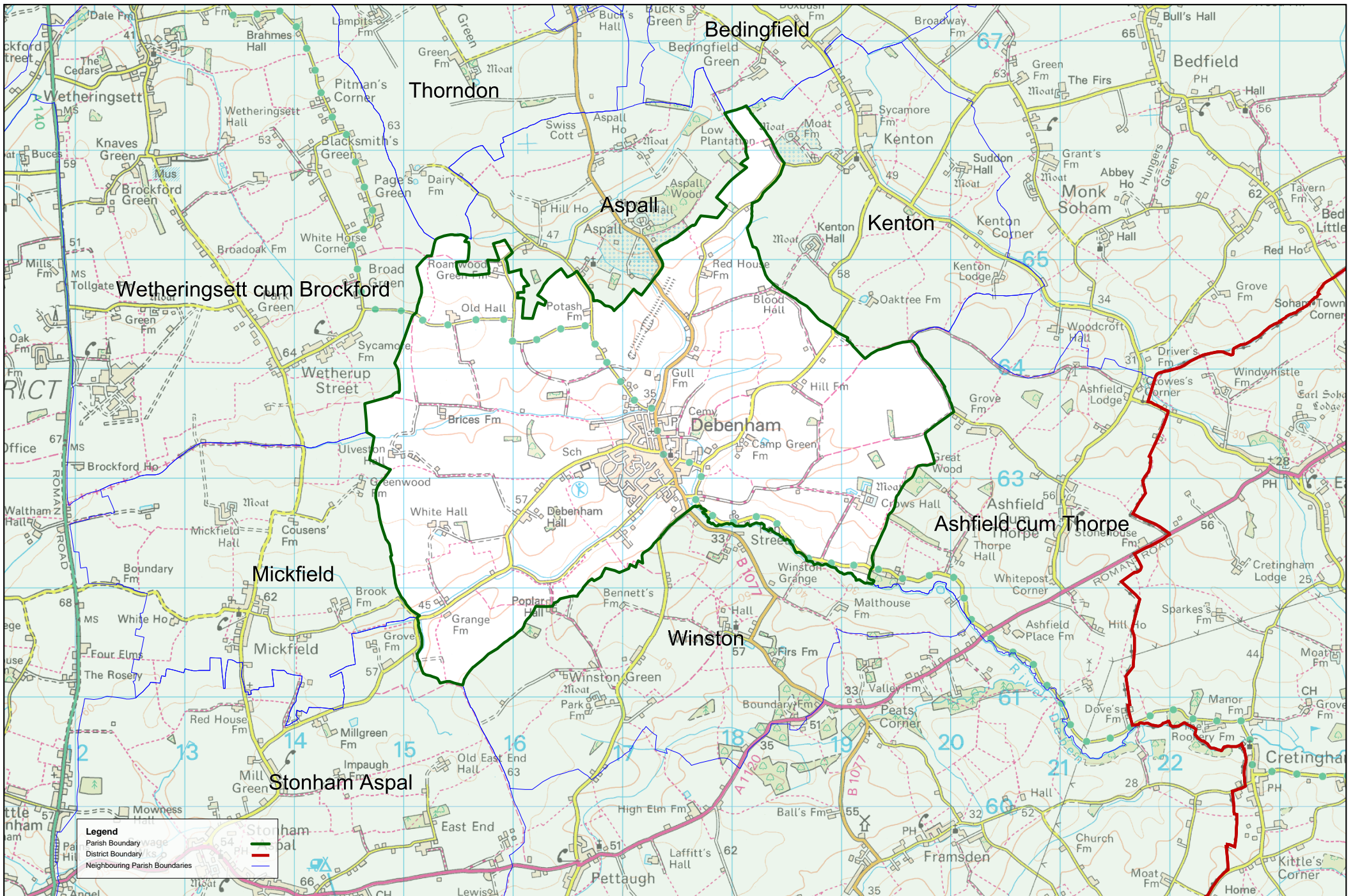
I/we hereby apply to designate a neighbourhood area as described on this form and the accompanying plan.

Name(s)*

Mrs Dina Bedwell

Date (dd/mm/yy)*

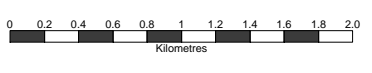
18 Jul 2014



Legend
 Parish Boundary (dashed line)
 District Boundary (thick green line)
 Neighbouring Parish Boundaries (thin blue line)

MID SUFFOLK DISTRICT COUNCIL
 131, High Street, Needham Market, IP6 8DL
 Telephone : 01449 724500
 email: customerservice@csduk.com
 www.midsuffolk.gov.uk

Debenham and Surrounding Parishes



Scale 1:30,000

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