

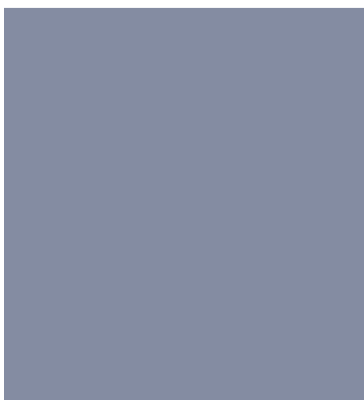
TATTINGSTONE

NEIGHBOURHOOD PLAN



**Your chance to comment
on the Draft Plan**

**Consultation Drop-in Event
at the Village Hall
Saturday 20 January 1.30 to 4.30pm**



**We need your comments
by Friday 8 March**



Tattingstone Parish Council

Since 2021, the Parish Council has been progressing with the preparation of a neighbourhood plan.

A neighbourhood plan is a community-led plan for guiding future development of an area. Once complete it will become part of the legal planning framework for the area, sitting alongside the Babergh Local Plan and used when planning applications are decided.

The Neighbourhood Plan covers the following key themes:



Each theme is supported by one or more policies that will be used in determining planning applications. In addition, the Plan contains “community actions” addressing non-planning concerns that were raised by a number of residents when we carried out surveys.

We’ve now reached a major milestone and are commencing consultation on the Draft Plan. Consultation commences on **Saturday 20 January and lasts until Friday 8 March**, a period of **7 weeks**. It’s your chance to say whether or not you support the content of the Plan or would like to see some changes.

THE FINAL PAGE OF THIS LEAFLET EXPLAINS HOW YOU CAN COMMENT.

It is important that you use this opportunity to have your say, even if you’re fully supportive of the Plan.

Following this consultation, all comments will be reviewed and necessary changes made before the Plan is submitted to the District Council, who will carry out further consultation and then send the Plan to an Independent Neighbourhood Plan Examiner for review. Those residents of the Parish that are on the Register of Electors will then be given an opportunity to vote at a Parish Referendum whether the Plan should be used by Babergh District Council when deciding planning applications.

THE PLAN STARTS WITH A VISION:

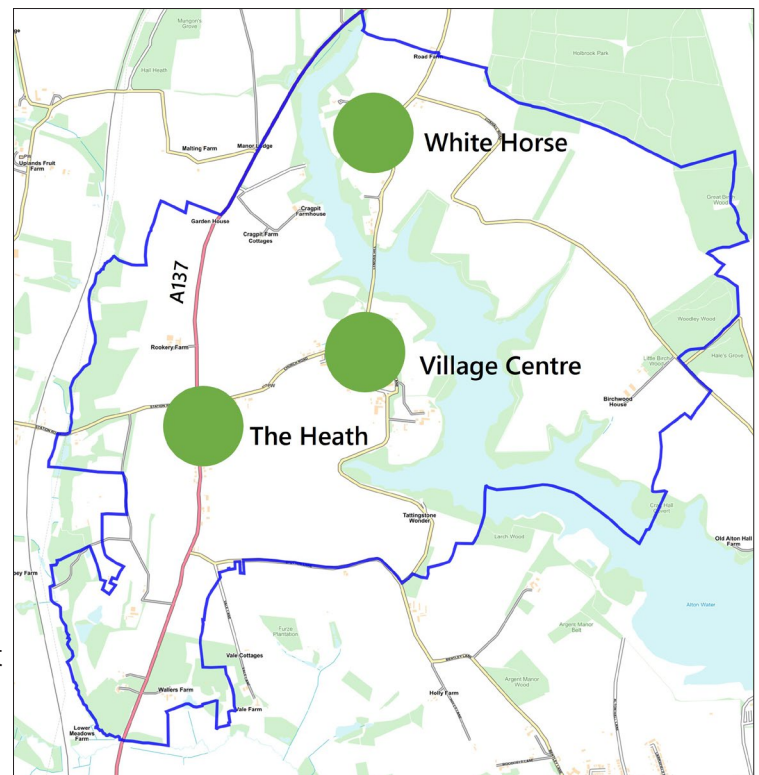
Tattingstone Parish will remain an attractive and desirable place to live, maintaining its historic and environmental assets. It will be a thriving and sustainable community, with the three parts of the Parish retaining their own identities and characteristics but supporting each other through the provision of appropriate services and facilities.

This is followed by theme objectives and planning policies that reflect the Vision.

PLANNING STRATEGY

Planning Strategy: The Plan defines up-to-date Settlement Boundaries around the three main built-up areas of the parish, drawn tightly around the Village Centre, around the White Horse area and at The Heath. In line with national and local planning policies, the Plan supports proposals for development within the Settlement Boundaries where they do not have a detrimental impact on residential amenity, the natural and historic environment, infrastructure and highways.

Outside the Settlement Boundaries, priority will be given to protecting the countryside from inappropriate development.



HOUSING

The Neighbourhood Plan does not allocate any new sites for housing development.

There may be opportunities for infill housing plots within the Settlement Boundaries, subject to impact on the local environment, neighbouring properties and infrastructure.

The affordability of housing to enable people to stay in the village was identified as an issue during the preparation of the Plan. A policy is included that would enable affordable housing to be developed on acceptable sites outside but adjoining the Settlement Boundary under the Government's "exception site" guidelines that would be for people with a local connection that cannot afford to buy on the open market. The housing would be provided by a housing association and always remain affordable.

NATURAL ENVIRONMENT

We know that the parish is rich in wildlife habitats and that areas on the northern and southern edge are designated as "National Landscape" (previously known as Areas of Outstanding Natural Beauty). As part of the preparation of the Plan, a Landscape Appraisal has been prepared by consultants funded by the Government's Neighbourhood Plan support programme. The Appraisal identifies a "visually sensitive landscape" area between the village centre and Alton Water and between the White Horse built-up area and Alton Water.

The Appraisal also identified a number of important views into and out of the built-up area of the village, the key elements of which must be preserved.

Trees, hedgerows and other natural features are specifically mentioned for protection while, in line with new Government legislation, proposals must provide measurable net gain in biodiversity unless exempt by that legislation.

The draft Plan designates a number of "Local Green Spaces" which will be protected from development.

The designations are:

1. South of Chedworth Place
2. Land to the west of Chedworth Place
3. Land north and west of Samford Court
4. Tattingstone Church Cemetery, Church Road
5. Tattingstone Recreation Ground, Green Lane
5. Pasture Field, White Horse Hill
6. Allotments Tattingstone White Horse
7. Land at corner of Church Road and A137 Tattingstone Heath.



COMMUNITY ACTION 1 The Parish Council will seek to establish a Parish Environment Group tasked with working with landowners, volunteers, local organisations and local authorities to deliver landscape improvement initiatives.

BUILT ENVIRONMENT & DESIGN

There are twenty listed buildings in the parish, of which the church of St Mary and the Tattingstone Wonder are grade II* listed. Preparing the Neighbourhood Plan has enabled the investigation of whether other buildings and built features in the parish have an historic importance. Using guidance produced by Historic England, the following ten Non-Designated Heritage Assets have been identified in the Plan:

1. The School
2. The Chapel
3. The Village Hall
4. Badger's Bend
5. The Telephone Box
6. Cottages on White Horse Hill
7. Rookery Farm
8. Wallers Farm
9. Gateway Arch, The Close
10. Historic Pauper's Grave

Planning applications at these properties, or in their vicinity, will have to take into account their character and historic importance.

The design of development was highlighted as an important matter in the Neighbourhood Plan survey. Design Guidance has been prepared for the village by consultants and funded by the Government support programme. It provides comprehensive guidance for new developments and the Neighbourhood Plan sets out a number of design criteria that planning applications will have to take into account.

The Plan also includes policies to reduce the potential for surface water flooding arising from development and to limit light pollution.

COMMUNITY ACTION 2 seeks to work with volunteers and organisations to create a mobile phone app for the Tattingstone History Trail.

COMMUNITY ACTION 3 seeks to encourage service providers to reduce impact of overhead wires on heritage by placing them underground.

SERVICES AND FACILITIES

These are also valued by residents. The newly adopted Babergh Local Plan contains a policy to protect such facilities and enables the provision of new facilities, such as a shop.



COMMUNITY ACTION 4 states that the Parish Council will prioritise the improved provision of community facilities including a community shop and improved facilities at the recreation ground.

HIGHWAYS & TRAVEL

The impact of traffic is high on the concerns of residents but there is little that planning policies can do about speed and volume. The Plan does contain “community aspirations” that, if supported, will form a basis for the Parish Council to try and get the County Council to resolve the issues. Tattingstone is fortunate to have a good network of public rights of way and a policy seeks to improve and extend the network. The number of households with two or more cars is higher than across Babergh as a whole. While not many new houses will be built in the village, the Plan sets higher parking requirements to reflect the reliance on cars to get anywhere.

COMMUNITY ACTION 5 seeks to appoint a Public Rights of Way Warden to monitor the condition of the network.

COMMUNITY ACTION 6 states that the Parish Council will investigate opportunities to provide charging points at car parks.

COMMUNITY ACTION 7 seeks to provide secure cycle parking facilities in car parks and a safe cycle route to Ipswich.

HOW TO COMMENT

The full version of the Plan will be available to download at <https://www.tattingstoneparishcouncil.co.uk/> from Friday 19 January, where an online comments form will also be available to complete.

If you don't have access to the internet, paper copies of the Plan will be available to view at the following locations: The White Horse PH, The Wheatsheaf PH and the Village Hall.

A copy of the Plan can also be borrowed from David Connolly on 07941 895099 or emailing David.connnolly19@gmail.com

Drop-in Event

We'll be at the Village Hall on Saturday 20 January between 1.30 and 4.30pm where you'll be able to find out more about the Plan and talk to members of the Neighbourhood Plan Working Group.

How to comment

During the consultation period the Neighbourhood Plan website will have an online survey form which you can complete.

The forms explain how you can submit them.

WE WANT YOUR COMMENTS, EVEN IF YOU SUPPORT EVERYTHING IN THE PLAN.

COMMENTS MUST BE RECEIVED BY 8 MARCH - WE CANNOT ACCEPT COMMENTS AFTER THIS TIME