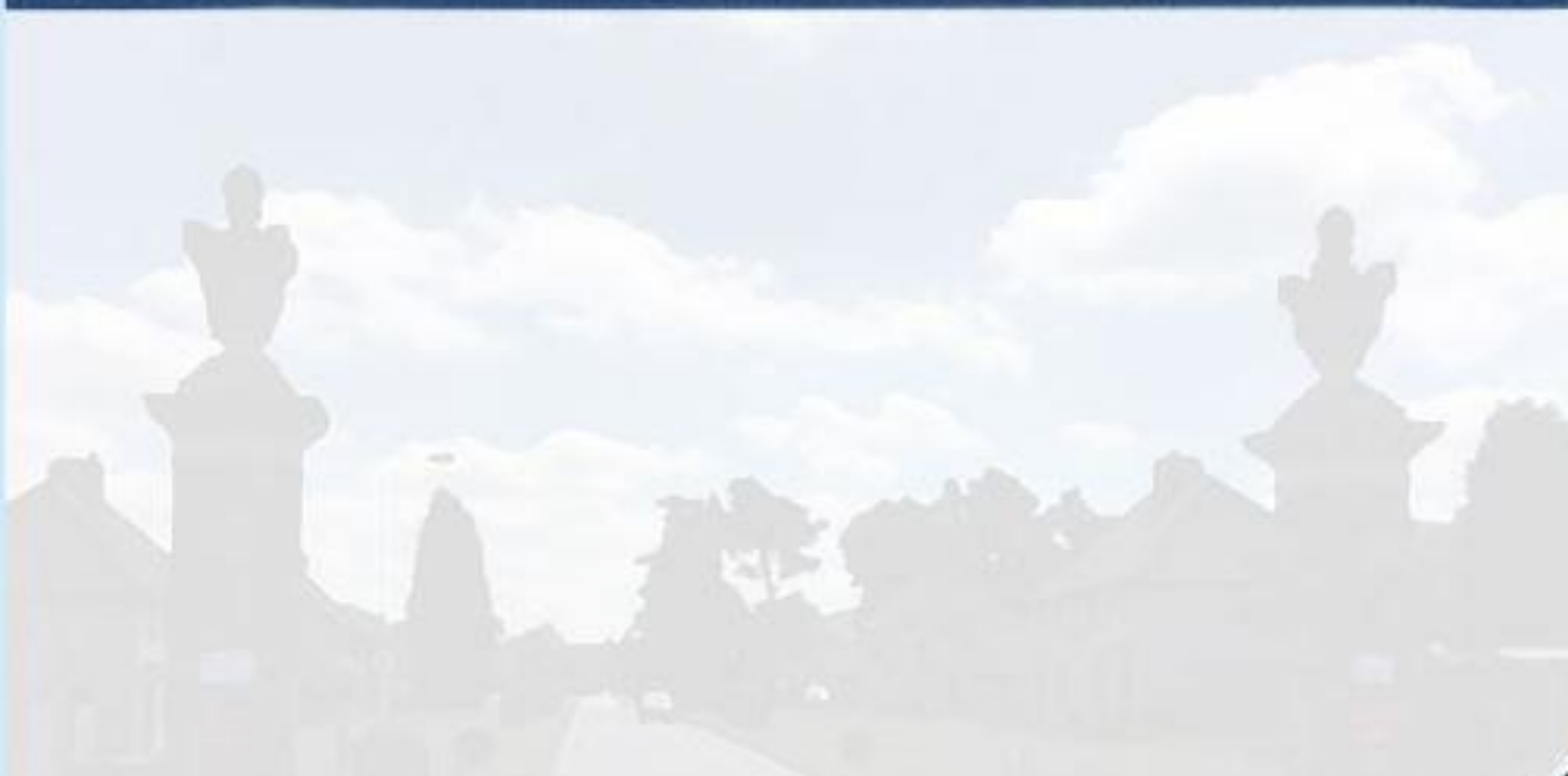




RAMPTON
&
WOODBECK



Neighbourhood Plan
Consultation Statement
January 2020

Introduction

- 1.1 The Neighbourhood Plan steering group has been committed in undertaking consistent, transparent, effective and inclusive periods of community consultation throughout the development of the Neighbourhood Plan (NP) and associated evidence base.
- 1.2 The Neighbourhood Plan Regulations require that, when a Neighbourhood Development Plan is submitted for examination, a statement should also be submitted setting out details of those consulted, how they were consulted, the main issues and concerns raised and how these have been considered and, where relevant, addressed in the proposed Plan.

Legal Basis:

- 1.3 Section 15(2) of part 5 of the Neighbourhood Planning Regulations (as amended) 2012 sets out that, a consultation statement should be a document containing the following:
 - Details of the persons and bodies who were consulted about the proposed Neighbourhood Development Plan;
 - Explanation of how they were consulted;
 - Summary of the main issues and concerns raised by the persons consulted; and
 - Description of how these issues and concerns have been considered and, where relevant, addressed in the proposed NP.
- 1.4 The NP for Rampton and Woodbeck will cover the period 2019 until 2037. The NP proposal does not deal with county matters (mineral extraction and waste development), nationally significant infrastructure or any other matters set out in Section 61K of the Town and Country Planning Act 1990.

Our Consultation Statement

- 1.5 This statement outlines the stages in which have led to the production of the Rampton and Woodbeck NP in terms of consultation with residents, businesses in the parish, stakeholders and statutory consultees.
- 1.6 In addition, this statement will provide a summary and, in some cases, detailed descriptions of the numerous consultation events and other ways in which residents and stakeholders were able to influence the content of the Plan. The appendices detail certain procedures and events that were undertaken by the Neighbourhood development Plan Steering Group, including; producing questionnaires and running consultation events.

Table 1: Consultation Events through the Neighbourhood Plan process

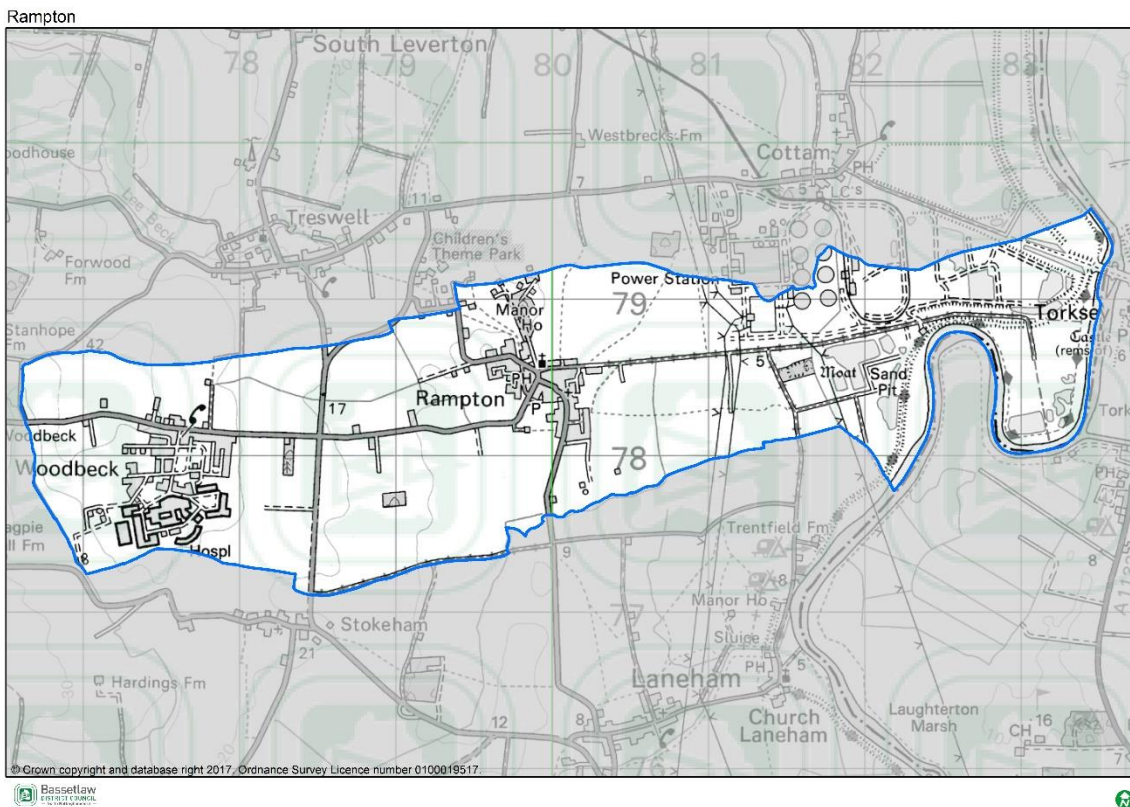
Date of Event	Reason for Event	Attendance
17 th November 2016	Public drop-in consultation	44
5 th May 2017	Public drop-in consultation	37
30 th September 2017	Public drop-in consultation	32
31 st October 2017	Residents questionnaire feedback consultation	42
12 st July 2018	“Call for land” consultation	14 replies
29 th September 2018	Proposed sites consultation	50
2 nd October 2018	Proposed sites consultation	17
28 th September 2019	Draft Plan consultation event	40
7 th October 2019	Draft Plan consultation event	12

The Neighbourhood Development Plan designation

- 1.7 As part of the process, an NP area needs to be designated to allow a scope of work to be produced. The NP area covers the entire Parish of Rampton and Woodbeck which allowed the Parish Council to act as the qualifying body to lead and manage the NP process.
- 1.8 The Localism Act 2011 provided new powers for Parish Councils and community forums to prepare land use planning documents. The Parish area, shown in figure 1, was designated as a Neighbourhood Plan area and Rampton and Woodbeck Parish Council was designated as a qualifying body to prepare a Neighbourhood Plan, by Bassetlaw District Council, on the 7th March 2017.
- 1.9 Information on the designation can be found in the Designation Statement on Bassetlaw District Council’s webpage:

<https://www.bassetlaw.gov.uk/planning-and-building/planning-services/neighbourhood-plans/all-neighbourhood-plans-in-bassetlaw/rampton-neighbourhood-plan/>

Figure 1: Approved Designated Area



Establishing a Neighbourhood Development Plan steering group

1.10 People from our community have contributed to producing the plan. Everyone who offered their opinion, idea, argument or hands on has helped produce the final Plan. At the time of writing the NP, the Steering Group consisted of people who have volunteered to work together to complete the process. They usually met once a month, or more if needed, to report on progress and to review comments and ideas, as well as look at new ways to engage with the community. The group regularly reported back to the wider Parish Council when appropriate.

Professional support and advice

1.11 The Neighbourhood Plan group received direct support from officers at Bassetlaw District Council and independent planning consultants. This support was aimed at both guiding and directing the Neighbourhood Plan Steering group and to produce technical reports to support the evidence base.

The Consultation Process

1.12 The steering group engaged with the whole community in establishing our issues, opportunities, future vision and our objectives for the next 18 years.

The benefits of involving a wide range of people within the process, included:

- Enhanced sense of community empowerment;
- An improved local understanding of the planning process; and
- Increased support for our Neighbourhood Plan through the sense of community ownership.

1.13 The Neighbourhood Plan process has clear stages in which the steering group has directly consulted the community on aspects of the emerging Neighbourhood Plan, including events, surveys and presentations. Residents were updated on the process through local newsletters, door-to-door leaflets drops and updates on the parish and District Council's the websites:

<https://www.bassetlaw.gov.uk/planning-and-building/planning-services/neighbourhood-plans/all-neighbourhood-plans-in-bassetlaw/rampton-neighbourhood-plan/>

1.14 Regular updates were also given to the Parish Council on the progress of the Plan throughout the process.

1.15 Regulation 14 consultation was advertised by a notice from the 10th September until the 5th November 2019. This was delivered to all residents within the Neighbourhood Plan Area.

1.16 All residents were offered the opportunity to view for hard copies of the documents which were made available for on the 28th September and 7th October 2019, at which members of the Steering Group would be available for any questions. 50 residents attended over the two events, and some provided comments on the draft Plan which are summarised in Table 2.

1.17 In addition, all relevant statutory consultees were also notified by email of the consultation period. Some minor amendments have been made to the Neighbourhood Plan based on the comments received from residents and the statutory consultees and these are summarised in Table 2.



Banner displayed in the village to advertise the events

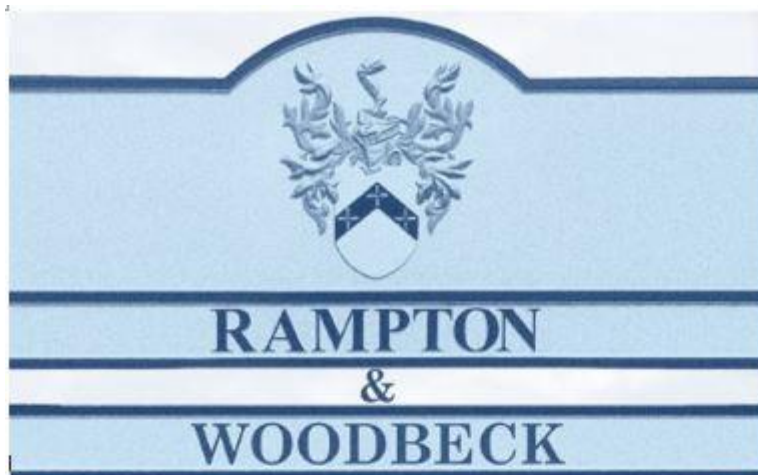


The event on the 7th October in Woodbeck



The event on the 28th September in Rampton

Example leaflet used to promote the Regulation 14 public consultation events



NEIGHBOURHOOD PLAN CONSULTATION

**THE CONSULTATION WILL RUN
FOR 6 WEEKS BETWEEN 10TH
SEPTEMBER AND THE 25TH
OCTOBER 2019.**

There will be two open events for you to come and see the draft plan and other work, these include:

**Saturday 28th September
Rampton Village Hall 10am-2pm**

**Monday 7th October Woodbeck,
Woody's Bar 7pm-9pm**

**View draft
Neighbourhood
Plan**

**View the
Character
Assessment**

**View the Survey
Results**

**View the Site
Assessment
Report**

**Free
Refreshments**

**Your Opinion
Matters!**

**LEARN MORE AT OUR
WEBSITE**

www.ramptonandwoodbeck.gov.uk/neighbourhood-plan

Table 2: Responses received during the Regulation 14 consultation and the Neighbourhood Plan Group's responses

Respondent	Response	Comment from the Qualifying Body
Respondent 1	Rampton development boundary to be extended to include East End Farm & bungalow on Torksey Street	Agreed. The boundary will be redrawn to reflect the recent conversion at Eastfield Farm.
Respondent 2	Just come to live in the village. Most impressed. Fully supportive of all areas of development.	Noted.
Respondent 3	Plan is excellent and fully supported. Only thing of note is boundary at Torksey Street. It needs extending to include all properties.	Agreed. The boundary will be redrawn to reflect the recent conversion at Eastfield Farm.
Respondent 4	I support LGS3 Pinder Park.	Noted.
Respondent 5	I have no problem with building more houses, but we need some sort of traffic calming especially at the bend on the Treswell side of the village. We also have to take into account the plans for Sundown which again could add to the traffic problems.	The level of growth proposed on the sites is small and the development will have an appropriate level of off-street parking. It is anticipated that that development of the sites proposed on Treswell Road could act as a traffic calming in terms of slowing traffic down from Sundown.
Respondent 6	We are happy for proposed sites for building on the proviso that infrastructure is fit for purpose! Flooding is still a risk and drainage is a priority.	Noted. The necessary infrastructure will have to

Respondent	Response	Comment from the Qualifying Body
		be provided as part of the development if it is not already provided.
Respondent 7	Supportive of the present plan for small areas of development. Also pleased the plan is to have mixed types of housing i.e. bungalows, 2, 3, + 4 bed roomed. Very keen to have more news as to what is planned for the Cottam Power Station site.	Noted.
Respondent 8	None of maps of Rampton show the full extent of the village. I assume this means they are only really cover the development sites. However, I would like to be reassured that development plans on the boundaries of the village will be adequately published. E.g. further developments within the grounds of Elmwood House.	The designated area map show the whole parish, but the maps for the proposed designations only illustrate the area concerned. Providing a map of the whole parish with these designations on would not be clear in terms of the proposed designation boundaries.
Respondent 9	We are very pleased with the content of the Neighbourhood Plan. Thank you to all involved for your hard work.	Noted.
Respondent 10	<p>Rampton Torksey St. – Agricultural barn excluded from building development boundary. I believe this should be included, it would be a better view to the street and is a good-sized potential plot and already has street access.</p> <p>Rampton overall, I believe the proposed development boundary is a good size. Should be used for residential properties in character with surrounding buildings.</p> <p>Rampton Torksey St., East End Farm - while it has been put outside the development proposed boundary due to a flood plain, I believe it is unnecessary as it hasn't flooded</p>	<p>Agreed. The boundary will be redrawn to reflect the recent conversion at Eastfield Farm.</p> <p>Noted.</p>

Respondent	Response	Comment from the Qualifying Body
	<p>in over 23 years and Home Farm field/building could be included. Flooding longer than 23 years since we lived in Torksey St.</p> <p>NP08 – potential housing allocation. I believe this could be extended toward Sundown along the road as houses are currently along this road anyway, possibly low height housing.</p>	<p>Agreed. The boundary will be redrawn to reflect the recent conversion at Eastfield Farm.</p> <p>The area of land is that proposed by the landowner. It is considered outside the plans authority to identify land for development that has not been made formally available by the relevant landowner.</p>
Respondent 11	I like the proposed plan and building boundary and wishing to maintain the character of the village. Affordable homes to encourage young families. Increased homes mean increased traffic the busy crossroads need a stop signs not give way.	Noted.
Respondent 12	Pleasing event, gathering information. If new premises are to be built – consideration must be given to existing services e.g. water and sewage already at straining point. Overall not too concerned with proposed plans of some 21 builds, would like to see an improvement in some facilities e.g. bus services, shops etc.	Agreed. The relevant water and infrastructure providers have been a part of the consultation process in the development of the Neighbourhood Plan.

Respondent	Response	Comment from the Qualifying Body
Respondent 13	Very informative meeting. Need shops + buses to go with extra houses. Houses need drives to stop parking on roads.	Noted.
Severn Trent Water	<p>Thank you for the opportunity to comment on your consultation. We currently have no specific comments to make, but please keep us informed when your plans are further developed when we will be able to offer more detailed comments and advice. For your information we have set out some general guidelines that may be useful to you.</p> <p>Position Statement As a water company we have an obligation to provide water supplies and sewage treatment capacity for future development. It is important for us to work collaboratively with Local Planning Authorities to provide relevant assessments of the impacts of future developments. For outline proposals we are able to provide general comments. Once detailed developments and site specific locations are confirmed by local councils, we are able to provide more specific comments and modelling of the network if required. For most developments we do not foresee any particular issues. Where we consider there may be an issue we would discuss in further detail with the Local Planning Authority. We will complete any necessary improvements to provide additional capacity once we have sufficient confidence that a development will go ahead. We do this to avoid making investments on speculative developments to minimise customer bills.</p> <p>Sewage Strategy Once detailed plans are available and we have modelled the additional capacity, in areas where sufficient capacity is not currently available and we have sufficient confidence that developments will be built, we will complete necessary improvements to provide the capacity. We will ensure that our assets have no adverse effect on the</p>	Thank you for your response. No changes to the plan required.

Respondent	Response	Comment from the Qualifying Body
	<p>environment and that we provide appropriate levels of treatment at each of our sewage treatment works.</p> <p>Surface Water and Sewer Flooding We expect surface water to be managed in line with the Government’s Water Strategy, Future Water. The strategy sets out a vision for more effective management of surface water to deal with the dual pressures of climate change and housing development. Surface water needs to be managed sustainably. For new developments we would not expect surface water to be conveyed to our foul or combined sewage system and, where practicable, we support the removal of surface water already connected to foul or combined sewer.</p> <p>We believe that greater emphasis needs to be paid to consequences of extreme rainfall. In the past, even outside of the flood plain, some properties have been built in natural drainage paths. We request that developers providing sewers on new developments should safely accommodate floods which exceed the design capacity of the sewers.</p> <p>To encourage developers to consider sustainable drainage, Severn Trent currently offer a 100% discount on the sewerage infrastructure charge if there is no surface water connection and a 75% discount if there is a surface water connection via a sustainable drainage system. More details can be found on our website: https://www.stwater.co.uk/building-and-developing/regulations-and-forms/application-forms-and-guidance/infrastructure-charges/</p> <p>Water Quality Good quality river water and groundwater is vital for provision of good quality drinking water. We work closely with the Environment Agency and local farmers to ensure that</p>	

Respondent	Response	Comment from the Qualifying Body
	<p>water quality of supplies are not impacted by our or others operations. The Environment Agency's Source Protection Zone (SPZ) and Safe Guarding Zone policy should provide guidance on development. Any proposals should take into account the principles of the Water Framework Directive and River Basin Management Plan for the Severn River basin unit as prepared by the Environment Agency.</p> <p>Water Supply When specific detail of planned development location and sizes are available a site specific assessment of the capacity of our water supply network could be made. Any assessment will involve carrying out a network analysis exercise to investigate any potential impacts. We would not anticipate capacity problems within the urban areas of our network, any issues can be addressed through reinforcing our network. However, the ability to support significant development in the rural areas is likely to have a greater impact and require greater reinforcement to accommodate greater demands.</p> <p>Water Efficiency Part G of Building Regulations specify that new homes must consume no more than 125 litres of water per person per day. We recommend that you consider taking an approach of installing specifically designed water efficient fittings in all areas of the property rather than focus on the overall consumption of the property. This should help to achieve a lower overall consumption than the maximum volume specified in the Building Regulations.</p> <p>We recommend that in all cases you consider:</p> <ul style="list-style-type: none"> - Single flush siphon toilet cistern and those with a flush volume of 4 litres. - Showers designed to operate efficiently and with a maximum flow rate of 8 litres per minute. 	

Respondent	Response	Comment from the Qualifying Body
	<ul style="list-style-type: none"> - Hand wash basin taps with low flow rates of 4 litres or less. - Water butts for external use in properties with gardens. <p>To further encourage developers to act sustainably Severn Trent currently offer a 100% discount on the clean water infrastructure charge if properties are built so consumption per person is 110 litres per person per day or less. More details can be found on our website: https://www.stwater.co.uk/building-and-developing/regulations-and-forms/application-forms-and-guidance/infrastructure-charges/</p> <p>We would encourage you to impose the expectation on developers that properties are built to the optional requirement in Building Regulations of 110 litres of water per person per day.</p> <p>We hope this information has been useful to you and we look forward in hearing from you in the near future.</p>	
Bassetlaw District Council	<p>Suggested amended policy 8:</p> <p>Policy 8: Residential Development beyond the Requirement</p> <p>1. Proposals for residential development beyond the requirement, outside of the identified residential allocations, including the suitable conversion of existing buildings, will only be supported where they are located within the existing development boundaries of either Rampton or Woodbeck and where they meet the following criteria.</p> <p>Proposals:</p>	Agreed. Changes will be made to Policy 8.

Respondent	Response	Comment from the Qualifying Body
	<p>a) should not have an adverse impact on the existing built and natural character and appearance of that part of the settlement and it meets the development principles as identified in Policy 9;</p> <p>b) should be served by sustainable infrastructure provision such as water supply, surface water, wastewater drainage, sewage treatment;</p> <p>c) should not have an unacceptable negative impact on the amenity of neighbouring properties; and</p> <p>d) should not have an unacceptable negative impact on existing highway capacity or safety.</p> <p>2. Development proposals that lead to an overdevelopment of a site, where the proposal is considered out of character in terms of its scale or its proposed density to any existing surrounding dwellings, will not be supported.</p> <p>3. In exceptional circumstances, additional growth outside of but immediately adjacent to the development boundary of Rampton or Woodbeck may be considered favourably to meet the capped growth level. Such proposals should be small in scale, fewer than 11 dwellings or under 0.5 hectares in size per site (whichever is the smaller), and should meet a local need in the Parish for affordable housing or community-led housing that cannot be met within the village boundaries. Notwithstanding this, these proposals will also be subject to the criteria (a-d) in part 1 of this policy.</p> <p>Existing Policy: Policy 8: Residential Development beyond the Requirement 1. Proposals for residential development beyond the requirement, outside of the identified residential allocations, including the suitable conversion of existing buildings, will only be supported if it is located within the existing development boundaries of either Rampton or Woodbeck; and it meets the following criteria:</p>	

Respondent	Response	Comment from the Qualifying Body
	<p>a) it would not have an adverse impact on the existing built and natural character and appearance of that part of the settlement and it meets the development principles as identified in Policy 9;</p> <p>b) it can be served by sustainable infrastructure provision such as water supply, surface water, wastewater drainage, sewage treatment;</p> <p>c) it would not lead to an unacceptable negative impact on the amenity of neighbouring properties; and</p> <p>d) it would not lead to an unacceptable negative impact on existing highway capacity or safety.</p> <p>2. Development proposals that lead to an overdevelopment of a site, where the proposal is considered out of character in terms of its scale or its proposed density to any existing surrounding dwellings, will not be supported.</p> <p>3. In exceptional circumstances, additional growth outside of, but immediately adjacent to, the development boundary of Rampton or Woodbeck might be considered favourably to meet the capped growth level, though these are unlikely to be of a scale over 11 dwellings or 0.5 ha in size, per site (whichever is the smaller) where the proposal is only meeting a local need in the Parish for affordable housing or community-led housing that cannot be met within the village boundaries and can demonstrate that it has the support of the Parish Council and the community of the village it is being proposed in. Notwithstanding this, these proposals will also be subject to the criteria (a-d) in part 1 of this policy.</p>	
Nottinghamshire County Council Highways	I've been advised of the Neighbourhood Plan consultation by the District Council. The County Council as Highway Authority would wish to make the following observations: Policy 2	Agreed. All of the proposed changes identified by NCC will be

Respondent	Response	Comment from the Qualifying Body
	<p>The policy should refer to a footway rather than footpath. The Highways Act definitions are:</p> <p>“footpath” means a highway over which the public have a right of way on foot only, not being a footway;</p> <p>“footway” means a way comprised in a highway which also comprises a carriageway, being a way over which the public have a right of way on foot only;</p> <p>Policy 3</p> <p>There’s a typo in the first sentence “the”.</p> <p>Cavell Close is a private road. There is little change of it ever coming forward for highway adoption without the rest of the estate being ‘made up’ to its connection with Rampton Road. However, you may wish to consider whether the development should include the provision of a turning head of a sufficient size to allow a 11.5m refuse vehicle to manoeuvre and whether a footway should be provided considering the additional traffic. The Highway Authority will have limited interest in the development as it is not served directly from a highway.</p> <p>Policy 4</p> <p>There’s a typo in bullet point e) “h”.</p> <p>Does bullet point h) repeat part of bullet point d) with respect the footway.</p>	<p>made to the relevant policies within the Plan.</p>

Respondent	Response	Comment from the Qualifying Body
	<p>It would be preferable to combine NP03 and NP05 to provide a link road between Cavell Close and Rampton Road. The shape of the sites may need to change but it would better distribute , provide the opportunity to address manoeuvring space within Cavell Close, and allow a continuous footway to be provided through the development to Rampton Road and bus stops. The Highway Authority would also likely be in a position to adopt the street.</p> <p>Policy 5</p> <p>Bullet e) will need to include potential road widening adequate for two-way traffic.</p> <p>Policy 6</p> <p>Bullet a) – The development might be able to be in a linear form but it is unlikely that they could achieve individual frontage access as the bend will restricts visibility for emerging vehicles. It may be possible for the dwellings to be served by one point of access into a rear parking court.</p> <p>Bullet c) – I can't see how the site could be developed whilst safeguarding the frontage. I will require a footway back into the village, vehicular verge crossings, and visibility splays which may require the removal at least some of the hedgerow.</p> <p>Bullet h) will need to include potential road widening adequate for two-way traffic.</p> <p>Policy 7</p>	

Respondent	Response	Comment from the Qualifying Body
	<p>Bullet d) isn't going to be possible. At least some of the hedgerow will require setting back to form visibility splays. However, for a single dwelling, I would recommend access is restricted to Greenside</p>	
Sport England	<p>Thank you for consulting Sport England on the above neighbourhood plan.</p> <p>Government planning policy, within the National Planning Policy Framework (NPPF), identifies how the planning system can play an important role in facilitating social interaction and creating healthy, inclusive communities. Encouraging communities to become more physically active through walking, cycling, informal recreation and formal sport plays an important part in this process. Providing enough sports facilities of the right quality and type in the right places is vital to achieving this aim. This means that positive planning for sport, protection from the unnecessary loss of sports facilities, along with an integrated approach to providing new housing and employment land with community facilities is important.</p> <p>It is essential therefore that the neighbourhood plan reflects and complies with national planning policy for sport as set out in the NPPF with particular reference to Paragraphs 96 and 97. It is also important to be aware of Sport England's statutory consultee role in protecting playing fields and the presumption against the loss of playing field land. Sport England's playing fields policy is set out in our Playing Fields Policy and Guidance document.</p> <p>http://www.sportengland.org/playingfieldspolicy</p> <p>Sport England provides guidance on developing planning policy for sport and further information can be found via the link below. Vital to the development and implementation of planning policy is the evidence base on which it is founded.</p> <p>http://www.sportengland.org/facilities-planning/planning-for-sport/forward-planning/</p>	<p>Noted. The Neighbourhood Plan seeks to encourage sport and physical activity on the proposed Local Green Spaces in the community. The protection of these is vital for the community to have an appropriate balance between the provision of public open space and development.</p>

Respondent	Response	Comment from the Qualifying Body
	<p>Sport England works with local authorities to ensure their Local Plan is underpinned by robust and up to date evidence. In line with Par 97 of the NPPF, this takes the form of assessments of need and strategies for indoor and outdoor sports facilities. A neighbourhood planning body should look to see if the relevant local authority has prepared a playing pitch strategy or other indoor/outdoor sports facility strategy. If it has then this could provide useful evidence for the neighbourhood plan and save the neighbourhood planning body time and resources gathering their own evidence. It is important that a neighbourhood plan reflects the recommendations and actions set out in any such strategies, including those which may specifically relate to the neighbourhood area, and that any local investment opportunities, such as the Community Infrastructure Levy, are utilised to support their delivery.</p> <p>Where such evidence does not already exist then relevant planning policies in a neighbourhood plan should be based on a proportionate assessment of the need for sporting provision in its area. Developed in consultation with the local sporting and wider community any assessment should be used to provide key recommendations and deliverable actions. These should set out what provision is required to ensure the current and future needs of the community for sport can be met and, in turn, be able to support the development and implementation of planning policies. Sport England's guidance on assessing needs may help with such work.</p> <p>http://www.sportengland.org/planningtoolsandguidance</p> <p>If new or improved sports facilities are proposed Sport England recommend you ensure they are fit for purpose and designed in accordance with our design guidance notes.</p>	

Respondent	Response	Comment from the Qualifying Body
	<p>http://www.sportengland.org/facilities-planning/tools-guidance/design-and-cost-guidance/</p> <p>Any new housing developments will generate additional demand for sport. If existing sports facilities do not have the capacity to absorb the additional demand, then planning policies should look to ensure that new sports facilities, or improvements to existing sports facilities, are secured and delivered. Proposed actions to meet the demand should accord with any approved local plan or neighbourhood plan policy for social infrastructure, along with priorities resulting from any assessment of need, or set out in any playing pitch or other indoor and/or outdoor sports facility strategy that the local authority has in place.</p> <p>In line with the Government's NPPF (including Section 8) and its Planning Practice Guidance (Health and wellbeing section), links below, consideration should also be given to how any new development, especially for new housing, will provide opportunities for people to lead healthy lifestyles and create healthy communities. Sport England's Active Design guidance can be used to help with this when developing planning policies and developing or assessing individual proposals.</p> <p>Active Design, which includes a model planning policy, provides ten principles to help ensure the design and layout of development encourages and promotes participation in sport and physical activity. The guidance, and its accompanying checklist, could also be used at the evidence gathering stage of developing a neighbourhood plan to help undertake an assessment of how the design and layout of the area currently enables people to lead active lifestyles and what could be improved.</p> <p>NPPF Section 8: https://www.gov.uk/guidance/national-planning-policy-framework/8-promoting-healthy-communities</p>	

Respondent	Response	Comment from the Qualifying Body
	<p>PPG Health and wellbeing section: https://www.gov.uk/guidance/health-and-wellbeing Sport England's Active Design Guidance: https://www.sportengland.org/activedesign</p>	
National Grid	<p>National Grid has appointed Wood to review and respond to development plan consultations on its behalf. We are instructed by our client to submit the following representation with regards to the above Neighbourhood Plan consultation.</p> <p>About National Grid National Grid Electricity Transmission plc (NGET) owns and maintains the electricity transmission system in England and Wales and National Grid Electricity System Operator (NGESO) operates the electricity transmission network across the UK. The energy is then distributed to the eight electricity distribution network operators across England, Wales and Scotland.</p> <p>National Grid Gas plc (NGG) owns and operates the high-pressure gas transmission system across the UK. In the UK, gas leaves the transmission system and enters the UK's four gas distribution networks where pressure is reduced for public use. National Grid previously owned part of the gas distribution system known as 'National Grid Gas Distribution limited (NGGDL). Since May 2018, NGGDL is now a separate entity called 'Cadent Gas'.</p> <p>To help ensure the continued safe operation of existing sites and equipment and to facilitate future infrastructure investment, National Grid wishes to be involved in the preparation, alteration and review of plans and strategies which may affect National Grid's assets.</p> <p>Assets in your area National Grid has identified the following high voltage overhead powerlines and power stations as falling within the Neighbourhood area boundary:</p>	Noted.

Respondent	Response	Comment from the Qualifying Body
	<ul style="list-style-type: none"> • 4VK Route – 400kv two circuit route from Cottam substation in Bassetlaw to Eaton Socon substation in Bedford • 4VE Route – 400kv two circuit route from Staythorpe substation in Newark and Sherwood to Cottam substation in Bassetlaw • ZDA Route – 400kv two circuit route from High Marnham substation in Bassetlaw to West Burton substation in Bassetlaw • Cottam 400kv substation <p>From the consultation information provided, the above overhead powerlines and power stations do not interact with any of the proposed development sites.</p> <p>Gas Distribution – Low / Medium Pressure</p> <p>Whilst there are no implications for National Grid Gas Distribution’s Intermediate / High Pressure apparatus, there may however be Low Pressure (LP) / Medium Pressure (MP) Gas Distribution pipes present within proposed development sites. If further information is required in relation to the Gas Distribution network, please contact plantprotection@cadentgas.com</p> <p>Electricity distribution</p> <p>Information regarding the distribution network can be found at: www.energynetworks.org.uk</p>	Noted.
The Coal Authority	<p>Thank you for the notification of the 21 September 2019 consulting The Coal Authority on the above NDP.</p> <p>The Coal Authority is a non-departmental public body which works to protect the public and the environment in coal mining areas. Our statutory role in the planning system is to provide advice about new development in the coalfield areas and also protect coal resources from unnecessary sterilisation by encouraging their extraction, where practical, prior to the permanent surface development commencing.</p>	Noted.

Respondent	Response	Comment from the Qualifying Body
	<p>As you will be aware the Neighbourhood Plan area lies within the current defined deep coalfield. However the Neighbourhood Plan area does not contain any surface coal resources or recorded risks from past coal mining activity at shallow depth.</p> <p>On the basis of the above the Coal Authority has no specific comments to make on the Neighbourhood Plan.</p> <p>In the spirit of ensuring efficiency of resources and proportionality it will not be necessary for you to provide The Coal Authority with any future drafts or updates to the emerging Neighbourhood Plan. This letter can be used as evidence for the legal and procedural consultation requirements.</p> <p>The Coal Authority wishes the Neighbourhood Plan team every success with the preparation of the Neighbourhood Plan.</p>	
Highways England Response	<p>Highways England welcomes the opportunity to comment on the Draft Rampton & Woodbeck Neighbourhood Plan which covers the period of 2019 to 2035. It is noted that the document provides a vision for the future of the area and sets out a number of key objectives and planning policies which will be used to help determine planning applications.</p> <p>Highways England has been appointed by the Secretary of State for Transport as strategic highway company under the provisions of the Infrastructure Act 2015 and is the highway authority, traffic authority and street authority for the Strategic Road Network (SRN). It is our role to maintain the safe and efficient operation of the SRN whilst acting as a delivery partner to national economic growth. In relation to the Rampton & Woodbeck Neighbourhood Plan, Highways England's principal interest is safeguarding the A1 which routes approximately 8km to the southwest of the Plan area.</p>	Noted.

Respondent	Response	Comment from the Qualifying Body
	<p>We understand that a Neighbourhood Plan is required to be in conformity with relevant national and Borough-wide planning policies. Accordingly, the Neighbourhood Plan for Rampton & Woodbeck is required to be in conformity with the emerging Bassetlaw Local Plan (2018-2035) and this is acknowledged within the document.</p> <p>The Neighbourhood Plan aims to maintain and preserve the existing rural communities whilst supporting appropriate growth. This is defined as providing for local needs, maintaining the character of the area and focusing development within the 'Development Boundaries' of the Parish, identified as the existing built up areas of Rampton & Woodbeck.</p> <p>Rampton & Woodbeck is identified in the emerging Bassetlaw Local Plan as one of 73 rural settlements suitable for growth, as defined by the 2018 Bassetlaw Rural Settlements Study. Accordingly, the Parish has a minimum housing growth target of 10% over the Local Plan period. As such the Neighbourhood Plan identifies sites suitable for further housing, though we note that this totals fewer than 30 dwellings.</p> <p>Registered office Bridge House, 1 Walnut Tree Close, Guildford GU1 4LZ Highways England Company Limited registered in England and Wales number 09346363 Regarding employment, we note that due to the local hospital and nearby power station, existing opportunities are strong, resulting in a low unemployment rate for the area. Although no specific sites are allocated for provision of further employment, we understand that growth of small businesses which serve the local community is supported.</p> <p>From review of the Neighbourhood Plan we do not consider that the growth plans will result in a material traffic impact on the SRN.</p>	

Respondent	Response	Comment from the Qualifying Body
	We therefore have no further comments to provide and trust the above is useful in the progression of the Rampton & Woodbeck Neighbourhood Plan.	
Nottinghamshire County Council	<p>Thank you for your email dated 20th September 2019 requesting strategic planning observations on the draft Rampton and Woodbeck Neighbourhood Plan. I have consulted with my colleagues across relevant divisions of the County Council and have the following comments to make. In terms of the County Council's responsibilities there are number of elements of national planning policy and guidance that are of particular relevance in the assessment of neighbourhood plans, these include Minerals, Waste and Transport.</p> <p>Minerals and Waste The adopted Nottinghamshire and Nottingham Replacement Waste Local Plan, Part 1: Waste Core Strategy (adopted 10 December 2013) and the saved, non-replaced policies of the Waste Local Plan (adopted 2002), along with the saved policies of the Nottinghamshire Minerals Local Plan (adopted 2005), form part of the development plan for the area. As such, relevant policies in these plans need to be considered. In addition, Minerals Safeguarding and Consultation Areas (MSA/MCA) have been identified in Nottinghamshire and in accordance with Policy SP7 of the emerging Minerals Local Plan (Publication Version, July 2019) these should be taken into account where proposals for nonminerals development fall within them.</p> <p>Minerals In relation to minerals, the eastern part of the Neighbourhood Plan area designated in Map 1 falls within the Mineral Safeguarding and Consultation area for sand and gravel, with Rampton Quarry also within this eastern part of the Neighbourhood Plan area. Rampton Quarry is approximately 3km east of Rampton village and sand and gravel was extracted from the 1980s but is no longer active, with the area now restored and in</p>	<p>Noted.</p> <p>Noted. The relevant policies have been considered as part of the development of the Neighbourhood Plan and discussions with Bassetlaw District Council.</p>

Respondent	Response	Comment from the Qualifying Body
	<p>aftercare which is monitored by Nottinghamshire County Council. Considering the policies proposed in the Neighbourhood Plan, these do not appear to pose a sterilisation risk to the mineral resource nor do they conflict with the Nottinghamshire Minerals Local Plan and therefore the County Council would not wish to raise any objections from a minerals perspective. However, the Neighbourhood Plan could perhaps mention the presence of the mineral resource as part of the background and context of the neighbourhood planning area.</p> <p>Waste In terms of the Waste Core Strategy and Waste Local Plan, as the Neighbourhood Plan points out, Cottam Power station, which ceased coal fired power generation at the end of September 2019, is in close proximity to the villages of Rampton and Woodbeck. Part of the operation at this power station included depositing Pulverised Fuel Ash (PFA) and Furnace Bottom Ash (FBA), which are produced during the process. Since this material is deposited on site, this is a waste operation and so was permitted and is monitored by Nottinghamshire County Council which is the Waste Planning Authority. As the operation has now ceased at the power station, as per the conditions attached to the permission granted, the land where these materials were deposited shall be restored. Also, to the south of Rampton village, approximately 245km from the development boundary, is the permitted waste facility of Rampton Sewage Treatment Works.</p> <p>The policies proposed within the Rampton and Woodbeck Neighbourhood Plan do not pose a sterilisation risk to these waste management sites and therefore the County Council would not wish to raise any objections from a waste perspective.</p> <p>Strategic Transport</p>	<p>Agreed. The Neighbourhood Plan does not seek to override or interfere with Minerals and Waste and respects the existing policies in place.</p> <p>Noted.</p>

Respondent	Response	Comment from the Qualifying Body
	<p>The County Council does not have any strategic transport planning observations to make on the proposed policies in the neighbourhood plan. Transport and Travel Services Nottinghamshire County Council Transport and Travel Services (TTS) wish the following observations to be considered as part of the consultation in respect of the Rampton & Woodbeck Neighbourhood Plan and supporting documents.</p> <p>Background The Transport Act 1985 places a duty on Nottinghamshire County Council to secure a “Socially necessary” bus network. Local bus operators provide services that they consider as commercial, and the Council provide revenue subsidies to provide additional services to ensure communities have access to essential services including education, work, shopping and leisure. The level of revenue funding available to the Council to provide supported services is diminishing. Therefore, other funding sources are required to enable the Council to maintain a socially necessary and sustainable network.</p> <p>Current Rampton & Woodbeck Bus Network Rampton and Woodbeck are currently served by service 190 which is operated by Gem Mini Coaches and funded entirely by the County Council with two journeys during the morning peak which serve the area on a fixed route to Retford. The service at other times of the day is on demand and buses will only call at villages to pick up or set down pre-booked passengers.</p> <p>It is unlikely that the current level of service would be adequate in the future should there be extensive additional housing in the area and funding for additional resources would be required.</p> <p>Neighbourhood Plan</p>	<p>Noted and agreed.</p> <p>Noted.</p> <p>Noted. The community will support any improvements to the existing bus services.</p> <p>Noted.</p>

Respondent	Response	Comment from the Qualifying Body
	<p>TTS have reviewed the draft plan including the Community Vision, Objectives, Consultation and Proposed Housing Requirement and wish to comment as follows:</p> <p>TTS welcome the draft Plan and the emphasis on sustainable development and the support for the intention of the adopted Bassetlaw Core Strategy and Development Management Policies (2011) plan for sustainable development. It is noted that the Questionnaire findings at Section 3.4 include reference to poor public transport as one of the three items most disliked, with improved bus services as a facility that respondents would like to see. The SWOT analysis goes on to refer to good public transport at Woodbeck due to demand for hospital staff, and poor public transport in Rampton village, although service provision to both villages is the same.</p> <p>Development Sites TTS note the Potentially Suitable Sites Map and that the proposed requirement for Rampton and Woodbeck is 38 dwellings, with a balance of 29 dwellings required over the Bassetlaw Local Plan period. This is a modest increase in numbers of dwellings and would not result in a significant impact on demand for public transport, or be sufficient to allow Planning Contributions to be sought for enhanced public transport provision.</p> <p>Community Transport Community transport services are provided in the Rampton & Woodbeck area by Bassetlaw Action Centre. It is suggested that reference to their work is included within the Plan, together with the potential for Community Transport and related services i.e. taxi buses to complement the local bus network.</p>	<p>This has now been amended to reflect the 20% growth level.</p> <p>Noted. There are other public transport services that affect Rampton. It is suggested not to include</p>

Respondent	Response	Comment from the Qualifying Body
	<p>Taxis</p> <p>There is no reference in the document to the role of taxis, which are licensed by Bassetlaw District Council and play an important role in the local economy. It is suggested reference to the role of taxis is included in the Plan.</p>	<p>references to these as they may change over the plan period. The Parish Council provides advice and information to its residents on any available public transport.</p>
<p>JVH Planning</p>	<p>The trustees of the Foljambe Estate are landowners in the Rampton and Woodbeck Neighbourhood Plan Area. They are the landowners of the following sites:</p> <p>NP01 Woodbeck NP05 Woodbeck NP07 Rampton.</p> <p>The Trustees have instructed JVH Planning to comment on the Local Plan to support the proposed allocations and to make other constructive comments on the draft policies and Plans. Our comments are set out below, in relation to each site and then general comments and observations.</p> <p>Site NP01 Woodbeck. The Trustees support the allocation of this site which lies immediately north of the Retford Road and can be accessed directly from the road. The site is a continuation of the development to the north of Retford Road and completes the pattern of development at this western end of the settlement. The site is part of a larger parcel of land and is shown as comprising the area up to the rear boundary of Farfield and then parallel with the western boundary of buildings on the south side of the Retford Road. The site area comprises 0.3 hectares.</p>	<p>The support the site is welcomed. Agreed that 4 dwellings could be accommodated on the site and this change will be made.</p>

Respondent	Response	Comment from the Qualifying Body
	<p>Policy 2 of the Plan indicates that the site will be for 3 dwellings, that they should be linear in form, that the boundary treatment should reflect existing properties, that at least 2 car parking spaces will be provided, that they can be serviced and accessed safely and that a footpath will be provided to link to the path at Farfield.</p> <p>The allocation comprises a site frontage of around 75 metres and a depth of 44 metres. The nearby bungalow; Farfield occupies a plot some 19 metres wide and 44 metres deep. On the presumption that the development is to be in keeping with the surrounding properties it is suggested that 4 dwellings may be more appropriate on this site. This would mean that each plot would be 18.75 metres wide and in keeping with the character of the area. Three plots on the site would have plots 25 metres wide and would tend to attract very large dwellings which may be out of kilter with the objectives of the Plan to achieve family homes rather than large luxury homes. This is simply a suggestion made upon consideration of the site and the resultant layout that may be helpful to the overall objectives of the Neighbourhood Plan.</p> <p>With regard to the footpath is it noted that the footpath lies to the south of the Retford Road and that there is a grass verge on the north side. It will be possible to link up to the verge outside Fairfield and pedestrians would then cross the road to use the pavement itself.</p> <p>The land owners believe this is what is meant in the Policy but are happy to discuss this in more detail if necessary</p> <p>In summary on this site the landowners fully support the allocation, they will be instrumental in bringing the site forward and will engage with the Neighbourhood Plan to achieve the objectives of the Plan. It is noted that the site forms part of a larger field but a landscaped boundary can be planted to ensure a definitive edge to the site which</p>	

Respondent	Response	Comment from the Qualifying Body
	<p>will bring more planting into the immediate landscape to the overall benefit of this part of the settlement edge.</p> <p>NP05 Woodbeck The Trustees support the allocation of this site which lies immediately south of the Retford Road and can be accessed directly from the road. The site is a continuation of the linear development that fronts onto the south side of the Retford Road, which comprises detached and semi-detached houses set in spacious plots. The site is contained by the woodland to the east and the built development of the village to the west. The development in the manner proposed in Policy 4 reflects the character of the village with dwellings fronting onto the road.</p> <p>The Policy indicates a mix of house types, with parking spaces. It is not clear how the access into the site can be within the existing 30 mph limit as this limit occurs past the site frontage to the west. It may be necessary to move the 30 mph limit to the east to ensure the site access lies within the 30 mph limit.</p> <p>The existing footway lies to the north of the Retford Road in this location and a grass verge lies on the south side of the road. It will be possible to link up to the verge outside Heathfield and pedestrians would then cross the road to use the pavement itself.</p> <p>The land owners believe this is what is meant in the Policy but are happy to discuss this in more detail if necessary.</p> <p>Map 7 of the Plan indicates views over the countryside to the east from within the settlement itself. The development of site 5 will not impede this view because the development is to be limited to frontage only, and views from with the village over the open fields to the east</p>	<p>Noted and agreed.</p> <p>Noted and agreed.</p>

Respondent	Response	Comment from the Qualifying Body
	<p>will not be impeded. In summary on this site the landowners fully support the allocation, they will be instrumental in bringing the site forward and will engage with the Neighbourhood Plan to achieve the objectives of the Plan. It is noted that the site forms part of a larger field but a landscaped boundary can be planted to ensure a definitive edge to the site which will bring more planting into the immediate landscape to the overall benefit of this part of the settlement edge.</p> <p>NP07 Rampton. The Trustees support the allocation of site 7, but do consider that the site should be allocated as a site that can be developed upon the adoption of the Neighbourhood Plan. The Plan is aiming to allocate sites to meet the requirements of the settlement up to 2035 and proposes to allocate 29 units as a minimum. This site is currently proposed to be held back until both sites 8 and 14 have been developed. It is understood that site 14 is under construction, but there is no guarantee that site 8 will be delivered. Indeed the policy comments on that site indicate that</p> <p><i>Planning Policy Comments</i> <i>This site has previously had outline planning permission for residential development and was considered a "preferred" site in the Core Strategy Site Allocations process. Therefore, the development of this site would be supported subject to any highway or conservation constraints being overcome.</i></p> <p>It is clear that this site has been identified for many years and has despite having an Outline Permission previously has failed to be delivered. In the circumstances where</p>	<p>Agreed. The 30mph zone may have to be moved, but this will be down to the advice from Nottinghamshire County Council.</p> <p>Agreed. A new footway to link with the existing one on Retford Road is essential to help integrate the development with existing housing on the road.</p> <p>Noted.</p>

Respondent	Response	Comment from the Qualifying Body
	<p>planning delivery is key to site allocation this site cannot be relied up to come forward and deliver new homes.</p> <p>It is also noted from the table 3 in the Plan that site 8 had more objections and less public support than site 7, and this should be taken into account. Site 7 therefore should be allocated now; as the site owners will deliver the site to the market in a timely manner. This has been undertaken in the past and the Trustees are committed to bringing sites forward for development, and have done so successfully at other locations in the vicinity.</p> <p>The Plan should therefore be changed to ensure site 7 is an allocation for 9 dwellings. The proposed allocation is a linear development of up to 9 dwellings which can readily be accommodated along the site frontage. The development would not be distanced from the built form of the settlement because site 14 is already under construction. The layout of site 14 is such that development would be seen as contiguous with site 7 along the south side of Treswell Road. It is noted that the Highway Authority required both the widening of Treswell Road and the construction of a 2m wide footway across the site frontage as part of the approval of development on site 7. The Highway comments on the final layout for Site 7 are replicated below.</p> <p>The revised plan does not specify the previously agreed highway improvements. These included:</p> <ul style="list-style-type: none"> - Widening Treswell Road from 4.8m to 5.5m in width (to be kerbed on both sides). - The provision of a 2m wide footway across part of the site frontage plus a short length of footway on the north side of the carriageway (from the driveway serving No.16) in order to provide a pedestrian link to the site from the village. - The extension of the existing 30mph speed limit across the site frontage (with additional street lighting). 	<p>Noted and agreed. With discussion with Bassetlaw District Council, they have advised to formally allocate the site in the Plan rather than have it as a reserve site. This will help accommodate the numbers identified in the Plan, but also enable its deliverability earlier if that can be achieved.</p> <p>This is a matter for the Highway Authority.</p>

Respondent	Response	Comment from the Qualifying Body
	<p>The improvements were shown for indicative purposes on approved plan 1454-09 rev B (Block Plan layout). The specific details will be agreed as part of a Section 278 Agreement with the Highway Authority. Whilst the Highway Authority has no objections to the proposed revisions within the site, please ensure that the highway improvements are still required to be completed prior to the occupation of any of the approved dwellings. These improvements both to the Highway and to the footway mean that Treswell Lane will be improved as part of this current development on Site 7. On that basis the Highway comments in the Plan are out of date and have been superseded by these improvements, which also facilitate the development of site 7.</p> <p>If it is not agreed that the site should be allocated now as suggested above, which we consider to be the most appropriate action; then the Plan should include a date trigger to the release of the land rather than being triggered by the development of plots 14 and 8. It is suggested that if site 8 is not completed within 3 years of the adoption of the Plan then site 7 will be released.</p> <p>In summary on this site the landowners fully support the allocation, they will be instrumental in bringing the site forward and will engage with the Neighbourhood Plan to achieve the objectives of the Plan. It is noted that the site forms part of a larger field but a landscaped boundary can be planted to ensure a definitive edge to the site which will bring more planting into the immediate landscape to the overall benefit of this part of the settlement edge.</p> <p>Other Comments Policy 1 Housing requirement.</p>	<p>The housing requirement has been changed to reflect the 20% ambition of the emerging Local Plan. The 73 dwellings is now the requirement over the Plan period. The Plan seeks to allocate 45 of these and the rest of the development can come through as “windfall” over the plan period to enable some flexibility.</p>

Respondent	Response	Comment from the Qualifying Body
	<p>The Housing requirement set out in Policy 1 of 38 dwellings is a minimum requirement. The maximum requirement is 73 dwellings. These figures are taken from the emerging Bassetlaw Plan which has not yet been fully tested. Currently the NP is allocating only the minimum level of development; and as explained above the failure of any of the sites to deliver homes will mean the plan is not meeting its housing target. That is why the comments about site 7 set out above are important; and the Plan should allocate additional land over and above the bare minimum.</p> <p>Policy 8: Residential Development beyond the Requirement</p> <p>Proposals for residential development beyond the requirement, outside of the identified residential allocations, including the suitable conversion of existing buildings, will only be supported if it is located within the existing development boundaries of either Rampton or Woodbeck; and it meets the following criteria:</p> <p>The Policy as worded appears to be saying that building conversions in the NP area will count against the overall capped figure of 73 dwellings. The NPPF supports a prosperous rural economy, the re use of brownfield and sustainable development proposals. The re use of rural buildings will occur inside and outside of the development boundaries proposed and it is considered that such conversions should not be subject to the overall cap on development as this could impede the sustainable re use of rural buildings. We consider these should be removed from the overall cap figure. The re use of rural buildings outside development limits should not be restricted occupancy or affordable homes, Such a limitation is contrary to the sustainable use of resources and boosting the supply of new homes.</p>	<p>Agreed. The reference to rural buildings and conversion has been removed from the revised policy.</p>

Respondent	Response	Comment from the Qualifying Body
Nottinghamshire County Council (Public Health)	<p>The Public Health response is outlined below to Rampton & Woodbeck Draft Neighbourhood Plan. If, however any further information is required, the Public Health team will be keen to provide any further advice via email planning.publichealth@nottscc.gov.uk</p> <p>The Nottinghamshire Health and Wellbeing Strategy sets out the ambitions and priorities for the Health and Wellbeing Board with the overall vision to improve the health and wellbeing of people in Nottinghamshire:</p> <ul style="list-style-type: none"> To give everyone a good start in Life; To have healthy and Sustainable places; To enable healthier decision making; To work together to improve healthcare services. <p>The Nottinghamshire Joint Strategic Needs Assessment (JSNA) provides a picture of the current and future health needs of the population of the county. This is a useful source of information when considering the health and wellbeing of residents in Neighbourhood planning.</p> <p>The local health profile report pulls together existing information in one place about the Rampton & Woodbeck, highlights issues that can affect health and wellbeing of residents covered within the neighbourhood plan.</p> <p>The local health profile shows that the 13 of health indicators: are similar to and 5 are worse than the England average particularly e.g. Limiting long – term illness and disability. Promoting health and wellbeing enhances resilience, employment and social outcomes</p>	<p>Noted. Policy 11 seeks to protect existing green open spaces for public use.</p> <p>Rampton and Woodbeck also has good access to the open countryside with a wide network of public footpaths and walks along and over the River Trent. All this will help improve people’s health and wellbeing.</p> <p>Noted.</p> <p>Noted.</p>

Respondent	Response	Comment from the Qualifying Body
	<p>Given that limiting long term illness or disability is significantly worse than the England average, the development needs to ensure that it is age friendly providing good access to health and social care facilities.</p> <p>The Nottinghamshire Spatial Planning and Health Framework identifies that local planning policies play a vital role in ensuring the health and wellbeing of the population and how planning matters impact on health and wellbeing locally. In addition, a health checklist is included to be used when developing local plans and assessing planning applications:</p> <p>It is recommended that this checklist is completed to enable the potential positive and negative impacts of the pre-application (neighbourhood plan) on health and wellbeing to be considered in a consistent, systematic and objective way, identifying opportunities for maximising potential health gains and minimizing harm and addressing inequalities taking account of the wider determinants of health.</p> <p>Obesity is a major public health challenge for Nottinghamshire. Obesity is a complex problem with many drivers, including our behaviour, environment, genetics and culture. Nearly a quarter of children in England are obese or overweight by the time they start primary school aged five, and this rises to one third by the time they leave aged 11.</p> <p>Childhood Obesity in 10-11 year olds in this area is similar to and not better than the England average Obesity levels for this area It is recommended that the six themes by the TCPA document Planning Healthy Weight Environments' are considered to promote a healthy lifestyle as part of this application.</p>	<p>Noted.</p> <p>Noted.</p> <p>Noted.</p> <p>Noted.</p> <p>Noted.</p> <p>Noted.</p>

Respondent	Response	Comment from the Qualifying Body
	<p>Please note for major developments (over 25 dwellings) the Clinical Commissioning Groups (CCG) should be consulted via Bassetlaw Strategic Estates Group for impact on primary care which may lead to a request for infrastructure support through S106/CIL.</p> <p>Please feel free to add anything that is relevant given the information provided in the Rapid Health Impact Assessment and the Local Health Profile.</p>	Noted.
Natural England	<p>Thank you for your consultation on the above dated 20 September 2019 Natural England is a non-departmental public body. Our statutory purpose is to ensure that the natural environment is conserved, enhanced, and managed for the benefit of present and future generations, thereby contributing to sustainable development.</p> <p>Natural England is a statutory consultee in neighbourhood planning and must be consulted on draft neighbourhood development plans by the Parish/Town Councils or Neighbourhood Forums where they consider our interests would be affected by the proposals made.</p> <p>Natural England does not have any specific comments on this draft neighbourhood plan.</p> <p>However, we refer you to the attached annex which covers the issues and opportunities that should be considered when preparing a Neighbourhood Plan.</p> <p>Best and Most Versatile Agricultural Land</p> <p>We have not checked the agricultural land classification of the proposed allocations, but we advise you ensure that any allocations on best and most versatile land are justified in line with para 112 of the National Planning Policy Framework.</p>	Noted.
Historic England	<p>Thank you for consulting Historic England about your Neighbourhood Plan.</p> <p>The area covered by your Neighbourhood Plan encompasses Rampton and Woodbeck Conservation Area and includes a number of important designated heritage assets. In line with national planning policy, it will be important that the strategy for this area</p>	Noted.

Respondent	Response	Comment from the Qualifying Body
	<p>safeguards those elements which contribute to the significance of these assets so that they can be enjoyed by future generations of the area.</p> <p>If you have not already done so, we would recommend that you speak to the planning and conservation team at Bassetlaw District Council together with the staff at Nottinghamshire County Council archaeological advisory service who look after the Historic Environment Record. They should be able to provide details of the designated heritage assets in the area together with locally-important buildings, archaeological remains and landscapes. Some Historic Environment Records may also be available on-line via the Heritage Gateway (www.heritagegateway.org.uk <http://www.heritagegateway.org.uk>). It may also be useful to involve local voluntary groups such as the local Civic Society or local historic groups in the production of your Neighbourhood Plan.</p> <p>Historic England has produced advice which your community might find helpful in helping to identify what it is about your area which makes it distinctive and how you might go about ensuring that the character of the area is retained. These can be found at:-</p> <p><https://historicengland.org.uk/advice/planning/plan-making/improve-your-neighbourhood/></p> <p>You may also find the advice in “Planning for the Environment at the Neighbourhood Level” useful. This has been produced by Historic England, Natural England, the Environment Agency and the Forestry Commission. As well as giving ideas on how you might improve your local environment, it also contains some useful further sources of information. This can be downloaded from:</p>	

Respondent	Response	Comment from the Qualifying Body
	<p data-bbox="510 279 1662 352"><http://webarchive.nationalarchives.gov.uk/20140328084622/http://cdn.environment-agency.gov.uk/LIT_6524_7da381.pdf></p> <p data-bbox="510 395 1630 624">If you envisage including new housing allocations in your plan, we refer you to our published advice available on our website, "Housing Allocations in Local Plans" as this relates equally to neighbourhood planning. This can be found at <https://content.historicengland.org.uk/images-books/publications/historic-environment-and-site-allocations-in-local-plans/heag074-he-and-site-allocation-local-plans.pdf/></p>	