

11th October 2022

Dear Will,

NEIGHBOURHOOD AREA DESIGNATION REQUEST: NORTH AND SOUTH WHEATLEY PARISH

Thank you for your support in progressing the recent revision of Sturton Ward's Neighbourhood Plan which was approved in a referendum on 11th November 2021. This Neighbourhood Plan covers the whole of Sturton Ward, including five parishes, with North and South Wheatley Parish Council acting as the qualifying body.

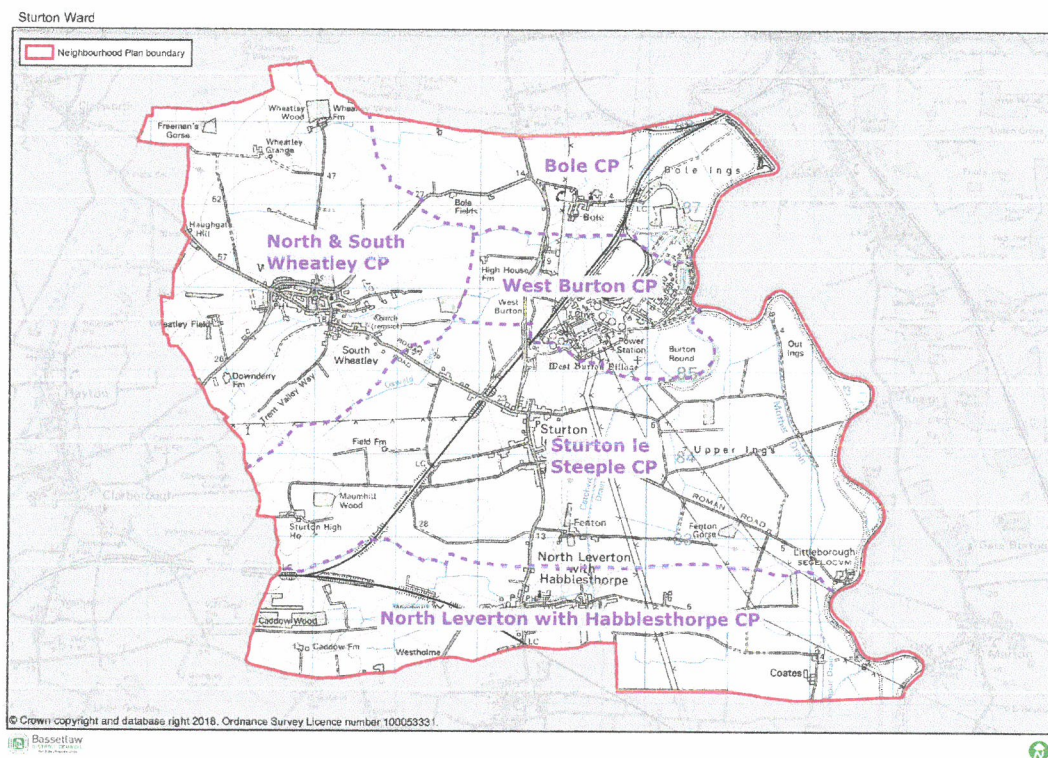


Figure 1: The current Sturton Ward Neighbourhood Area

Between 2018 and 2021, as part of the revised Neighbourhood Plan, over 50 site allocations were considered across four villages (Bole, North Leverton with Hablesthorpe, North & South Wheatley and Sturton Le Steeple). This took considerable time and effort with some villages able to move quicker than others for a range of reasons (for example, the number of Neighbourhood Plan volunteers, the number of sites to consider and the challenge trying to meet ambitious target housing allocations).

Given it took c.3 years in total to complete the revised Neighbourhood Plan, there is an argument to reduce the size of the Designated Area for future iterations of the Neighbourhood Plan. This was recommended by the Sturton Ward Neighbourhood Plan Steering Group as part of its "lessons learned" session following the referendum in November 2021.

As a result, in early 2022, North Leverton with Hablesthorpe, North & South Wheatley and Sturton Le Steeple Parish Councils individually discussed the future shape of Sturton Ward's Neighbourhood Plan. All three Parish Councils agreed to the following option:

- **Option 3: three new Neighbourhood Plan areas to be designated, one for the North & South Wheatley Parish Council area, one for the North Leverton with Hablesthorpe Parish Council area, and one for the rest of Sturton Ward. This reflects the fact that the Sturton Le Steeple Parish Council area will be most directly impacted by the redevelopment of the power station site known as West Burton A and may, therefore, wish to include Bole and West Burton Parish Council areas in future iterations of its own Neighbourhood Plan to account for and help control wider development.**

Note that there isn't a functioning Parish Council in either Bole or West Burton to take on Neighbourhood Plan responsibilities, and both settlements contain less than 100 houses in total meaning they are normally exempt from housing growth targets.

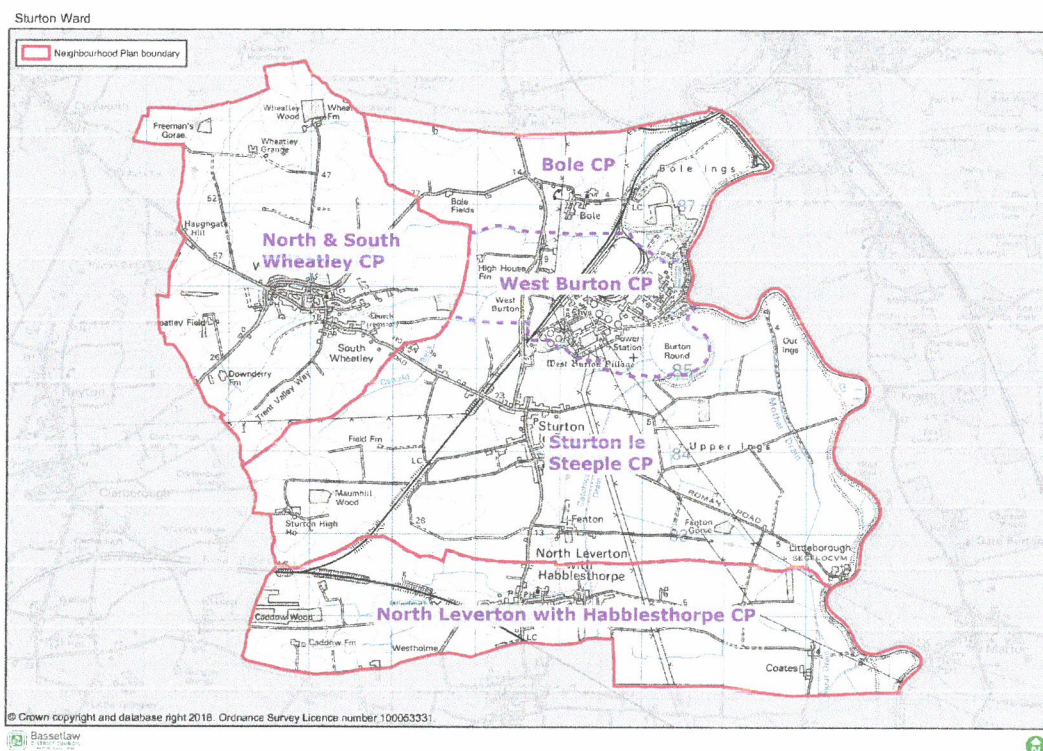
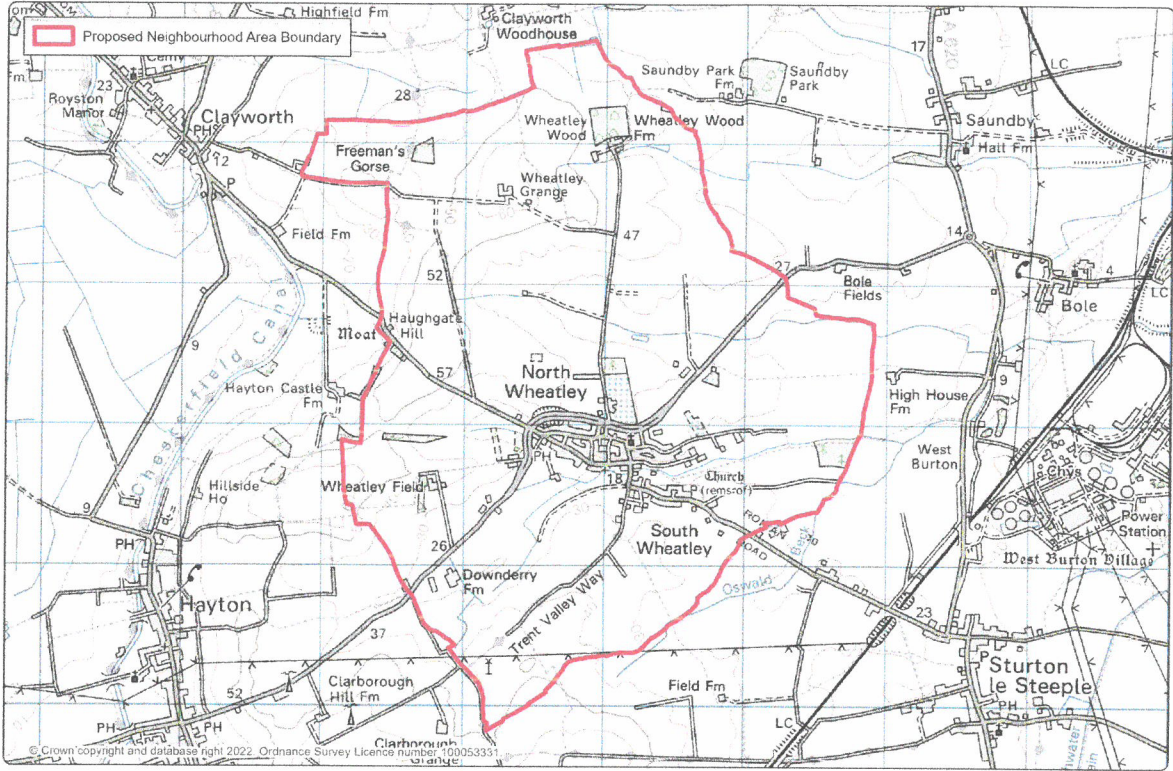


Figure 2: The proposed boundaries for future neighbourhood areas in Sturton Ward

In accordance with the above proposal, North and South Wheatley Parish Council hereby request that the entire Parish, as detailed on the map at Figure 3, below, is designated as a new neighbourhood area, with the Parish Council acting as the qualifying body. Subject to approval of this request, and parallel re-designation of the other parishes within Sturton Ward (as proposed), the existing Sturton Ward Neighbourhood Area could then be dissolved. North and South Wheatley Parish Council considers that this proposal, in the context outlined above, accords with the requirements of section 61G of the Town and Country Planning Act 1990.

North and South Wheatley

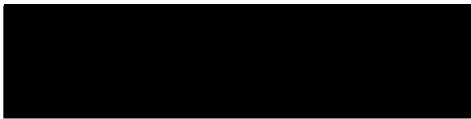


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DISTRICT COUNCIL



Figure 3: The proposed North and South Wheatley Neighbourhood Area

Kind regards,



Vicki Wilson, Chair,
North & South Wheatley Parish Council