

## ISSUES & OPTIONS – SUMMARY OF RESPONSES – JULY 2005

Respondent	Comments
<b>General Comments</b>	
RN 02: Purnima Wilkinson - Housing Corporation	No specific comments.
RN 366: East Midlands Development Agency	We will consider the report and forward any specific comments as appropriate.
RN 434: CABE	No comments on the Core Strategy or the Loughborough Science Park.
RN 363: National Forest Company	<p>There are specific issues pertinent to the implementation of the National Forest Strategy, which LDF policies should address:</p> <ul style="list-style-type: none"> <li>• Development allocations – areas zoned for new development should be accompanied with allocations for green space that meet the National Forest development planting guidelines as set out in the National Forest Strategy;</li> <li>• Development Planting guidelines – revised National Forest development planting guidelines should be applied to all appropriate developments through development control policies;</li> <li>• Built development – special setting of the National Forest offers particular opportunities of innovative building design. High quality design of green space and landscaping should complement high quality built design. Given the national desire to raise the quality of urban design and the public realm, the LDF should advocate a Forest related expression of this, in the forest area;</li> </ul> <p>Village centres – seek opportunities to enhance the built and green environmental village centres in the Forest. Through re-development proposals there may be the potential to enhance the Forest identity of village centres, particularly through road signage, landscaping, tourist, information points and branding.</p>
RN 392: Fisher German - Agent for Mr D Johar	Amend 'Limits to Development' at Quorn to encompass 0.4 ha of land at Armston Road, to the south east of Quorn.
RN 393: Fisher German - Agent for Mr C Wells	<p>Amend limits to development in Seagrave (plan attached) in line with the boundary of the Conservation Area as:</p> <ul style="list-style-type: none"> <li>• Reflects line of existing built development in the village;</li> <li>• Local Plan Inspector's Report recommended this approach;</li> <li>• Properties along Green Lane, although physically related and included in the village, do not appear in the limits to development boundary;</li> <li>• Further development, since adoption of the Local Plan, has cemented the connection of this northern part of the village to the southern area.</li> </ul> <p>Consider Hawley Fields Farm (plan attached) for a residential development site:</p> <ul style="list-style-type: none"> <li>• To meet local housing needs and sustain the rural community;</li> <li>• Redevelopment would open up the potential to improve an area of village that currently exerts odour and traffic nuisance on neighbouring dwellings;</li> </ul> <p>Present buildings unsightly and not in keeping with the Conservation Area.</p>
RN 394: Fisher German - Agent for Ruterford Properties	<p>Amend limits to development in Seagrave (plan attached) in line with the boundary of the Conservation Area as:</p> <ul style="list-style-type: none"> <li>• Reflects line of existing built development in the village;</li> <li>• Local Plan Inspector's Report recommended this approach;</li> <li>• Properties along Green Lane, although physically related and included in the village, do not appear in the limits to development boundary;</li> </ul>

Respondent	Comments
	<ul style="list-style-type: none"> <li>• Further development, since adoption of the Local Plan, has cemented the connection of this northern part of the village to the southern area.</li> </ul> <p>Delete 'Open Space of Special Character' designation on land on Green Lane (plan attached):</p> <ul style="list-style-type: none"> <li>• Inappropriate and does not fulfil designation;</li> <li>• Land is enclosed and screened from public view by mature vegetation and fencing;</li> </ul> <p>Does not perform any function of open space as not visible or open to the public.</p>
<p>RN 395: Fisher German - Agent for Rearsby Limited</p>	<p>Allocate land for employment to extend Rearsby Business Park (plan attached) which provides a unique opportunity to provide mixed use employment in a high quality environment:</p> <ul style="list-style-type: none"> <li>• Land previously proposed as an employment land allocation and provided a large amount of employment as a major manufacturing plant for components for the automotive industry;</li> <li>• Site has been renovated and refurbished creating 125,000 sq ft for a multi occupancy business park – offices, workshops and storage</li> <li>• Opening of Rearsby by-pass has significantly lifted the profile and accessibility of the business park. Also provides a natural barrier to extension;</li> <li>• Great interest in site from tenants and potential tenants – like the site appearance, accessibility, security and proximity to an existing workforce in the Charnwood area;</li> <li>• No longer dependent on one particular employer or industry so making it more versatile to adapt to market changes.</li> <li>• Need to allocate more employment areas at more accessible and high quality locations whilst residential development will be focussed on the redevelopment of brownfield sites that are outdated and inaccessible for modern employment use.</li> </ul> <p>Delete 'recreational land' designation (RT/7) for land within the confines of Rearsby Business Park:</p> <ul style="list-style-type: none"> <li>• Land has never been available for use of the public as it is a private area of land which provides no benefit to the local community and has no changing or leisure facilities;</li> <li>• Situated within a busy operational business park and therefore does not provide a suitable or safe environment;</li> <li>• Site not specifically appraised through the Green Spaces Strategy 2004;</li> </ul> <p>There is no need for this current designation or to provide replacement facilities</p>
<p>RN 397: Shepshed Sports &amp; Leisure Park Project</p>	<p>Consider for inclusion, Woodlands Farm, to north west of Shepshed for a Sports and Leisure Park Project' (plans attached):</p> <ul style="list-style-type: none"> <li>• Council and University must respond to the winning of the London Olympic bid for 2012</li> <li>• Ideally suited for Loughborough University with good road access to site and M1 motorway and soon connections to Parkway station and Nottingham East Midlands Airport;</li> <li>• Light, free draining soils and two unpolluted fresh water streams suitable for triathlon;</li> <li>• Gently undulating site with 2 valleys and water perfect for an unrivalled world class 27 hole golf course, irrigation lakes, water features and flat expanses for certain sports;</li> <li>• Site can expand unbounded by open agricultural land;</li> <li>• Earmark 50 acres for youth activity sports;</li> <li>• Existing campus is too constrained for space for the land hungry sports on the university's wish list;</li> </ul> <p>Other sites considered by the university are either too far from the university or have added complications.</p>
<p>RN 402: Redrow Homes (Midlands) Ltd</p>	<p>Currently exploring the potential of brownfield sites, where some are close to the canal, for housing and mixed use development. The canal sites could provide a new impetus for water related urban regeneration.</p> <p>Promoting a development site at Hamilton/Scraftoft, which borders the Hamilton development in Leicester City. This is an area which has been developed over a long period of time and now has a broad range of facilities and good access to public transport.</p>

Respondent	Comments
<b>Q1b: Are there any key issues we have missed?</b>	
RN 81: R I Porter	No, but all issues are important and need to be considered together.
RN 93: Charnwood & North West Leicestershire Primary Care Trust	Ensure land is made available for healthcare infrastructure.
RN 95: The National Trust	Make reference to the need to protect the built or historic environment and the settings of valued assets.
RN 123: Wymeswold Parish Plan Steering Group	Access to services eg. doctors surgery How to sustain rural communities in the face of development pressures and expected changes to farming subsidies/practices.
RN 126 Sport England	Sustainable development will be achieved by the interplay of all the issues. None should be considered more important than others.
RN 145: Tim Birkinshaw	Stable and sustainable family structures Local, accessible schooling
RN 165: House Builders Federation	In establishing the precise housing requirement, make adequate provision for likely student accommodation that will need to be met by general market housing rather than on campus. Carefully consider the deliverability and realistic timescale for delivery of allocated sites and those with planning permission; and ensure there is no double counting of UCS sites within other components of the housing supply.
RN 188 English Heritage	The historic environment (areas and buildings with statutory protection and those that are locally valued and important) is not mentioned although it is an integral part of the area's heritage. Historic and natural environments can be closely interrelated as in interpreting the quality of the landscape or registered parks and gardens. The County Council is undertaking a GIS based Historic Landscape Assessment of the County. Important to manage change to the historic environment as well as protect and enhance specific assets. LDF needs to demonstrate how policies in RSS8, Policies 27 and 31 and paragraph 4.3.18, will be implemented locally.
RN 190: CPRE	Renewable energy issues including creation and conservation of energy from sustainable sources - see the Council's Climate Change Strategy.
RN 193: Woodhouse Parish Council	Water & utility supply, waste disposal, parking, housing needs for elderly and others.
RN 195: Environment Agency	Remediation of contaminated land.
RN 198: Action for Better Charnwood	More emphasis on climate change. Orientate economic development to developing environmentally beneficial products. Wind turbines.
RN 212: Pegasus Planning Group – Agent for Wilson Bowden Developments & David Wilson Homes	Decent Homes and Neighbourhoods: take account of RSS housing requirements and the current review, new household projections emerging this year, replacement of ageing housing stock in the Borough and ensuring that housing supply is not interrupted arbitrarily by phasing so there is always a 5 year supply available. Sustainable Environment: identify exactly the harmful impact of HGVs including a definition and understanding of them and how they should be measured. Economically prosperous environment: fully support need for additional employment land including a new Science Park at Loughborough and strategic employment sites close to Leicester and Loughborough. However the Science park and strategic site close to Loughborough need to be considered together because of the inevitable inter-relationship.

Respondent	Comments
	A portfolio of employment sites is needed across the Borough to meet requirements of existing industries and businesses wishing to come to the area. The scale of employment land needs to be reconsidered to ensure it meets all these needs.
RN 286: Leicestershire County Council	Capacity building work with Bangladeshi community to enable them to participate in SME.
RN 361 GVA Grimley – Agents for Loughborough University	Issue 15 makes specific reference to identify sufficient land to accommodate a Science Park development but it does not refer specifically to the need to identify land for a Strategic Employment Development. Make this specific reference in the Core Strategy.
RN 363: National Forest Company	Issue 21 should address how best to actively develop the potential of the rural economy, not just look at employment needs. Include how best to develop the visitor economy and associated infrastructure within the Borough, linking to the work of Charnwood Promotions. Also make links between active leisure opportunities and developing healthier lifestyles.
RN 366: East Midlands Development Agency	The context for the LDF should include a reference to the Regional Economic Strategy.
RN 373: Sure Start	Decent Homes and Neighbourhood - add reference to development of community facilities especially health centres/surgeries, schools and community meeting spaces. Concern about the loss of employment opportunities within walking distance for less skilled workers, particularly in the Hastings area. Brownfield land that was traditionally employment use is being converted to housing. This area has relatively high levels of unemployment and scores within the top 20% of the index of deprivation super output areas. Need for public sector intervention to adopt a proactive approach by encouraging a new employment product for parts of this area. Incorporate elements relating to creation of open space, capitalising on opportunities offered by the canal and other play infrastructure and community facilities as part of the proposed action area/master plan for this deprived area. In allowing new housing areas on brownfield land, there is a need to balance the community infrastructure required in creating balanced communities. New developments will place additional pressure on already stretched services. There is also the need to incorporate and create safe attractive external meeting places and community facilities where people can meet together. Current play provision is being used by older youths and deterring younger children from the existing limited provision.
RN 381: Andrew Granger & Co	The document provides a comprehensive discussion on all matters relating to the future of Charnwood. Charnwood has a lack of sporting, leisure and cultural opportunities. Ensure that the LDF incorporates specific policies to ensure facilities are provided. Decent homes, including affordable housing are important. However affordable housing should only be provided in those communities, which have good public transport links or jobs within the existing communities.
RN 384: Charnwood Mental Health Forum	No specific mention of the need in the community for good mental health and well being. One aspect of this topic is the desirability for a unit to help mentally ill patients to be located in Loughborough. A unit in the town would be of great help. The location of the units in Leicester present more difficulties to people with mental problems than physical ones. There is no mention of faith communities. The Borough has a lot of different Christian groups many with their own well appointed buildings who are being challenged as to how their present declining congregations can resonate with people outside. The Council should enter into a long term dialogue with Loughborough Churches Together and the Loughborough Inter Faith group.
RN 387: Friends of Charnwood Forest	Making Charnwood Forest a National Park. Designation as a quiet home network. Policy to reduce light pollution.
RN 388: Countryside Agency	Mention countryside recreation and access to the countryside. The LDF should include policies and guidance on the provision of informal countryside recreation opportunities within the capacity of the environment and heritage. LAR supports a wider role for the countryside in terms of recreational opportunity, particularly where these can support more traditional rural activities, which may help the upkeep and management of the landscape, or where there may be direct and indirect health benefits. Mention the management of public rights of way and general access to the countryside.

<b>Respondent</b>	<b>Comments</b>
RN 392: Fisher German - Agent for Mr D Johar	In general terms the core strategy is supported.
RN 396: GVA Grimley - Agent for Jelson Homes	New residential development should provide for an attractive living environment in locations accessible by a variety of means of transport.
RN 397: Shephed Sports & Leisure Park Project	Great shortage of hotels in areas affecting tourism.
RN 399: Leicestershire & Rutland Bridleways Association	<p>Insert requirement that the Council uses all means at its disposal to get the multi-user off-road network increased and connected up:</p> <ul style="list-style-type: none"> <li>• Multi-user – walkers, cyclists, equestrians and disabled – provides best value, is inclusive not excluding any type of non-motorised user and enables mixed usage.</li> <li>• Off-road is inherently safer, more relaxing and pleasurable and contributes to healthy open air recreation and road safety by removing vulnerable users from the path of vehicles;</li> <li>• Network – when routes connect they get increased use and are even better value.</li> </ul> <p>Should at least be commitment to achieving the Rights of Way Improvement Plan.</p>
RN 400: Charnwood Disability Forum	<p>Health issues</p> <p>Environmental issues – global warming, provision of recyclable electricity</p> <p>Reducing travel to employment</p> <p>Needs of the disabled and pushchairs.</p>
RN 402: Redrow Homes (Midlands) Ltd	<p>Accept that affordable housing has become a problem. The lack of general market housing particularly for people on lower incomes is equally acute stemming largely from the slow down in housing provision generally as a result of declining strategic housing targets. This key issue is highlighted in the latest Government Consultation Paper 'Planning for Housing' which recognises the negative effect of housing restraint in delivering affordable housing.</p> <p>Use private sector to provide a solution to the student housing problem in Loughborough rather than letting the absence of purpose built accommodation result in the spread of students across the town.</p> <p>Little reference to the positive opportunity created by the canal in Loughborough – on the whole the town turns its back on the canal. Look more positively in drawing the activities of the canal into the town centre and developing brownfield sites to achieve better recreational and residential opportunities.</p>
RN 405: Pegasus Planning Group - Agent for Radleigh Homes	<p>Decent homes and neighbourhoods – fails to take account of RSS and emerging RSS requirements, the need to consider new household projections, the replacement of aging housing stock and the need to ensure a 5 year housing supply.</p> <p>A sustainable environment – Re-look at Green Wedges and consider whether this is the best way to deal with open land around Leicester and Loughborough.</p> <p>In terms of issue 12 need to identify and define exactly what the harmful impact of heavy goods vehicle movements are and how they will be measured.</p> <p>An economically prosperous environment – make reference to need for strategic employment sites close to Loughborough and Leicester as set out in the Structure Plan. Consider the Loughborough site and science park together as there is an inevitable inter-relationship. Need to provide a portfolio of employment sites across the district to provide for existing and new industries. The amount of employment land also needs further exploration.</p>
RN 410: Persimmon Homes (North Midlands)	Possible impact of the London Olympics.
<b>Q2b: Is there anything that should be added to the Vision for Charnwood</b>	
RN 81: R I Porter	No but seeing it take place over time is the key

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RN 93: Charnwood & North West Leicestershire Primary Care Trust	Improve health of the population, including ensuring availability of local healthcare facilities.
RN 95: The National Trust	The Vision should look to enhance, not merely preserve, environmental assets, in particular biodiversity and the poor position generally in the East Midlands.
RN 123: Wymeswold Parish Plan Steering Group	In the rural areas outside the Soar valley need to encourage rural business whilst preserving best of the countryside and the villages.
RN 145: Tim Birkinshaw	Leading in Leicestershire is a bit arrogant. Need for smaller community schools especially for 14-18 years in south Loughborough, Barrow and Mountsorrel. More local health facilities so there is less reliance on large Leicester Hospitals especially for maternity and mental health. Create identifiable communities in west Loughborough. Apart from Shelthorpe estate the area is a collection of houses with little identity or community feel.
RN 162: English Nature	Protection and enhancement of biodiversity, geodiversity and accessible green space. Recommend that: <ul style="list-style-type: none"> <li>• the wildlife interest of a site needs to be properly surveyed and assessed before any decision on the suitability for development. Findings should inform the design process to allow wildlife interests to be retained and enhanced;</li> <li>• the creation of spaces for wildlife needs as much attention as other aspects in the design process;</li> <li>• green infrastructure is important to sustainable communities and encouraging economic activity. Green spaces need to be designed as early as possible in the design process;</li> <li>• Provision should be made for at least 2ha of accessible natural greenspace per 1000 population based on the following hierarchy: <ul style="list-style-type: none"> <li>○ No person should live over 300 metres from their nearest area of natural green space;</li> <li>○ There should be at least one accessible 20 ha site within 2km from home;</li> <li>○ There should be one accessible 100 ha site within 5km; and</li> <li>○ There should be one accessible 500 ha site within 10 km.</li> </ul> </li> </ul> (Source "Providing Accessible Natural Greenspace in Towns and Cities" – English Nature)
RN 190: CPRE	Add development of renewable energy and recycling as included in Climate Change Strategy.
RN 193: Woodhouse Parish Council	Support for elderly people in rural areas.
RN 198: Action for Better Charnwood	Research related to University should have emphasis on alternative energy and other environmental benefits to attract businesses with strong environmental focus.
RN 212: Pegasus Planning Group – Agent for Wilson Bowden Developments & David Wilson Homes	General nature of corporate vision is supported. Set out in Vision the need for the strategic employment sites close to Leicester and Loughborough and the Science Park at Loughborough. Decent homes – make reference to the need to replace old and outdated parts of the existing housing stock. Vibrant local economy - refer to need to have a wide portfolio of employment land available to meet needs of indigenous industries and others wishing to relocate to the Borough. In relation to the centre for high tech/ knowledge based industries need to refer to the need for additional employment land to facilitate this.
RN 286: Leicestershire County Council	The diverse nature of the community is part of a cohesive community. Someone not familiar with Charnwood reading the vision might not realise the local population is multicultural. The emphasis is on students, older people, rural community and business.
RN 363: National Forest Company	The National Forest does not feature within the 10 year vision. The Forest's creation will add to the landscape and environmental quality of a large part of the Borough, provide new areas for leisure and recreation, help to diversify the rural economy and help to ensure that the special qualities of Charnwood Forest are maintained into the future.

Respondent	Comments
	Rural economy should feature far more strongly as an element of the vibrant local economy. Potential of tourism as an aspect of the National Forest's development should also be highlighted.
RN 366: East Midlands Development Agency	Endorse references to An Economic Prosperous Environment and the emphasis upon high technology and knowledge based industry.
RN 373: Sure Start	A Vibrant Local Economy - recognise the pockets of high deprivation and look at how new economic opportunities can benefit these areas of high unemployment. Need a section with the visions for Social Inclusion and Tacking Deprivation.
RN 375: GOEM	In developing the Core Strategy you should aim to develop a clear spatial vision and strategy, with objectives stemming from the vision. The vision could be condensed into a more concise vision. It is also not clear how the spatial objectives flow directly from the vision statements. It would be useful to be more explicit about the land use implications of other strategies and what they may mean for the future of the Borough. Take account of Leic County Council's community strategy, as well as your own.
RN 381: Andrew Granger & Co	Priority to new development close to Leicester ensures that those living there generally work and spend their money in Leicester rather than in the Borough. Developments close to Loughborough more often means money is spent in the town. Raising the profile of Loughborough and improving its facilities is a priority. Make effort to maintain the railway station rather than it becoming a secondary situation to the proposed airport station. Support of the rural economy is essential, especially to underwrite the tourism of the area.
RN 382: Queniborough Parish Council	Great visions for Loughborough but would like to identify rural visions.
RN 387: Friends of Charnwood Forest	No mention in corporate vision of need to preserve Charnwood Forest and to preserve the countryside in general.
RN 388: Countryside Agency	Supports the vision for Charnwood and considers it is an achievable spatial vision for the region, which clearly reflects the statutory duty to contribute to the achievement of sustainable development. LAR's interests are incorporated particularly under the first part of the vision Leading in Leicestershire, where it states that the essential characteristics of the Borough's landscape, ecology, heritage and built environment will be preserved.
RN 392: Fisher German - Agent for Mr D Johar	Strengthen objectives for rural areas to enable such communities to have a viable future. In particular: <ul style="list-style-type: none"> <li>• consider an allowance for appropriately scaled development in and around larger villages to meet local needs and support existing services and facilities; and</li> </ul> strengthen existing public transport facilities in rural areas.
RN 393: Fisher German - Agent for Mr C Wells	Important to sustain rural villages with appropriate small-scale local development that supports existing services and facilities, particularly schools.
RN 394: Fisher German - Agent for Ruterford Properties	Important to sustain rural villages with appropriate small scale local development that supports existing services and facilities, particularly schools.
RN 397: Shepshed Sports & Leisure Park Project	Tourism/hotels.
RN 400: Charnwood Disability Forum	Encourage each smaller area within Loughborough to develop a 'community approach' to develop a more caring, inclusive society so preventing crime, criminal damage, graffiti and anti-social behaviour.
RN 402: Redrow Homes (Midlands) Ltd	Many of the elements relate specifically to Loughborough rather than to the Borough in general. Much of the potential for development is located immediately around Leicester which is defined a Principal Urban Area.
RN 405: Pegasus Planning Group - Agent for	General nature of corporate vision is supported but refer to: <ul style="list-style-type: none"> <li>• Provision of a strategic employment site on the edge of Leicester;</li> </ul>

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Radleigh Homes	<ul style="list-style-type: none"> <li>Specifically to 2 strategic employment sites and the science park site;</li> <li>Replacement of old, outdated parts of the existing housing stock;</li> <li>A wide portfolio of employment land available to meet the requirements of indigenous industries and those wishing to relocate to the district; and</li> </ul> <p>The need for additional employment land to continue to facilitate the area as a centre for high technology and knowledge based industries.</p>
<b>Q3b: How could the objectives be improved?</b>	
RN 81: R I Porter	<p>Ensure past mistakes are not repeated and opportunities taken.</p> <p>No more of our heritage should be removed as it may be needed one day eg. Loughborough Victorian baths were filled in.</p>
RN 93: Charnwood & North West Leicestershire Primary Care Trust	Promote development of local healthcare facilities and hospitals.
RN 95: The National Trust	Consideration of the impact of development on landscape character, including the historic context, not just “distinctive landscapes”.
RN 124: Anstey Parish Council	Objectives appear realistic and achievable.
RN 145: Tim Birkinshaw	Improving healthcare and schools as both are vital to communities.
RN 162: English Nature	Add geodiversity. Charnwood has some very important geological features.
RN 198: Action for Better Charnwood	<p>Perhaps too much emphasis on Loughborough.</p> <p>Creeping urban sprawl along the Soar and Wreake valleys.</p> <p>Developments to minimise energy use in layout, design and construction of buildings, and perhaps generate their own energy and use grey water.</p>
RN 212: Pegasus Planning Group – Agent for Wilson Bowden Developments & David Wilson Homes	<p>A number are fully supported but additional objectives are needed:</p> <ul style="list-style-type: none"> <li>to ensure provision for a new strategic employment site on the edge of Leicester at Thurmaston and at Loughborough, with the Loughborough location to consider putting the Science Park close to the employment site;</li> <li>To ensure provision of wide portfolio of employment land available to meet needs of indigenous industries and others wishing to relocate to the Borough. A flexible approach is needed to cater for needs of modern business and employment uses;</li> <li>To meet current strategic housing requirements and those to emerge over next few years through emerging RSS and latest household projections; and</li> </ul> <p>To have a 5 year uninterrupted supply of housing land and consider a 15 year period in terms of identifying housing sites and to ensure sites are brought forward as required.</p>
RN 213: Birstall Parish Council	To recognise and safeguard the existing limits to development for Birstall in order to maintain a sustainable village community and avoid damaging the village’s character and landscape.
RN 234: Highways Agency	Concerned with promoting sustainable development providing high quality facilities for local communities whilst minimising the impact of traffic on the highway network.
RN 286: Leicestershire County Council	<p>Identify how issues related to the Bangladeshi community in Loughborough will be improved in addition to student issues.</p> <p>Develop a thriving and sustainable BME enterprise as well as for rural enterprise and farming.</p>
RN 311 British Waterways	‘Waterways for Tomorrow’ published in 2000 sets out the government’s wish to promote use and development of waterways, in order to increase their contribution to this country’s life through the planning system.

Respondent	Comments
	Add an objective to support the sustainable development of assets such as the canal and navigable river to enable them to play a greater role in achieving the vision for Charnwood.
RN 361 GVA Grimley – Agents for Loughborough University	Include an objective, which provides specifically for the development of the university in a planned and sustainable manner.
RN 363: National Forest Company	National Forest should feature within the spatial objectives, as it will help to protect and enhance landscape and wildlife habitats, develop the rural economy, create a healthier environment for local people and visitors and develop the visitor economy. Expand reference to protecting distinctive landscapes to protecting and adding to the value of such landscape. New woodland and habitat schemes created as part of the National Forest are already contributing to this. Include an objective related to tourism development, opportunities to promote the outdoor recreation resource of Charnwood Forest, linked with the creation of new woodland sites with public access in the National Forest area. Potential to develop Loughborough as a Gateway to the National Forest.
RN 373: Sure Start	<b>Enhance Job Locations.</b> Safeguard local job opportunities and take intervention action to enhance the locations with physical improvements and better links to open spaces and transport networks, so they are fit for the type of employers to be attracted and retained. <b>Meeting Places.</b> Attempt through the form and type of development to include meeting places and the introduction of art features to help create a sense of belonging and cohesion. Spaces where people feel safe to interact and meet with other people and have an involvement in creating the space/art feature.
RN 375: GOEM	In progressing the Core Strategy and developing core policies ensure policies derive from the objectives and they incorporate indicators for monitoring purposes. In developing policies consider including both development control policies and management and investment policies of the Council and other relevant stakeholders which are prepared to be accountable for delivery of the core strategy to the authority.
RN 388: Countryside Agency	Generally agree with objectives and welcome the emphasis on environmental issues through the inclusion of sustainable and distinctive design, sustainable patterns of development, access to parks, green spaces and the countryside, protection of built heritage, protection of distinctive landscapes, protection and enhancement of biodiversity, support of rural enterprise and farming. Include reference to “green infrastructure” in objective 11 to reflect the current thinking on this topic and the East Midlands Regional Plan. Incorporate principles of “net gain” and “good enough to approve” into the objectives. The principle of “net gain” is that there should always be a net gain and no significant losses from development. This is achieved by the integration of social, economic and environmental policies rather than balancing them and then to look at mitigating any unavoidable adverse impacts. Policies should strive for net environmental gain and ensure mitigation measures are geared to environmental gain. Supports objective 12 which but add the concept of ‘good enough to approve rather than bad enough to refuse’. Planning authorities urged to incorporate this concept into development plans and development control in order to facilitate more sustainable, locally distinctive and high quality developments.
RN 391: RPS Group - Agent for Rosemary Conely Group & Fountain Lifestyle Holdings Ltd	Fully endorse the need for new homes to meet the needs of existing and future residents. Support the principle of identifying new development on a sequential basis whether on brownfield sites or greenfield sites immediately adjacent to settlement limits, and that outside the main foci of Loughborough and Shepshed, the emphasis should be upon locations within and adjoining Rural Centres or other settlements well served by public transport. Accept that small towns and larger villages are not necessarily appropriate locations for large scale growth, but that they may be suitable for modest developments capable of supporting service provision in line with sustainability objectives. Fully support the objectives of bringing forward sites for development which are sustainable, accessible, viable in commercial terms and capable of contributing towards the strengthening and supporting of the local community.
RN 392: Fisher German - Agent for Mr D Johar	Make specific reference to villages and to the need to support and sustain such communities.
RN 394:	Strengthen objectives for rural areas to enable such communities to have a viable future. Make specific reference to the need to support and

<b>Respondent</b>	<b>Comments</b>
Fisher German - Agent for Ruterford Properties	sustain rural villages by allowing for development to meet local needs and also to strengthen existing public transport facilities in rural areas.
RN 395: Fisher German - Agent for Rearsby Limited	Rural villages and areas should remain important for well targeted development in order to maintain the rural economy and diversity.
RN 396: GVA Grimley - Agent for Jelson Homes	Locate new residential development to provide a choice of living environments, both urban and rural.
RN 399: Leicestershire & Rutland Bridleways Association	Give strong commitment to a connected off road network so that neither developers nor planners can ignore the need to improve it.
RN 400: Charnwood Disability Forum	Include bungalow housing for the elderly and disabled. All new housing should be environmentally friendly eg. solar panels, recyclable electricity etc.
RN 402: Redrow Homes (Midlands) Ltd	Objective 6 is too specific and although consistent with the sequential approaches in the Regional Spatial Strategy and Structure Plan priority should be given to locations adjacent to Leicester City, rather than simply the settlements of Birstall and Thurmaston. Correct box on page 14 to refer to sites on the edge of Leicester. No reference is made to the scope for regeneration and development around the canal.
RN 405: Pegasus Planning Group - Agent for Radleigh Homes	Ensure provision is made for strategic employment sites on the edge of Leicester at Thurmaston and at Loughborough. The Loughborough site should be considered together with the science park. Ensure a wide portfolio of employment land available to meet the requirements of indigenous industries and those wishing to relocate to the district. Also adopt a flexible approach to cater for the needs of modern businesses and employment uses. Important to meet current strategic requirements but also those that will emerge through the RSS and latest household projections being published this year. Respond to Government's concern relating to the provision of a continuing supply of housing land. Refer to the need to have a supply of housing land and also need to consider a 15 year period in terms of identifying sites for housing. Ensure these sites are brought forward as required.
RN 410: Persimmon Homes (North Midlands)	Not enough previously developed land – need to look at release of greenfield sites.
<b>Q4a: What timeframe should the LDF Core Strategy cover? Should we plan for longer term growth?</b>	
RN 81: R I Porter	No timescale needed.
RN 93: Charnwood & North West Leicestershire Primary Care Trust	Both medium and long term plans are required to allow support service providers to plan their development programmes.
RN 124: Anstey Parish Council	Up to 2106. If it is difficult to predict growth beyond 2016 then it is wrong for the Core Strategy to suggest that planning beyond 2016 would give greater certainty about future plans.
RN 126 Sport England	Up to 2021 and beyond to match the RSS.
RN 165: House Builders Federation	The proposed changes to PPG3 (July 2005) advocate a 15 year housing supply should be specified in Local Plans.
RN 212: Pegasus Planning Group – Agent for Wilson Bowden Developments & David Wilson	Up to 2021 and beyond. The recent consultation 'Planning for Housing Provision' makes clear the government expect local authorities to plan ahead for at least 15 years. On this basis the LDF needs to provide up to 2021. Also, if at least 10 years housing supply with a 5 year supply that is readily available then it is necessary to look beyond 2021.

<b>Respondent</b>	<b>Comments</b>
Homes	
RN 286: Leicestershire County Council	Up to 2016 in line with the Structure Plan and up to 2021 and beyond to take account of the extended timeframe of the LDF.
RN 368: East Midlands Regional Assembly	References to Regional Spatial Strategy (RSS) are welcomed. EMRA is currently beginning a review of the RSS and an updated document will come forward during 2006. So the timescale issues will be reviewed. Note the Regulations call for LDF documents to be in general conformity with the RSS.
RN 373: Sure Start	Up to 2021 and beyond. Longer term is preferred to enable a more planned approach and help to deliver the proposed Master Plan for the Eastern part of Loughborough and avoid the piecemeal development that is taking place.
RN 381: Andrew Granger & Co	Up to 2021 and beyond to dovetail in with the RSS.
RN 400: Charnwood Disability Forum	Plan up to 2016 relating housing needs to employment prospects. Relate to needs of younger generation.
RN 402: Redrow Homes (Midlands) Ltd	Current Regional and Structure Plan scales of development for housing and employment are woefully inadequate. Housing requirements are likely to increase through the Regional Spatial Strategy review as draft household projections point to a sharp increase in future household formation due to the growth in international migration. The Barker review and recent government consultation documents highlight the effects of housing shortfalls in terms of the delivery of affordable housing. Charnwood should lobby for increased provision in the review if it genuinely wishes to address the problem of affordability.
<b>Q4b: Should the Core Strategy adopt a flexible approach to the future scale growth?</b>	
RN 124: Anstey Parish Council	No. Flexibility could create uncertainty in future development decisions and lead to greater appeals to the Planning Inspectorate so decision making is transferred from the planning authority to the Inspectorate.
RN 195: Environment Agency	Yes, can be reviewed.
RN 198: Action for Better Charnwood	Yes, with clear principles but flexibility to reflect changing circumstances.
RN 212: Pegasus Planning Group – Agent for Wilson Bowden Developments & David Wilson Homes	Yes, but with a minimum figure to provide flexibility and help ensure a continual supply of employment and housing land is available at any one time. Flexibility could mean higher levels of provision if one wished to ensure the supply of housing and employment land is actually provided.
RN 286: Leicestershire County Council	No, to 2016 should be in line with Structure Plan and thereafter in line with RSS.
RN 329: William Davis Ltd	Essential as requirements from review of RSS8 will not be known for some time.
RN 375: GOEM	There is guidance in para 4.1.5 of RSS on the application of the annual housing provision rates. Discuss your approach with Leics County Council and the RPB. Consider phasing the release of land if you extend the plan period beyond 2016 as the revision of the RSS may alter the housing provision requirements.
RN 405: Pegasus Planning Group - Agent for Radleigh Homes	Yes but with a minimum figure. The Government's recent consultation document 'Planning for Housing Provision' indicates a 15 year plan horizon and thus provision needs to be made until 2021. Also, provision must be made for certainty in terms of housing for at least 10 years worth of supply of which 5 years must be readily available. Support flexibility in terms of how development comes forward to ensure a continuous supply of employment and housing land at any one time. There must be a minimum requirement and flexibility for greater levels to ensure that the supply of housing and employment land is actually provided.

Respondent	Comments
<b>Q4c: Should we allocate additional employment land to compensate for losses of existing land and premises?</b>	
RN 81: R I Porter	No, cannot afford to lose more farmland.
RN 124: Anstey Parish Council	No. Further development would almost certainly be in Green Wedges or countryside. No justification for allocating more greenfield land for unpredictable levels of development.
RN 195: Environment Agency	Yes, to maintain balanced sustainable communities.
RN 198: Action for Better Charnwood	No. Only release land in limited and exceptional circumstances. No point in transferring employment land to greenfield sites but need to better co-locate housing and employment.
RN 212: Pegasus Planning Group – Agent for Wilson Bowden Developments & David Wilson Homes	Yes. Where employment land is lost perhaps because it is in the wrong place and no longer marketable then it should be replaced elsewhere. Failure to make adequate provision will result in a loss of employment and worsen economic prospects for the Borough. Emerging figures in the RSS review will mean greater requirements.
RN 213: Birstall Parish Council	No. Use windfall and brownfield sites.
RN 286: Leicestershire County Council	Yes, but only if required to retain jobs in the locality. The findings of the recently commissioned employment land and premises study for Charnwood should help inform this issue.
RN 373: Sure Start	Take all opportunities to develop opportunities for small business units within communities, providing employment for local people without the need for transport and seeding the businesses of the future.
RN 400: Charnwood Disability Forum	Yes, but ensure retention of brownfield sites for employment and build more of the 2021 houses in rural areas – even replacing those no longer viable in terms of environmental developments eg. Heating, lighting etc.
RN 405: Pegasus Planning Group - Agent for Radleigh Homes	Where employment land is lost, perhaps because it is in the wrong place and no longer serves the market in that position, it is replaced elsewhere. In terms of employment land provision, it is necessary to consider the period until 2021 in terms of emerging requirements that will inevitably mean greater requirements than set out in the document.
RN 433: Normanton on Soar Parish Council	Existing employment land should not be given over to housing.
<b>Q5b: How should the settlement hierarchy be changed?</b>	
RN 81: R I Porter	Relocate all students onto Loughborough campus removing need for more housing other than social housing.
RN 123: Wymeswold Parish Plan Steering Group	Relate to development potential. Wymeswold Parish Plan suggests 80 dwellings over 10 years with a mix of types.
RN 124: Anstey Parish Council	Strongly agree. Support the sequential approach and proposed hierarchy but define the Leicester PUA. Oppose any attempt to include Anstey in the PUA.
RN 198: Action for Better Charnwood	Would not quarrel with overall list.
RN 212: Pegasus Planning Group – Agent for Wilson Bowden Developments & David Wilson Homes	The broad hierarchy proposed is generally appropriate.

<b>Respondent</b>	<b>Comments</b>
RN 213: Birstall Parish Council	Birstall should not be included as part of the Leicester PUA as it is not industrial and has a completely separate identity from Leicester and distinct and wide boundaries. Birstall should be a Service Centre.
RN 286: Leicestershire County Council	Not clear how the Service Centres differ from Rural Centres set out in Structure Plan.
RN 381: Andrew Granger & Co	If the three cities, Leicester, Derby and Nottingham are allowed to take the majority of the development it will unbalance the sub-regional centres. The LDF should encourage all urban centres to increase their economic viability and a more overall sustainable hierarchy would be: (the submission proposes a different hierarchy the differences are set out below) <u>South Charnwood</u> Main Urban Centre - Leicester Principal Urban Area (but no reference to Birstall and Thurmaston) Sub-Regional Centre – as proposed Services Centres – as proposed Other Communities – as proposed <u>North Charnwood</u> Main urban Centre – Loughborough/Shepshed Sub-Regional Centre – None Service Centres - proposed Other communities – proposed
RN 384: Charnwood Mental Health Forum	Agree to north Charnwood only. Do not have enough knowledge about south Charnwood.
RN 385: Garendon PPG & Shepshed CPG	Do not agree with para 2. Do not agree with nor development around small towns.
RN 395: Fisher German - Agent for Rearsby Limited	Important that rural economy is maintained and existing facilities are maximised where possible and expanded upon, particularly where they interact well with nearby areas.
RN 400: Charnwood Disability Forum	Development of 'service centres' cannot be achieved until question of traffic congestion, lack of pedestrian crossings/safeguarding pedestrians, building of cycle paths, considerable improvement in public transport and accessible shops and other facilities are achieved. Barrow upon Soar is an example of these factors along with other villages.
RN 402: Redrow Homes (Midlands) Ltd	Consistent with the sequential approaches in the Regional Spatial Strategy and Structure Plan but priority should be given to locations adjacent to Leicester City, rather than simply the settlements of Birstall and Thurmaston. Correct box on page 14 to refer to sites on the edge of Leicester. Smaller settlements around the Borough need a gradual and modest provision of housing (and employment) to satisfy the need for homes.
RN 405: Pegasus Planning Group - Agent for Radleigh Homes	The broad hierarchy is generally appropriate.
RN 410: Persimmon Homes (North Midlands)	I don't think there should be an order. Any site should be given equal opportunity if it is in the correct position to come forward for development.
RN 413: Wanlip Parish Meeting	Birstall is a service centre with a good shopping centre, supermarket, first class library, schools, medical centre, playing field, and a lunch service for retirees, banks and building society, travel agents, opticians. It is the equivalent of Syston and will be accessed by residents from the new Hallam Fields development as well as Wanlip residents who live only a mile away. The new Thurmaston centre (Old Co-op site) will provide additional facilities along with the neighbouring ASDA store.
RN 433: Normanton on Soar Parish Council	There should be no urban plans north of Loughborough which reduce the Green Wedge between Loughborough and Hathern.

Respondent	Comments
<b>Q5d: Which settlement(s) do you think function as a Rural Centre?</b>	
RN 93: Charnwood & North West Leicestershire Primary Care Trust	No, a small controlled development of all villages.
RN 145: Tim Birkinshaw	Define Rural Centre.
RN 193: Woodhouse Parish Council	Perhaps Wymeswold.
RN 286: Leicestershire County Council	The Service Centres effectively act as Rural Centres in the Structure Plan. Their strategic status is otherwise unclear.
RN 363: National Forest Company	Villages in the National Forest could have the potential for tourism related businesses all contributing towards implementing the National Forest Strategy.
RN 381: Andrew Granger & Co	Anstey.
RN 385: Garendon PPG & Shepshed CPG	Belton, Hathern and Long Whatton use facilities in Shepshed.
RN 392: Fisher German - Agent for Mr D Johar	Several villages in Charnwood act as rural service centres in that they serve smaller communities eg. Quorn acts as a rural centre to Woodhouse and Woodhouse Eaves with shopping, health, leisure and education services.
RN 394: Fisher German - Agent for Ruterford Properties	Several villages act as rural centres in that smaller communities use local facilities eg. Seagrave village school attracts pupils from a far wider area. Some development should be directed to villages for rural needs.
RN 395: Fisher German - Agent for Rearsby Limited	Rothley, Quorn, Sileby, Mountsorrel and Barrow upon Soar function as Rural Centres.
RN 400: Charnwood Disability Forum	Difficult to respond without further research/discussion/consultation.
RN 401: Mather Jamie Ltd - Agent for Mr T G Bowler	Barrow upon Soar, Quorn, Rothley, Woodhouse and Woodhouse Eaves, Sileby and Mountsorrel.
RN 402: Redrow Homes (Midlands) Ltd	Possibly Wymeswold.
RN 406: Andrew Granger & Co - Agent for Mr Peter Purton	Anstey.
RN 407: Andrew Granger & Co - Agent for Draper Property Ltd	Anstey.
RN 408: Andrew Granger & Co - Agent for Mr E Packe-Drury-Lowe	Anstey.
RN 409: Andrew Granger & Co - Agent for Mr F	Anstey.

<b>Respondent</b>	<b>Comments</b>
Pemberton	
RN 410: Persimmon Homes (North Midlands)	Syston, Rothley, Anstey, East Goscote and Rearsby.
RN 413: Wanlip Parish Meeting	Wanlip is isolated being surrounded by Areas of Local Separation, open countryside and the green wedge of Wanlip countryside Park. It cannot function as a Rural Centre.
<b>Q5f: Which village(s) should we support as Rural Centres?</b>	
RN 123: Wymeswold Parish Plan Steering Group	None. Disagree with concept. Rather than concentrate services they should be diversified with different villages offering different services. Wymeswold has a doctor's surgery and butchers, whilst Burton on the Wolds has a petrol filling station, schools, fire station and police are in larger villages.
RN 145: Tim Birkinshaw	Quorn, East Goscote and Sileby.
RN 193: Woodhouse Parish Council	Perhaps Wymeswold.
RN 286: Leicestershire County Council	Those listed as Service Centres.
RN 381: Andrew Granger & Co	Mountsorrel/Sileby.
RN 392: Fisher German - Agent for Mr D Johar	Quorn is capable of some small-scale expansion to underpin its role as a rural service centre.
RN 393: Fisher German - Agent for Mr C Wells	Sustain villages with some new development appropriate to the scale of settlement eg. Seagrave could sustain a limited amount of growth given the under capacity of school and public transport links to larger settlements.
RN 394: Fisher German - Agent for Ruterford Properties	Sustain villages with some new development appropriate to the scale of settlement eg. Seagrave could sustain a limited amount of growth given the under capacity of school and public transport links to larger settlements.
RN 395: Fisher German - Agent for Rearsby Limited	Development should be assessed on its merits, being allowed where appropriate and where there is a need.
RN 402: Redrow Homes (Midlands) Ltd	Wymeswold.
RN 406: Andrew Granger & Co - Agent for Mr Peter Purton	Mountsorrel, Sileby.
RN 407: Andrew Granger & Co - Agent for Draper Property Ltd	Mountsorrel, Sileby.
RN 408: Andrew Granger & Co - Agent for Mr E Packe-Drury-Lowe	Mountsorrel, Sileby.
RN 409: Andrew Granger & Co - Agent for Mr F Pemberton	Mountsorrel, Sileby.
RN 410:	Rothley, East Goscote and Rearsby.

<b>Respondent</b>	<b>Comments</b>
Persimmon Homes (North Midlands)	
RN 413: Wanlip Parish Meeting	Villages of a population of 5000 or more.
<b>Q6b: If you consider new settlements should be considered please indicate why?</b>	
RN 198: Action for Better Charnwood	New settlements are not required at present. Concentration of development must be accompanied by a stronger emphasis on improving services such as health centres and local leisure facilities.
RN 212: Pegasus Planning Group – Agent for Wilson Bowden Developments & David Wilson Homes	There is no requirement for a new settlement in the Borough. The best growth options are those relating to current government guidance, the Structure Plan and RSS.
RN 368: East Midlands Regional Assembly	Not all options are consistent with RSS8.
RN 395: Fisher German - Agent for Rearsby Limited	Development should be assessed on its merits, being allocated where appropriate.
RN 398: Thorpe Acre 2000	We want the Garendon Park option – N5 West of Loughborough.
RN 401: Mather Jamie Ltd - Agent for Mr T G Bowler	South Loughborough is a natural extension to the Loughborough settlement boundary and is considered a sustainable location.
RN 405: Pegasus Planning Group - Agent for Radleigh Homes	No requirement for a new settlement within the Borough. Best options for growth are those specifically related to current national, regional and county policy. One option is unlikely to meet all elements.
RN 410: Persimmon Homes (North Midlands)	Any potential land should be given an equal opportunity as land is getting harder to get planning. All settlement boundaries should be looked at to enable further development in the correct locations.
<b>Q6d: Are there any other broad directions for growth you think need to be considered? Please indicate why?</b>	
RN 81: R I Porter	Derby Road playing fields should not be used because of flooding issues. Use the Garendon Park and Snells Nook area down to the M1 for University uses. On Garendon side of A512 warehousing/industrial and keep lorries out of Loughborough. Use rest of park for public amenity. No more housing as since 1960s provision has been a piecemeal disaster.
RN 93: Charnwood & North West Leicestershire Primary Care Trust	There is a lack of healthcare infrastructure in south Charnwood which will affect all options identified. In North Charnwood most of identified options will require additional facilities.
RN 124: Anstey Parish Council	1. S1 - Best fit with the sequential approach and supports inclusion and regeneration initiatives. Most sustainable location; 2. S3 - Could accommodate employment and housing land and would be sustainable, but could encroach on countryside and green wedge land; 3. S2 - Suitable for employment provision only but would be close to major housing. Could encroach on countryside; 4. S4 - Good access to road network (as previous three) but unattractive as amount of developable land is small and would encroach on green wedge land; 5. S5 - Only location not in line with RSS and Structure Plan policies. The settlements might offer possible locations but the adverse impact on form, character and setting of villages and surrounding land and adverse impact of traffic would be difficult to overcome.

<b>Respondent</b>	<b>Comments</b>
RN 145: Tim Birkinshaw	A combination of N1, N5 and N7 might be best. Should not plan for much growth, as it is not sustainable.
RN 188 English Heritage	No strong views on broad locations but advise against significant growth in villages as being likely to be less sustainable and harmful to the character of settlements. Local needs should be met. The concept of environmental capacity should be a determinant of the level and direction of growth.
RN 189: Peacock & Smith - Agent for Morrison Supermarkets plc	In general development should be concentrated within existing settlements in line with government guidance.
RN 198: Action for Better Charnwood	Different ABC members would have different views but all agree developments need to be sustainable both in location and nature of development and deliver community benefits. The model of Hallam Fields should be followed. N5 would need to deliver community benefits – park?
RN 212: Pegasus Planning Group – Agent for Wilson Bowden Developments & David Wilson Homes	One option will not meet all elements. In south Charnwood, urban capacity in main urban centres must be maximised. Then there will be a need to consider urban extensions around Leicester. S3 adjoining Thurmaston and Leicester is the best option as it is able to provide for required housing and employment growth by mixed use, is well related to the City and has fewer adverse environmental impacts. There will also be a need for smaller levels of growth within service centres. In north Charnwood, firstly use urban capacity in Loughborough then urban extensions around the town. The best extension option is west of Loughborough, in particular for the Science Park and strategic employment site, especially on land south of the A512. There will also be a need for limited development within service centres.
RN 213: Birstall Parish Council	No.
RN 234: Highways Agency	Development is best sited in the north of the Borough especially in and around Loughborough. Sites to the south and east of the town are preferred. Development in the south of the Borough will benefit from proposed improvements to the junctions of the A46 and M1 reducing pressures. Sites north west of Leicester would be expected to have minimal impact towards the end of the LDF timeframe. Least preferred are locations in the vicinity of the M1, A46 and around Shepshed, as these would generate high levels of long distance trips onto the highway network. Proposals for development must provide detailed assessments of traffic impact on the highway, and ensure the network is adequate to deal with the level of traffic expected. Accesses should be via the local road network with no direct access to trunk roads.
RN 286: Leicestershire County Council	Ranking on the left accords with the sequential approach in Structure Plan Strategy Policy 2A. Officers are happy to discuss the relative merits of the options ranked 2 in terms of strategic planning and transport. Ranking on the right reflects the priorities of Social Services.
RN 329: William Davis Ltd	No. We rank S5 equal to S3. South Charnwood is fairly tightly constrained, which will reduce urban capacity and other realistic development options. The service centres present sustainable urban communities which merit equal consideration alongside the urban edge of Leicester/Thurmaston. We rank N6 and N5 as equal, given Shepshed's equal strategic policy status as a main town.
RN 363: National Forest Company	Do not favour options N5 and N6 as this could affect the generally unspoilt landscape character and setting bordering the National Forest. These areas are important gateways to the Forest, which at present are largely rural in character. If new development were to take place in these areas the NFC would welcome an early input to encourage the inclusion of appropriate green infrastructure.
RN 373: Sure Start	The 20 hectare employment site in north Charnwood, close to Loughborough, should be broken down to smaller areas, unless there is a clear explanation in the Structure Plan to demonstrate why it should stay as one large employment area. There is a need to accommodate

Respondent	Comments
	<p>smaller areas of new local employment land east of Loughborough where employment land has been lost and where more employment land could be further lost. This would help create more sustainable communities that are able to walk to work.</p> <p>Welcome any initiative that helps to sensitively regenerate the eastern part of Loughborough to create attractive mixed use developments with new employment, recreational, community and residential uses. However, there is a serious need to safeguard and create new employment opportunities in this area as a priority.</p>
RN 375: GOEM	<p>In considering options for growth should make it clear that the Core Strategy is required to be in general conformity with the RSS, and in this transitional period, should have regard also to the Structure Plan. The Strategic Environmental Assessment Directive requires that reasonable alternatives be identified and evaluated in plan preparation. In this respect Option S5 does not conform to the RSS or Structure Plan policies. In moving forward with the Core Strategy it would be desirable to ensure that the options set out in the Preferred Options stage are all reasonable in respect of national and regional planning policy.</p>
RN 381: Andrew Granger & Co	<p>Option S1 to S4 – Loss of income and wealth to the Borough.</p> <p>Option N3 – East of Loughborough is the most sustainable. It provides an urban extension to Loughborough and with an eastern relief road, ensures a better movement of home to work with almost all the employment land being on the eastern or northeastern sector of the town. The other extension to the town would not provide an eastern relief road and would impinge on other physical factors such as Charnwood Forest and green separations between communities.</p>
RN 388: Countryside Agency	<p>No preference on the location of future development provided it takes full account of the landscape and distinctive qualities of a particular area. Encourage the use of Landscape Character Assessment approach as a tool to determine the most suitable location. This approach should act as a descriptive tool, which can help inform decisions, so development that is permitted can be accommodated into the local landscape without harm to its character.</p> <p>LAR promotes the concept statement, which can be used to promote suitable locations for new development. They can help achieve high quality sustainable development that is supported by the local community.</p> <p>On a smaller scale Village Design Statements can be used to set out design guidance for new development based on distinctive local character.</p>
RN 389: Burton on the Wolds, Cotes & Prestwold Parish Council	<p>Totally opposed to N3 for the reasons given under ‘cons’.</p>
RN 390: Hathern Parish Council	<p>Against Option 2 – North of Loughborough – keep Hathern apart from Loughborough. We are a unique village and should stay like that.</p>
RN 391: RPS Group - Agent for Rosemary Conely Group & Fountain Lifestyle Holdings Ltd	<p>Promote the curtilage of Quorn House particularly the eastern margins abutting the western margins of the settlement for future development purposes. The development type proposed is essentially residential/ nursing/car/retirement accommodation. The proposal is considered to be one that will;</p> <ul style="list-style-type: none"> <li>• be designed to meet a specific local need;</li> <li>• replace a current warehouse/distribution use which is outgrowing its location;</li> <li>• provide community and health care facilities for the wider existing population;</li> <li>• provide pedestrian, cycling and vehicular access to the existing village centre;</li> <li>• be accessible to the local public transportation network; and</li> </ul> <p>contribute towards one of the LDF objectives of providing a balanced community through provision of a mix of residential types and tenures and through in particular meeting the future needs of what is inevitably becoming an ageing population.</p>
RN 397: Shephed Sports & Leisure Park Project	<p>Want to endorse Option N6 and work with the Council and university to retain and promote Loughborough as the leading sporting university in England. Consider that N6 must be fast tracked and it will:</p> <ul style="list-style-type: none"> <li>• Provide leisure and sporting facilities especially for the young;</li> </ul>

Respondent	Comments
	<ul style="list-style-type: none"> <li>• Contribute to the 9400 shortfall in housing required by 2016;</li> <li>• Allow 2500 student accommodation to be built on campus by finding alternative land to re-house sports;</li> <li>• Address the shortfall in country park facilities in Shepshed and provide additional employment;</li> <li>• Enable the university to continue to greatly contribute to the Borough's economy and diversity through its sporting activities;</li> <li>• Such progressive activity will attract more inward business investors;</li> <li>• Close to Shepshed, one of key development towns. Will increase employment in Shepshed which has recently lost many factories;</li> <li>• Green Wedge land ripe for uses such as golf, sport and outdoor recreation but needing enabling development to fund them;</li> <li>• Sporting park envisaged will enhance Charnwood Forest, which was originally created for hunting, forestry and recreation. Create a vibrant area by encouraging students and community to do other sports; and</li> <li>• Enable improvement of dangerous Tickow Lane crossroads and reduce accidents.</li> </ul> <p>Disagree with the listed cons for N6 as:</p> <ul style="list-style-type: none"> <li>• Road access on the west side of Shepshed can be improved;</li> <li>• There will be no detrimental impact on Junction 23 as it was designed to cater for much larger local traffic than at present;</li> <li>• Widening of the M1 will have minimal impact;</li> <li>• Would not be detrimental to Charnwood Forest as originally used for recreational activity; and</li> </ul> <p>Blackbrook and Shortcliffe Brook will not be adversely affected as our scheme will enhance these brooks with attenuation lakes for irrigation / golf landscapes.</p>
<p>RN 400: Charnwood Disability Forum</p>	<p>Avoid areas increasingly prone to flooding.</p> <p>Avoid 'linking up' of town – country developments. Create a break in essential aspects of 'communities' and add to overall shortage of leisure, sporting and medical facilities. Disruption of more stable, friendly communities leading to more crime etc.</p>
<p>RN 402: Redrow Homes (Midlands) Ltd</p>	<p>The alternative options for growth are not mutually exclusive. It will be desirable to provide a mix of solutions to deliver the 'balanced' communities which the LDF aims to achieve. From our viewpoint the most promising option is S3 (subject to clarification that this includes land on the edge of Leicester not just in and around Thurmaston). This was most popular choice at the consultation seminar. In northern Charnwood, provide housing to match the scale of economic development. Consider there is scope to extend southwards or westwards from the town and so regard N4 and N5 as the most likely candidates.</p>
<p>RN 403: Savills - Agent for the Grace Dieu &amp; Garendon Estates</p>	<p>Having regard to strategic requirements and the ability to deliver sustainable development within a reasonable timescale the extension of existing settlements is the most realistic option for growth. Support Options N5 and N6.</p> <p>In terms of N5 land west of Loughborough:</p> <ul style="list-style-type: none"> <li>• Good access;</li> <li>• Generally consistent with regional and structure plan guidance;</li> <li>• Could help deliver improved access to the historic Garendon Park for the In terms of N6, land west of Shepshed: <ul style="list-style-type: none"> <li>○ On edge of existing major settlement that contains a wide range of local services;</li> <li>○ Higher standard of accessibility and well located relative to existing employment areas;</li> <li>○ Further population growth could support regeneration; and</li> </ul> </li> </ul> <p>Generally consistent with regional and structure plan strategies.</p>
<p>RN 404: Holmes Antill - Agent for Charles Palmer-Tomkinson</p>	<p>Option S2 Adjoining Birstall is a genuine strategic location for a major employment site in south Charnwood in terms of:</p> <ul style="list-style-type: none"> <li>• its proximity to the Leicester and Leicestershire Urban Area;</li> <li>• its position at the confluence of primary north/south and east west transport routes and high quality public transport services between Loughborough and Leicester;</li> <li>• High profile, prestigious and accessible location;</li> </ul>

Respondent	Comments
	<ul style="list-style-type: none"> <li>• Opportunity to provide a large allocation to maximise contributions, confirm feasibility and deliver high quality design landscape and local benefits;</li> <li>• Northwest and northeast quadrants are not subject to additional layers of policy protection eg. Areas of particularly attractive countryside, local landscape value, Green Wedges or areas of separation;</li> <li>• Reflects Structure Plan Policy EMP 2 and Regional Spatial Strategy objective and policies; QUELS and RELPs studies indicating a shortage of high quality land supply around Leicester;</li> <li>• Locationally it meets all the tests on scale, quality and location; it can make a major contribution to regional economic priorities; meets the strategic selection criteria; is a key location in the Charnwood context and an important interaction of the Soar Valley economic corridor and the Leicester and Leicestershire Urban Area;</li> <li>• Continuing housing and population growth in the Soar valley needs to be matched by major job creation in accessible locations, which can maximise sustainability; and</li> </ul> <p>Provision of green infrastructure will be aimed at ensuring net gain to meet the needs generated by growth.</p>
<p>RN 405: Pegasus Planning Group - Agent for Radleigh Homes</p>	<p>In south Charnwood, best option will firstly, maximise urban capacity in the main urban centres and secondly, consider urban extensions around Leicester. S3 – adjoining Thurmaston and Leicester is the best option as it has the best opportunity for providing required growth levels in terms of mix of employment and housing, is well related to the city and potentially could have fewer adverse effects on the environment.</p> <p>Smaller levels of growth will need to be provided for in service centres so the strategy will need to provide for this.</p> <p>In north Charnwood, a similar approach should be taken. West of Loughborough, particularly to the south of A512, is considered the best urban extension particularly in relation to the provision of the science park and strategic employment sites.</p>
<p>RN 411: Development Land &amp; Planning Consultants Ltd - Agent for Parkers of Leicester Ltd &amp; N&amp;J Parker Ltd</p>	<p>Land to south of Loughborough, offers the most attractive option for new employment land based on sustainability and sequential test objections (detailed report enclosed).</p> <p>Land south of Loughborough between Loughborough and Quorn, amounting to 54 hectares, is promoted as the most appropriate location for new employment land – science park and strategic employment site. The report critiques the options and in summary states:</p> <p>N1 – there is not sufficient amount of brownfield sites to accommodate development so in terms of the sequential approach urban extensions are the next option.</p> <p>N2 – whilst well related to the transport network it is the opposite side of the town to the majority of the residential areas and the main transport link, the A6 to Leicester. This would create an imbalance, which would be contrary to the objective of reducing travel to work time as housing and employment is not sited in close proximity.</p> <p>N3- situated in the floodplain and has a significant number of ecological sites. The land is separated from the town by the river and so would be poorly related to housing areas.</p> <p>N5 – Constrained Junction 23 of the M1 and a wide range of physical and ecological designations and the Garendon estate and historic park.</p> <p>N6 – contrary to sustainability and sequential objectives to locate away from Loughborough, there would be a significant detrimental impact on the highway network, poorly related to housing and public transport links and conflict with Junction 23 and the widening of the M1. The land is open countryside and within the Charnwood Forest.</p> <p>N7 – contrary to sustainability and sequential objectives to locate in relatively small settlements, employment development will impact upon the existing character and appearance of these centres and surrounding countryside, restricted public transport links and a significant distance from the major residential areas of Loughborough.</p> <p>The land south of Loughborough is ranked more favourably for employment development than the other alternatives in sustainability and sequential objectives:</p> <ul style="list-style-type: none"> <li>• Capable of accommodating the employment land requirements;</li> <li>• Well placed to maximise use of existing transport links – access to A6 between Leicester and Loughborough, good access to M1,</li> </ul>

Respondent	Comments
	<p>East Midlands airport and the main railway stations at Loughborough and Barrow upon Soar and access to cycleways and footpaths into town centre and residential areas;</p> <ul style="list-style-type: none"> <li>• Agricultural use, grade 2/3;</li> <li>• Green wedge allocation in this location could be reviewed and retained as a smaller better treated area;</li> <li>• Development would not impinge upon the area's essential landscape character and would help to create a high quality southern gateway to the town;</li> <li>• Help to redress balance between housing and employment land in south Loughborough, possible further housing;</li> <li>• Development at Grange Park as well as the capacity to provide other development requirements – recreation, university expansion and park and ride; and</li> </ul> <p>Potential for the creation of a new Country Park for Loughborough within walking and cycling distance of the town's primary residential areas and the town centre.</p>
<b>Q7c: Please add any other comments you may have on the review of Green Wedges</b>	
RN 3: National Farmers Union	Green Wedges should not be treated like Green Belts. Sensible farm and rural diversification projects should be allowed within Green Wedges.
RN 81: R I Porter	Loughborough/ Shepshed (the M1 is a natural barrier), Loughborough/ Quorn and Loughborough/ Hathern (by letting volume house builders have their way it has been spoilt). Green Wedges are established areas that should never be built on, like village greens. The constant erosion of open land between Loughborough and Quorn/ Hathern is a disgrace.
RN 95: The National Trust	It will be a difficult balancing act to safeguard the distinctiveness of urban areas and to provide for recreational activities and at the same time provide for new development in sustainable locations. Landscape character assessment may be useful in identifying areas next to urban areas most suitable for development. If areas of Green Wedge are developed than equivalent replacement areas, and potentially large areas to meet increased needs arising from the new development should be identified, safeguarded and brought forward for active recreational use.
RN 124: Anstey Parish Council	Strongly oppose any reduction to the boundaries of existing Green Wedges in south Charnwood. These enjoy strong public support and help individual settlements retain their identities and local nature, form and character. However certain settlements such as Birstall and Thurmaston have over time become extensions to the City. Retain the Green Wedge in the Rothley Brook valley to safeguard the individual villages along the valley including Anstey, Thurcaston, Cropston and Rothley.
RN 126 Sport England	Green space is often multi functional, and access to green space contributes to the quality of life enjoyed by local people. Green infrastructure needs to be considered at a strategic level and given the same priority as other types of development.
RN 145: Tim Birkinshaw	Leicester(Beaumont Leys)/ Birstall/ Thurmaston/ Anstey/ Cropston any changes to be co-ordinated with Leicester City council otherwise benefits may be negated. Developing Green Wedges cannot improve local access. Open spaces need to be incorporated within settlements to require access without using cars, especially in Loughborough.
RN 188 English Heritage	Work is being undertaken at the regional level on 'green infrastructure' looking at green space provision strategically and stressing its multi purpose functions. Green Wedges should be part of a green infrastructure network. See document produced for the Milton Keynes & South Midlands Growth area setting out principles for the identification of green infrastructure.
RN 193: Woodhouse Parish Council	Make every effort to maintain separation of rural villages and not absorb them into Leicester and Loughborough.
RN 198: Action for Better Charnwood	Leicester (Beaumont Leys)/ Birstall/ Thurmaston/ Anstey/ Cropston – should remain open land Birstall/ Leicester/ Thurmaston (Soar Valley North) – Watermead Park fits well with this

Respondent	Comments
	<p>Syston/ Thurmaston – open space  Loughborough/ Shepshed – potential for access  Loughborough/ Quorn – parkland without development  Loughborough/ Hathern – playing fields  Protect Green Wedges as they provide areas of clear open land preventing urban sprawl. There is a danger of urban sprawl and villages and communities nearby losing separation and identity. This is a clear long term danger in both the Soar and Wreake valleys.</p>
<p>RN 212:  Pegasus Planning Group – Agent for Wilson Bowden Developments &amp; David Wilson Homes</p>	<p>The principle of Green Wedges is supported. However they should only be identified where they are necessary and not operate as green belts by another name. Fully reconsider Green Wedges in the light of current government guidance and to ensure they are the best way of dealing with open land around Leicester and Loughborough. New development in Green Wedges can be the best way of facilitating access to areas and lead to improved maintenance and enhancement of existing open spaces.  The sequential approach means there will be a need for development to take place in Green Wedges and this needs to be clearly set out in the LDF.</p>
<p>RN 213:  Birstall Parish Council</p>	<p>This policy statement appears contradictory. The area between Birstall and Beaumont Leys should be enforced as a Green Wedge.</p>
<p>RN 286:  Leicestershire County Council</p>	<p>Green Wedges are mainly owned by farmers/ private landowners who may not wish to “improve public access to green space and recreational opportunities”.  Three of the Green Wedges fall within the Stepping Stones Countryside Management Project Group on which Charnwood Borough Council is represented and the Project has produced management plans for two of the three. This work has highlighted problems of contacting let alone working with landowners.  Green space and access issues also figure prominently in the Countryside Agency/ Groundwork Trust document “. The countryside in and around towns – a vision for connecting town and country in pursuit of sustainable development”, but they can only be pursued in co-operation with landowners.  Other undesignated areas should also be considered, as they can be valuable, re public access and recreation.</p>
<p>RN 311  British Waterways</p>	<p>British Waterways owned/ managed waterways pass through the green wedge covering Watermead Country Park. In reviewing policies take account of the water related recreational potential of this area while protecting the green character of this stretch of waterway.</p>
<p>RN 329:  William Davis Ltd</p>	<p>Major residential and employment development north and south of the A512 presents the opportunity to secure public access to the historic parkland at Garendon. This parkland would provide a fantastic amenity for existing and future residents whilst enhancing the status and setting if future development in this area, and the town as a whole. The immediate requirement for a science park and further employment land should not be planned in isolation. The Core Strategy should move forward with a comprehensive vision for western expansion of the town in a manner, which will maximise community benefit and required investment in infrastructure.  Land either side of the A6, Loughborough Road around Bull in the Hollow Farm provides the opportunity to improve access to Charnwood Water, provide enhanced recreation facilities in this area and secure a high quality gateway development on this approach to the town.  Land adjacent to Dishley Grange should be reviewed for inclusion within the existing employment allocation at Dishley.</p>
<p>RN 363:  National Forest Company</p>	<p>Support retention of Green Wedges between Shepshed and Loughborough and between Anstey/Cropston/Thurcaston and the National Forest boundary.</p>
<p>RN 381:  Andrew Granger &amp; Co</p>	<p>Green Wedges are an important planning tool and should be retained but with more emphasis on a constant review of these Green Wedges. Any further policy for Green Wedges should indicate that when reviewing the LDF these Green Wedges would be reviewed on an equal basis to the need for other forms for development.</p>
<p>RN 384:  Charnwood Mental Health Forum</p>	<p>Careful development of Garendon Park.</p>
<p>RN 388:  Countryside Agency</p>	<p>Support Green Wedges as they provide robust protection for local landscapes and they preserve landscape and wildlife links between the countryside and urban open spaces and retain and enhance areas for public access and recreation.</p>

Respondent	Comments
	LAR supports the aim of this section to raise the quality of life and the environment in rural areas through the promotion of thriving, inclusive and sustainable communities and where there is sustainable economic growth and good quality sustainable development that respects and protects the countryside.
RN 400: Charnwood Disability Forum	The larger area of green the better. The area need not be developed but create wildflower and natural areas with paths with facilities for disabled people and their families.
RN 402: Redrow Homes (Midlands) Ltd	Green Wedges are a more positive and flexible solution to guiding and controlling new development than green belts. It is inevitable that in some parts of the Borough that new development will mean that Green Wedges will have to change. However, the land north and east of Leicester around Scraftoft/Hamilton are not affected by Green Wedges and so provide an attractive solution for the Borough housing needs. It should be a pre-requisite that areas of search should focus on areas not designated as Green Wedges before the search is extended to places covered by green wedge designation. Some settlements, particularly those along the Soar and Wreake valleys are fairly close together and policies exist to prevent coalescence. The Hamilton/Scraftoft area is not affected by this problem.
RN 413: Wanlip Parish Meeting	No relevant information.
RN 433: Normanton on Soar Parish Council	We would not want to see any reduction in the Green Wedge between Hathern and Loughborough as we do not believe this offers opportunities for urban growth.
<b>Q8b: Are there any existing Areas of Local Separation that you feel should be reviewed?</b>	
RN 3: National Farmers Union	Areas of Local Separation should not be treated like Green Belts and prevent all development. Sensible farm and rural diversification projects should be allowed within Green Wedges
RN 124: Anstey Parish Council	No.
RN 198: Action for Better Charnwood	Strongly agree. An important policy principle.
RN 212: Pegasus Planning Group – Agent for Wilson Bowden Developments & David Wilson Homes	Areas of local separation are no longer needed as policies dealing with open countryside can ensure areas between settlements are properly protected.
RN 329: William Davis Ltd	Land north west of Epinal Way extension roundabout merits release from the Area of Local Separation as part of a comprehensive review of the Loughborough/Quorn Green Wedge.
RN 401: Mather Jamie Ltd - Agent for Mr T G Bowler	South Loughborough.
RN 405: Pegasus Planning Group - Agent for Radleigh Homes	Areas of Local Separation are not necessary as countryside policies are clearly capable of ensuring that areas between settlements are properly protected.
RN 410: Persimmon Homes (North Midlands)	All settlement boundaries should be reviewed.
RN 413: Wanlip Parish Meeting	When Hallam Fields and park and ride proposal are complete a single field to south east of A6/A46 junction will be too isolated and too remote for constructive farming. It is therefore likely to be a prime greenfield site for development in Birstall parish. Consider adding this field to the area of separation as: <ul style="list-style-type: none"> <li>It would act as an area of separation between Hallam Fields and Wanlip and any future development north of the A46;</li> </ul>

Respondent	Comments
	<ul style="list-style-type: none"> <li>• Protect the character and identity of other settlements outside the larger urban area;</li> <li>• Development on this site could harm the identity and setting of Wanlip village;</li> <li>• 99% of residents who responded to the Wanlip Parish Plan questionnaire said 'village identity was important' and 70% of these stated that 'development inside the village envelope is acceptable but that outside development should be resisted; and</li> </ul> <p>The field could be considered as part of the District Park to provide a green area for the residents of Birstall, Wanlip and Hallam Fields.</p>
<b>Q8c: Are there any new Areas of Local Separation that should be identified?</b>	
RN 124: Anstey Parish Council	No
RN 387: Friends of Charnwood Forest	The land between Newtown Linford and Field Head/Markfield on Markfield Lane.
RN 413: Wanlip Parish Meeting	Consider adding single field to south east of A6/A46 junction to the area of separation for the reasons previously given.
<b>Q9b: If you disagree (that Outside the Charnwood Forest, a Single countryside policy, supported by landscape character assessments, provides the best option to safeguard the character of Charnwood's countryside) which areas in Charnwood, other than Charnwood Forest, do you feel merit special protection?</b>	
RN 3: National Farmers Union	Support for single countryside policy provided not used like Green Belt and prevent all development. Is there not enough protection by defining Green Wedges and Areas of Local Separation?
RN 81: R I Porter	Derby Road Playing Fields. As much of Garendon Park as possible.
RN 123: Wymeswold Parish Plan Steering Group	River Mantle valley leading down to the river Soar is largely unvisited and has an excellent landscape, notably near Stanford Hall Park. Afforestation of Wymeswold airfield would increase the recreation area available. Much countryside will become marginal under new subsidy arrangements.
RN 126 Sport England	The landscape character approach recognises all areas of landscape are special and all development should be sympathetic to its location. Sport England would not wish to see other levels of designation.
RN 162: English Nature	Other designations such as SSSIs and SINCs must be taken into account at landscape as well as site level.
RN 195: Environment Agency	Specific consideration of the Soar Valley.
RN 212: Pegasus Planning Group – Agent for Wilson Bowden Developments & David Wilson Homes	Normal countryside policies are capable of protecting any area of countryside. Further designations are not needed and create duplication and misunderstanding of the policy being applied. Landscape character assessments will help in accommodating development requirements.
RN 311 British Waterways	<p>Much of the waterway in Charnwood is within the current Soar Valley landscape designation. A single countryside policy should not place inappropriate constraints on the sustainable development of this asset. The waterway corridor should be subject to its own landscape character area within the landscape character assessment,</p> <p>Alternatively or additionally the Council may consider producing a corridor study in association with British Waterways for the Grand Union canal/ river Soar to assess competing demands on waterways and adjoining land, protect the waterway as a resource, and protect it from inappropriate development. The findings could inform and support the countryside policy.</p>
RN 363: National Forest Company	The production of a landscape character assessment should inform whether there is a need for countryside policies for particular areas. Some generic countryside policies are likely to be needed for particular areas, but equally specific policies may be pertinent to other areas than just Charnwood Forest. The mention of the National Forest in this section is supported.

<b>Respondent</b>	<b>Comments</b>
RN 367: The Woodland Trust	<p>Unable to comment on whether a single countryside policy would be agreeable without reference to a draft policy. Without knowing the level of protection afforded by a single policy we cannot comment on whether this is sufficient for all sites and habitats.</p> <p>Give specific protection to ancient woodland and ancient and veteran trees, through a single or specific policy. Ancient woodland is our richest habitat for wildlife being home to more species of conservation concern than any other habitat. The sites are irreplaceable. These ecosystems cannot be recreated and it is essential that these habitats are protected from development. Central Government has made several commitments to better protection of ancient woodland, including policy on ancient and native woodland and Draft PPS9. Woodland has the ability to contribute to sustainable development.</p> <p>The Trust and the Ancient Tree Forum (ATF) are working together in promoting the conservation of ancient trees. It is important that there is no further avoidable loss of ancient trees through development pressure, mismanagement or poor practice. Recognise ancient trees as historical, cultural and wildlife monuments scheduled under TPOs and highlighted in plans so they are properly valued in planning decision making. Also, include policies ensuring good management of ancient trees, the development of a succession of future ancient trees through new street tree planting and new wood pasture creation and to raise awareness and understanding of the value and importance of ancient trees.</p> <p>Include policies, in line with Government policy, to protect ancient and mature trees for example, planning permission will not be granted for development which would adversely affect an area of ancient woodland or veteran tree.</p>
RN 381: Andrew Granger & Co	The countryside character for Charnwood is an important facet and should be viewed in relation to other developments.
RN 386: Lynne Atkinson	Garendon Park.
RN 388: Countryside Agency	Strongly support a move towards a Landscape Character Assessment approach with respect to policy for landscape protection, which is supported by national and regional guidance.
RN 392: Fisher German - Agent for Mr D Johar	The existing areas of particularly attractive countryside designation should be deleted and land should be assessed on the basis of landscape character.
RN 395: Fisher German - Agent for Rearsby Limited	However, where appropriate it would be prudent that small adjustments to settlement boundaries are allowable and reviewed on a regular basis.
RN 405: Pegasus Planning Group - Agent for Radleigh Homes	<p>Normal countryside policies are capable of protecting whatever area of Countryside there is around the Borough. Further designations are unnecessary, create duplication and misunderstanding in terms of policy application.</p> <p>There is benefit in providing landscape character assessments for the whole Borough to help assist in accommodating development into the future.</p>
<b>Q10b: How should the locational strategy for the Core Strategy be used to benefit the most deprived areas in Charnwood?</b>	
RN 93: Charnwood & North West Leicestershire Primary Care Trust	To improve living conditions and access to all services.
RN 124: Anstey Parish Council	A development strategy based on the sequential approach will provide the most effective basis to help benefit the most deprived areas in Charnwood.
RN 145: Tim Birkinshaw	Improve local services in small settlements, as this is more sustainable than encouraging people to travel to larger ones.
RN 162: English Nature	No harm to wildlife interests. Inclusion of a well designed network of linked accessible biodiversity and green spaces at various scales in regeneration schemes.
RN 198: Action for Better Charnwood	Disagree. Areas of deprivation outside Charnwood need attention.

<b>Respondent</b>	<b>Comments</b>
RN 212: Pegasus Planning Group – Agent for Wilson Bowden Developments & David Wilson Homes	Areas with a high level of deprivation need to be improved through regeneration but this should not be at the expense of other areas that could become areas of deprivation because of a focus on other areas.
RN 233: Sileby Parish Council	Consider a wider area than Loughborough.
RN 286: Leicestershire County Council	Apply a flexible approach based on up to date data identifying pockets of deprivation.
RN 363: National Forest Company	The strategy should not overlook the potential of developing the rural economy through rural diversification. It is also important to recognise that there may be pockets of deprivation in rural areas that should be addressed.
RN 373: Sure Start	Welcome the statements made in relation to a strategy for regeneration. Respondents living in single adult households, younger respondents and respondents living in the Shelthorpe area all appeared to be more likely to sometimes feel isolated or lonely. The various measures listed on page 27 that seek to consider the impact of development on the social fabric of communities take account of the needs of all the community and support the promotion of health and well being by making provision for physical activity would be very welcomed. However, little evidence of this actually happening. Considerable new brownfield residential development is taking place, but little evidence to show how new communities are integrated with existing. No indication of any community engagement via perhaps the development of art features that might help to develop relations between new comers to the areas and established residents. No sign of any new attractive meeting places, play areas or community facilities being created as part of brownfield development.
RN 384: Charnwood Mental Health Forum	Improve the present housing stock, greater use of school premises/community centres and more play areas.
RN 397: Shepshed Sports & Leisure Park Project	More sports and leisure activities to occupy the youth.
RN 400: Charnwood Disability Forum	Provide updated council housing interspersed with private housing including affordable housing and a central hall for advice, help and social activities to encourage community integration.
RN 405: Pegasus Planning Group - Agent for Radleigh Homes	Clearly a need to ensure that areas with high levels of deprivation are improved and regeneration takes place. This should not be at the expense of other areas, which could be pushed into deprivation because of the focus on other areas.
RN 410: Persimmon Homes (North Midlands)	Regeneration needs to be considered in Charnwood as a whole.
RN 433: Normanton on Soar Parish Council	Schools, housing and cleanliness.
<b>Q10c: What else can the Core Strategy do to address issues of social exclusion and deprivation?</b>	
RN 81: R I Porter	Many families bring up children successfully in difficult circumstances. Resources are wasted trying to improve conditions for families that do not help themselves. Problem families should be moved to one area where needs can be met. The Borough needs to be the main landlord in order to control housing rent levels, and keeping rents low so people can work and spend for a future.
RN 123: Wymeswold Parish Plan Steering Group	Encourage communities to be self-sufficient and remove obstacles to people helping themselves.
RN 124: Anstey Parish Council	Ensure development is located in existing urban areas adjacent to those areas where social exclusion exists. More jobs and new infrastructure will help people achieve more.
RN 145:	Much is under control of other agencies, notably the government or County Council.

Respondent	Comments
Tim Birkinshaw	
RN 188 English Heritage	The historic environment can play a role in regeneration, such as re-use of redundant or underused buildings and the contribution to environmental quality and sense of place.
RN 198: Action for Better Charnwood	Improvement schemes in deprived areas.
RN 367: The Woodland Trust	<p>Access to green space and particularly woodland is a key part of quality of life and sustainable development. Woods near to people have a particularly important role to play in terms of accessible natural greenspace, not only because of the nature of the experience for visitors, but also because of the many additional benefits woods and trees provide to society.</p> <p>Woods need to be located near to where people live. Proximity and access to woodland is a key issue linking the environment and health. The Woodland Trust's 'Woodland Access Standard' recommends;</p> <ul style="list-style-type: none"> <li>• That no person should live more than 500m from at least one area of accessible woodland of no less than 2ha in size; and</li> <li>• That there should also be at least one area of accessible woodland of no less than 20ha within 4km of people's homes.</li> </ul>
RN 373: Sure Start	<p>The LDF sustainability appraisal checklist should include;</p> <ul style="list-style-type: none"> <li>• how the impact of new developments are taken account of;</li> <li>• how social inequalities are to be reduced;</li> <li>• how accessibility and cost of transport is to be addressed; and</li> <li>• how safe, healthy and attractive places are to be created.</li> </ul> <p>The LDF does not at present suggest any mechanism for linking with other agencies in order to help to promote the development of socially inclusive communities. This will be necessary of the spatial development process is to add value to other regeneration activity in order to achieve the required impact.</p> <p>Welcome the designation of the eastern part of Loughborough as an urban priority area and action area. It would also be interested in helping to involve the Sure Start parents in the consultation of various important planning applications and planning policy that impacts on the Sure Start area.</p> <p>In terms of which priority area the council should adopt take account of the work of the Charnwood Local Strategic Partnership that is currently in the process of considering what geographical and communities of interest should be prioritised for targeted, joined up action. Research from Loughborough University centre for research in social policy which shows issues that been addressing are;</p> <ul style="list-style-type: none"> <li>• Facilities to reduce social isolation especially places where parents can take their young children such as local parks and community meeting spaces;</li> <li>• Lack of public transport through parts of Hastings Ward; and</li> <li>• Inadequate provision of GP practices; and</li> </ul> <p>Local business people have identified the need for small local business units available for rent/let, which would provide employment for local people without the need for transport.</p>
RN 381: Andrew Granger & Co	A strategy for regeneration is extremely important to the town and the Borough. In order to achieve a successful regeneration of a community there must be a strong and vibrant community. Another reason to ensure further employment and housing land is sited around the towns of Loughborough and Shepshed.
RN 384: Charnwood Mental Health Forum	Encourage faith groups to be outgoing as indicated in previous comments.
RN 402: Redrow Homes (Midlands) Ltd	Parts of the Borough, particularly in the heart of Loughborough are badly in need of regeneration. The canal area has already been highlighted but there is urgent need to address pockets of industrial dereliction in the southeastern parts of Loughborough where sites remain vacant despite the potential for redevelopment.

Respondent	Comments
<b>Q11a: How can the Core Strategy help create mixed balanced communities?</b>	
RN 81: R I Porter	The 1960s was a time when all was about right. What has gone wrong since?
RN 93: Charnwood & North West Leicestershire Primary Care Trust	Ensure all areas have the same standards of facilities.
RN 123: Wymeswold Parish Plan Steering Group	It cannot. Might be able to remove any barriers to achieving mixed balanced communities, but it may be more a case that such communities evolve over time by cultural integration.
RN 124: Anstey Parish Council	No detailed views at this stage. May comment in future on detailed proposals.
RN 126 Sport England	<p>Include policies for social and cultural issues, their development and enhancement because they are important in developing sustainable communities.</p> <p>Built sports facilities such as sports halls and pools are important. Sport England has developed a kitbag, a one stop on-line information source to help get the best for sport from new development. The Sports Facilities Calculator (SFC) estimates the demand for major community sports facilities.</p> <p>For large development proposals it is possible to calculate the additional facility needs created by new housing based on the current population profile, to create a new population profile to reflect the new population, to assess the impact of changes in sports participation, and the cost of new facility provision including regional variations in building costs.</p>
RN 145: Tim Birkinshaw	Not all communities need to be balanced. The University is an example of a partly segregated community that should remain so.
RN 162: English Nature	<p>Implementation of a Green Space Strategy ensuring access to green spaces and biodiversity.</p> <p>Inclusion of measures to enhance biodiversity See "Biodiversity By Design", by TCPA/ English Nature.</p>
RN 190: CPRE	<p>Ensure all new development complies with policies to achieve this aim.</p> <p>Leading in Design.</p>
RN 198: Action for Better Charnwood	<p>Mixed housing stock but with more emphasis on affordable housing as an obligation that must be met in all new developments.</p> <p>Greater self sufficiency for communities by encouraging localised energy production, for example, by wind turbines, combined heat and power, solar panels etc.</p>
RN 212: Pegasus Planning Group – Agent for Wilson Bowden Developments & David Wilson Homes	Need to look at population and employment in individual settlements and look at how these relate together having regard to public transport and other communication, and environmental factors. Whilst important need to consider the objective of a mixed and balanced community against other sustainable development requirements.
RN 213: Birstall Parish Council	By maintaining a balanced level of affordable housing.
RN 233: Sileby Parish Council	Development of the premier villages.
RN 286: Leicestershire County Council	<p>Promote mixed use developments in locations allowing links to be created between different uses and so creating more vibrant places.</p> <p>Improve access to facilities in larger settlements by better public transport.</p>
RN 329: William Davis Ltd	Give greater weight to achieving a mix of uses in the location of new development.

<b>Respondent</b>	<b>Comments</b>
RN 373: Sure Start	Engage local communities at a very early point in the development of the Core Strategy and throughout the plan making process. Target communities in the deprived areas, to identify the key issues in terms of creating a balanced community. New comers in new residential developments are strangers to existing communities. Residents feel they would like sensitively planned new developments that create cohesive communities and a sense of community. Suggestions include mixed tenure developments, useable informal green meeting spaces that bring residents together, decent facilities for youths, supporting community infrastructure and new job opportunities, which will replace industries that have been lost. Currently a blockage in terms of provision for youth facilities negotiated by the planning process. Funding for youth facilities may be negotiated as part of the planning process, it is too often provided to the feeder community colleges as this provides an easier delivery mechanism. However, these facilities may not be easily accessible to the local community and are often not available outside of school hours. This leaves a void of youth provision accessible outside of school hours.
RN 381: Andrew Granger & Co	By providing mixed use development. Balanced communities are important. The balance between a strong university, which provides substantial employment and very good publicity, and the need for student accommodation is necessary. Mixed use communities do not always work and the concept of pepper potting should be avoided.
RN 384: Charnwood Mental Health Forum	Provide a good range of housing that is well designed. Pleasant to live in and to look at.
RN 386: Lynne Atkinson	Ensure provision of district parks in Loughborough and Shepshed. Create a new country park on the Garendon Estate.
RN 391: RPS Group - Agent for Rosemary Conely Group & Fountain Lifestyle Holdings Ltd	Fully endorse the need to provide balanced communities with a better mix of types and tenures of housing which can help meet the future needs of an ageing population.
RN 392: Fisher German - Agent for Mr D Johar	It is important to allow for small scale development in larger villages to sustain the existing community.
RN 395: Fisher German - Agent for Rearsby Limited	Identify areas of development that are accessible and have necessary infrastructure. With particular regard to rural areas, employment should be encouraged in light of decline of agriculture and to provide employment for the likely areas of residential development which will utilise run down, poor access brownfield sites that are outdated for modern employment needs.
RN 402: Redrow Homes (Midlands) Ltd	Difficult. It is an unattainable Government aspiration.
RN 405: Pegasus Planning Group - Agent for Radleigh Homes	Need to consider the relationship between population and employment in individual settlements. Needs to take into account public transport provision, other communication aspects and environmental aspects as well. A mixed balanced community is an important aspect but must also be considered against other sustainable development objectives.
RN 406: Andrew Granger & Co - Agent for Mr Peter Purton	By providing mixed use development.
RN 407: Andrew Granger & Co - Agent for Draper Property Ltd	By providing mixed use development.
RN 408: Andrew Granger & Co - Agent for Mr E Packe-Drury-Lowe	By providing mixed use development.
RN 409: Andrew Granger & Co - Agent for Mr F	By providing mixed use development.

<b>Respondent</b>	<b>Comments</b>
Pemberton	
RN 412: Charnwood Strategic Partnership	Not sure this is achievable – depends on scale. As a town we are a mixed balanced community in Loughborough. How large an area makes a 'community'? There have always been imbalances in communities.
RN 433: Normanton on Soar Parish Council	Ensure students live on campus and not in the town which has destroyed the community, look and feel of the town.
<b>Q12b: What else can the Core Strategy do to address the issue of climate change locally?</b>	
RN 3: National Farmers Union	Making everyone live in Loughborough will not reduce car use unless people are made to work in the town. This could be a vote loser.
RN 81: R I Porter	Ring road around Loughborough. Free buses at peak hours funded from local taxation. Car ban for students. Tram system. Better and wider footpaths on routes into town.
RN 95: The National Trust	Seek high standards of energy conservation and low energy use in all new developments. Support a range of renewable energy developments in appropriate locations. Safe, convenient and attractive provision for cyclists and pedestrians and priorities for non-car modes. Avoid developing in areas of flood risk.
RN 124: Anstey Parish Council	This would reduce the overall need to travel. Press the government to provide grants for homeowners, tenants and industrial premises to improve the energy efficiencies of their properties.
RN 145: Tim Birkinshaw	Probably very little. Need to persuade the County Council to take its transport responsibilities seriously such as enforcing its Cycling and Walking Strategy and provide or encourage alternatives to the car.
RN 162: English Nature	Policies to reduce emissions including sustainable land use patterns and practices, provision of adequate and appropriate green space to act as carbon sinks, provided this is compatible with nature conservation objectives. Reduce dependency on car use.
RN 165: House Builders Federation	Securing energy efficient design in new developments will primarily be achieved through building control powers. Planning should not seek to duplicate controls under other legislative regimes.
RN 198: Action for Better Charnwood	Go beyond a locational strategy and consider the nature of development, long term use of resources etc. Urban concentration is far from the whole story.
RN 212: Pegasus Planning Group – Agent for Wilson Bowden Developments & David Wilson Homes	Urban development using the sequential approach can aid modal shift and reduce car reliance. This should continue to be the focus of any strategy.
RN 213: Birstall Parish Council	By ensuring development is not located near a floodplain.
RN 286: Leicestershire County Council	Seek contributions from new development towards flood mitigation. Secure energy efficient design in new developments. Use sustainable urban drainage systems. Pursue other options as listed.
RN 311 British Waterways	Promote use of towpaths for cycling and walking and link them into associated networks. Support multi user access on towpaths subject to appropriate funding and access arrangements to sustain improvements over published towpath standards. This could be achieved through contributions from development.

<b>Respondent</b>	<b>Comments</b>
	See also 'Waterways – Inland waterways and sustainable rural transport, a good practice guide' by British Waterways/ Countryside Agency.
RN 361 GVA Grimley – Agents for Loughborough University	Provide a policy framework, which encourages new buildings, which deliver, reduced carbon dioxide emissions.
RN 363: National Forest Company	The LDF should express its support for the creation of new woodlands within the National Forest, which will help towards locking up carbon dioxide in the atmosphere and improving local air quality.
RN 367: The Woodland Trust	Climate change is the greatest single threat to the long term survival of ancient woodland. The contribution that planning can make to helping nature to adapt to climate change is highlighted in ODPM's 'the Planning Responses to Climate Change: Advice on Better Practice' LPAs should take action to identify areas for new habitat creation to make semi natural habitats more sustainable in the face of climate change. Action should focus on reducing negative edge effects from surrounding intensive land use and buffering and extending existing valuable habitats such as ancient woodland. New woodland creation provides a valuable opportunity for many farmers to diversify their businesses and contribute to the environment. New woodland planting bets targeted in areas where there is a high concentration of ancient woodland. We would like the LDF to address this potential.
RN 368: East Midlands Regional Assembly	The broadening of issues to cover climate change, countryside character etc is welcomed. Charnwood's Biodiversity Action Plan 2005 and The Climate Change Strategy 2005 are noted. These and other topic based issues and targets in the RSS may also be influential in developing and refining the options. It may be helpful to directly relate the regional content and targets to your LDF documents as these are progressed into more detailed plans, policies and targets.
RN 371: Thrussington Parish Council	Do not build on floodplains. Flood risk, as floodwater has to go somewhere.
RN 381: Andrew Granger & Co	The problems of climate change is beginning to surface to the forefront of most people's minds. However, the need to use proper facilities for this disposal of waste is not yet a priority. Landfill sites are rapidly running out and will certainly do so before 2021.
RN 384: Charnwood Mental Health Forum	Well insulated new houses. Encourage good isolation for old stock, more grants. Encourage solar panels. Better public transport catering for all ages. A park and ride scheme. Do not improve Epinal Way. A central bus station.
RN 397: Shepshed Sports & Leisure Park Project	Create lakes as holding reservoirs for sport and irrigation.
RN 400: Charnwood Disability Forum	New development should include energy saving factors. Road signs should also be solar powered.
RN 402: Redrow Homes (Midlands) Ltd	Probably – but not entirely – other factors are also important.
RN 405: Pegasus Planning Group - Agent for Radleigh Homes	Urban concentration adopting a sequential approach offers the opportunity for modal change and reducing reliance on the private car. This should be a focus of any strategy.
RN 413: Wanlip Parish Meeting	Heavy continuous rainfall and snow results in Soar Valley floods due to run-off from Leicester City. One way to avoid floods would be to widen the canal and River Soar at flood chokepoints but this could transfer the problem to other areas.
RN 433: Normanton on Soar Parish Council	Safeguarding areas of the floodplains further strengthens the need to keep the Green Wedge between Loughborough and Hathern.
<b>Q13b: Are there other locations we should consider for a New Science Park of up to 50 hectares?</b>	
RN 81: R I Porter	No
RN 123:	Wymeswold Airfield would be an excellent location for afforested, recreation area. May be some synergy with a Science Park. Biggest

<b>Respondent</b>	<b>Comments</b>
Wymeswold Parish Plan Steering Group	problems are road system and exposed nature of site.
RN 124: Anstey Parish Council	The Parish Council supports the proposal for Science Park in or near Loughborough, but has no views on the exact location.
RN 126 Sport England	Support Option 1. The RSS recognises the international status of Loughborough University for performance sport, sports science, research and management and its importance as a catalyst for future economic development related to sport. Loughborough Sports Park (LSP) is a major office development project close to the campus bringing together governing bodies, sports related organisations and commercial interests to modernise practices and grow modern knowledge organisations as part of a sports cluster development. LSP will build upon current sports clusters around the university to the benefit of businesses and the wider economy. Sport England consider the development of LSP to be closely allied to development of the Science Park and wish to see it included as an integral part of any discussions on the Science Park.
RN 145: Tim Birkinshaw	Option 3, Option 1, Option 2 and Option 4 (should not be considered as airfield has poor public transport links) Is 50 ha really needed? Better to have a sequence of smaller sites. Is it needed at all if it just encourages more unsustainable commuting into Loughborough
RN 162: English Nature	See comments at 2B and 10b.
RN 188 English Heritage	A full assessment of the potential impact on the registered park and garden of Garendon Park needs to be undertaken before proceeding further.
RN 195: Environment Agency	1 Option 1 (depending on site and environmental constraints) 2 Option 2 (flood risk issues need to be addressed) 3 Option 1 ((flood risk issues need to be addressed) 4 Option 4
RN 198: Action for Better Charnwood	The Science Park needs to be located close to the University. Options 1 and 2 seem most obvious. A brownfield site might be appropriate depending on its potential and location.
RN 212: Pegasus Planning Group – Agent for Wilson Bowden Developments & David Wilson Homes	The best location for a new science park is west of Loughborough and south of the A512 (see previous submission to the Council). The potential relationship to the expansion of the university should not be underestimated. There is also an important relationship with the proposed strategic employment site as both are inextricably linked not least because of funding and infrastructure issues. The synergy between the two proposals means the LDF should consider them together and not separately.
RN 234: Highways Agency	Locating the Science Park near the University would be likely to encourage more traffic to use the A512 and M1. The traffic impacts of Options 1 and 2 would be similar. Option 3 especially if located in the centre of Loughborough would significantly reduce staff travel and help minimise impact on trunk roads and the highway network. Option 4 would attract long distance traffic to use the A46 as well as M1. A brownfield site in Loughborough would be the most sustainable option in the view of the Highways Agency, with Options 2 and 3 second and Option 4 the least acceptable in terms of traffic impact.
RN 286: Leicestershire County Council	No, the Structure Plan sets out the locational requirements for the Science Park.
RN 329: William Davis Ltd	Land south of the A512 represents the only realistic option.
RN 361 GVA Grimley – Agents for Loughborough University	By definition a science park requires the active involvement of a university. In this instance options 1 and 2 provide the best opportunity for integration.
RN 363:	The location of a new science park will be outside of the National Forest but if it is close to the Forest boundary care will be needed within

Respondent	Comments
National Forest Company	its siting and landscaping so as not to impact on the rural environment west of Loughborough. The design of new buildings also offers opportunities to incorporate environmentally sustainable building techniques.
RN 366: East Midlands Development Agency	Welcome inclusion of the Science park as an important proposal for the new LDF. Of the sites proposed land West of Loughborough, South of A512 offers the most locational advantages and we strongly support this option being taken forward. It offers three clear advantages: it is close to the university and the first science park, it has good access and public transport links being close the M1 and it would provide the best opportunity of ensuring the partnership working between key agencies which will bring the project to fruition, in particular the University of Loughborough and the East Midlands Development Agency. Considerable doubts about the feasibility of pursuing the other options proposed. The use of brownfield land is not likely to be realistic in view of the fact that we understand that no brownfield site of sufficient size has been identified. Furthermore, the identification of a site outside Loughborough would not benefit from close proximity to the University nor would it meet the sequential approach of Government guidance and the RSS.
RN 381: Andrew Granger & Co	The science park should be sited on either a brownfield site in Loughborough or at Wymeswold Airfield. There are already commercial buildings on the Airfield and these and the Science Park would with the eastern relief road provide excellent access to the road and the rail network. The local employment opportunities would be extremely welcome.
RN 383: SecondSite Property (formerly British Gas Property)	Option 1, land west of Loughborough, south of the A512 has the best balance of advantages. Careful and sensitive design could minimise any impact on ecological and landscape interests. Option 2, Land West of Loughborough north of the A512 has broadly similar pros and cons but it does not have the benefit of being directly adjacent to the existing science park and there appears to be no reason why it should be preferred to option 1. All four developments involve the development of greenfield land to some extent and this criterion should not be given overwhelming significance outweighing other important factors. We declare that we own a major part of the land west of the science park and south of the A512. Nevertheless, in our view the overall planning merits of option 1 justify its ranking as the most sustainable choice.
RN 388: Countryside Agency	Whilst LAR would not have any particular preference for the location of a new science park it would not favour option 1 which would impact on the landscape that forms part of Charnwood Forest.
RN 389: Burton on the Wolds, Cotes & Prestwold Parish Council	Wymeswold airfield should not be disregarded, subject to improved infrastructure.
RN 393: Fisher German - Agent for Mr C Wells	Strengthen objectives for rural areas to enable such communities to have a viable future. Make specific reference to need to support and sustain rural villages by allowing for development to meet local needs and also to strengthen existing public transport facilities in rural areas.
RN 401: Mather Jamie Ltd - Agent for Mr T G Bowler	South Loughborough.
RN 403: Savills - Agent for the Grace Dieu & Garendon Estates	The locational requirements for a science park suggest that a site west of the existing science park and south of the A512 would be the best option: <ul style="list-style-type: none"> <li>• Accords with structure plan requirement that the site is located close to the university suggesting an area of search west of the university;</li> <li>• A site in this location would maximize the benefits of clustering and linkages with existing facilities;</li> <li>• Located close to the motorway with good access to public transport routes;</li> <li>• Landscape is suitable to provide a prestige setting;</li> </ul> Land around Snells Nook Lane is suitable, viable and available.

Respondent	Comments
RN 405: Pegasus Planning Group - Agent for Radleigh Homes	<p>The best location for a new science park is land to the west of Loughborough and south of A512. See previous representations and promotional document previously submitted to the Council.</p> <p>In terms of the location of the science park its potential relationship to the expansion of the university is an important consideration. There is no reference to the important relationship between the science park and the strategic employment site for Loughborough. Both proposals are inextricably linked in terms of funding and infrastructure aspects.</p>
RN 411: Development Land & Planning Consultants Ltd - Agent for Parkers of Leicester Ltd & N&J Parker Ltd	<p>Land to south of Loughborough, between Loughborough and Quorn, is promoted as an alternative for consideration for science park development (detailed report enclosed). The report critiques the listed options and in summary states:</p> <p>Options 1 and 2 – constrained by a range of physical considerations including Junction 23 of the M1 and physical and ecological designations.</p> <p>Option 3 – there is no brownfield site capable of accommodating a 50 hectare science park</p> <p>Option 4 – Whilst both sites offer the capability of accommodating development and part of the airfield is brownfield, both sites fail the sustainability and sequential site test criteria and cannot be reasonably considered ahead of potential urban extension sites. Located in relative isolation from transport links and the workforce and are a significant distance from the university.</p> <p>The land south of Loughborough is ranked more favourably for employment development than the other alternatives in sustainability and sequential objectives:</p> <ul style="list-style-type: none"> <li>• Capable of accommodating the employment land requirements;</li> <li>• Well placed to maximise use of existing transport links – access to A6 between Leicester and Loughborough, good access to M1, East Midlands airport and the main railway stations at Loughborough and Barrow upon Soar and access to cycleways and footpaths into town centre and residential areas;</li> <li>• Agricultural use, grade 2/3;</li> <li>• Green Wedge allocation in this location could be reviewed and retained as a smaller better treated area;</li> <li>• The site is of equal distance from the university main entrance than the land to the west. Larger firms are less likely to require to be located very close to the university and this land offers an attractive compromise where links to the university can be established or reinforced;</li> <li>• Development would not impinge upon the area’s essential landscape character and would help to create a high quality southern gateway to the town;</li> <li>• Help to redress balance between housing and employment land in south Loughborough, possible further housing development at Grange Park as well as the capacity to provide other development requirements – recreation, university expansion and park and ride;</li> </ul> <p>Potential for the creation of a new Country Park for Loughborough within walking and cycling distance of the town’s primary residential areas and the town centre.</p>
RN 418 Andrew Granger & Co - Agent for Prestwold Estate and Draper Property Ltd	<p>Locate the science park at Wymeswold Airfield, with associated infrastructure and community based improvements. The promoters consider the proposal could uniquely bring forward significant benefits to five local communities by means of highway and other improvements and for the wider community by provision of a Park and Ride scheme for the east of Loughborough.</p> <ul style="list-style-type: none"> <li>• Wymeswold airfield would be development of sequentially brownfield preferred land.</li> <li>• Sufficient land available to provide for the long term development of a brownfield site in excess of 50 ha in accordance with the structure plan requirements.</li> <li>• Close proximity to existing employment land on the Wymeswold Airfield Industrial Estate with potential of an element of clustering</li> <li>• Local employment opportunities</li> <li>• No detrimental impact on Green Wedge lying to the north and south of the A512 west of Loughborough</li> <li>• No detrimental impact on Garendon Park</li> <li>• No detrimental impact on the Area of Particularly Attractive Countryside forming part of Charnwood Forest.</li> </ul>

Respondent	Comments
	<ul style="list-style-type: none"> <li>• No detrimental impact on the existing ecological interests on the alternative sites to the south of the A512 and in Garendon Park.</li> <li>• Could provide for significant new planting and landscaping schemes to enhance local biodiversity and bring vibrancy and life back to the sterile environment of a former WWII airfield.</li> <li>• Could provide an opportunity to secure a new country park;/community woodland to the east of Loughborough to relieve pressure on Charnwood Forest area.</li> <li>• Could provide a scheme of airfield run off control by means of provision of balancing lagoons to reduce peak floor run off to local watercourses.</li> <li>• Would incorporate a significant highway network improvements to the A60 with bypasses for the villages of Cotes and Hoton, with associated enhancement of road safety.</li> <li>• Would incorporate significant highway network improvements to the B676 with a bypass for the Burton on the Wolds.</li> <li>• Well located in the national road network</li> <li>• Would provide an opportunity to place a lorry weight restriction to the A6006 between the B676 crossroads to the east and Rempstone to the west, such that there could be a reduction in heavy goods vehicles routing through Wymeswold and on the A6006 in Rempstone</li> <li>• Limited traffic impact on the A512 and junction 23 of the M1</li> <li>• Close proximity to Loughborough with enhanced public transport links with spin offs for local villages</li> <li>• Ready access to mainline railway station without significant traffic implications</li> <li>• Could incorporate a park and ride scheme for Loughborough</li> <li>• Provision of a dedicated cycle lane south on the A60 to provide safe cycle routes from Loughborough</li> <li>• A significant length of the proposed new roadway across the airfield is already in place, being part of the existing airfield perimeter road</li> <li>• Would bring forward significant enhancement of local amenity for residents of Burton on the Wolds, Cotes and Hoton with removal of through traffic</li> <li>• Would bring forward significant enhancement of local amenity for residents of Wymeswold and Rempstone with diversion of heavy goods traffic by means of the imposition of weight limits</li> <li>• Provision of an all weather showground for Loughborough</li> </ul> <p>Opportunity to provide element of housing for essential workers or others needing to live in close proximity to the Science Park.</p>
<b>Q14c: What else could we do to safeguard the vitality and viability of existing centres?</b>	
RN 81: R I Porter	Loughborough's shopping centre is too spread out, lacks identity and there are few amenities. The Rushes complex could be place to locate all pubs and clubs making policing easier. Need some large scale provision to compete with derby, Nottingham and Leicester.
RN 123: Wymeswold Parish Plan Steering Group	It is for the appropriate community to decide based on Parish plans. Attract a department store to Loughborough to make it a real shopping centre
RN 124: Anstey Parish Council	The Parish Council believes existing retail facilities in the centre of Anstey are adequate for its size and wishes to see no further expansion. Leisure facilities in the village would be generally supported.
RN 145: Tim Birkinshaw	Shelthorpe District Centre is too dominated by Tesco who have emptied a number of small shops to enable their expansion. District Centres need a range of shops other than supermarkets and takeaways. New District Centres are needed near Holywell and a small one in the Grange Park development.
RN 189: Peacock & Smith - Agent for Morrison Supermarkets plc	Further expansion should be concentrated in existing centres and in accordance with government guidance. The promotion of Loughborough as an important sub regional centre for shopping, culture and leisure is supported.

<b>Respondent</b>	<b>Comments</b>
RN 193: Woodhouse Parish Council	Ensure vehicle parking is available and at minimal or free cost.
RN 198: Action for Better Charnwood	Depends. Not another Metrobrook. Loughborough needs some high quality development in the centre. Need to enhance the range of facilities in village and town centres to serve each community and hinterland. Development needs to be sustainable and not just provided for the sake of development.
RN 213: Birstall Parish Council	Birstall is dependent on parking, and more provision is needed.
RN 286: Leicestershire County Council	Growth should be accommodated by more efficient use of land and buildings in existing centres wherever possible. To aid this opportunities within existing centres for development, redevelopment, conversions and change of use should be encouraged and clearly identified.
RN 311 British Waterways	The cultural and leisure potential of the waterways should be engaged to support the vitality and viability of existing centres.
RN 371: Thrussington Parish Council	Provide better parking. Public transport is often sparse and irregular to these areas and the only other way to travel 5 miles or so is by car.
RN 381: Andrew Granger & Co	Transport has already been mentioned. However rural bus and taxi services are not properly coordinated especially in the rural areas. A call when needed, subsidised taxi service would be the most appropriate for the more rural areas, Improved bus services in the major areas should be a priority with bus priority lanes and junctions in the main urban areas.
RN 384: Charnwood Mental Health Forum	Do all that is possible to keep them tidy and clean. Redevelop redundant sites. In Shelthorpe the row of shops to the west of Tesco entrance need replacing. Imaginative use of shrubs and trees.
RN 387: Friends of Charnwood Forest	Oppose planning applications of additional supermarkets which result in small shops in villages becoming financially non viable and thus destroying the few shops that remain. These small shops are important in two ways, firstly as being essential to this local community and secondly in keeping wealth in the local area. Supermarkets and national chains take all the wealth out of the community.
RN 392: Fisher German - Agent for Mr D Johar	No reference is made to Quorn village centre. This is a large village identified as a service centre. It therefore flows that its centre should be strengthened in terms of vitality and viability. The paper is at present inconsistent with reference to service centres, rural centres and district centres. Clarification and consistency is required in the hierarchy of settlements in order to give certainty to development through the LDF.
RN 395: Fisher German - Agent for Rearsby Limited	Review existing settlement boundaries on an on-going basis and the allowing of appropriate, well targeted development.
RN 397: Shepshed Sports & Leisure Park Project	Sports and Leisure Park Project will use and develop Shepshed town centre for the benefit of the community. This will enable Loughborough university to expand the existing campus and to re-house various sports, together with an area dedicated to 'Youth Activity Fun Sports'. It will also enable a response to the successful London 2012 Olympic bid.
RN 400: Charnwood Disability Forum	Deal with excessive traffic flows (bypass). Work towards complying with the Disability Discrimination Act. Improve public transport and increase provision of cycle paths. Protect pedestrians eg more pedestrian crossings.
RN 433: Normanton on Soar Parish Council	Ensure all units/shops are occupied. Smarten up the look and feels Get rid of litter Improve existing areas, for example, at the back of Somerfield Get shopkeepers to look after their shop fronts.
<b>Q15b: Are there any other transport schemes that need to be considered?</b>	
RN 81: R I Porter	Bus station on Sainsburys car park.
RN 95:	Question the benefits of bypasses in meeting the stated objectives as they will encourage more car use, erode rural bus services by perhaps

<b>Respondent</b>	<b>Comments</b>
The National Trust	rerouting some services onto the bypass and reduce use of local services by through traffic.
RN 123: Wymeswold Parish Plan Steering Group	Make sure services are accessible in villages eg. Out of reach doctors surgery Increase costs of motoring. Reduce costs of buses by subsidy from parking charges Improve access to Nottingham and Leicester using rapid transit.
RN 124: Anstey Parish Council	None are suggested.
RN 145: Tim Birkinshaw	Agree, but not convinced about the Loughborough inner relief road. Adult cycle training.
RN 190: CPRE	Dedicated bus station with facilities and interchange of routes.
RN 198: Action for Better Charnwood	Recognise importance of Loughborough as a public transport hub and that passengers visiting town by bus need proper facilities. Long term there needs to be a proper bus station and bus operators will need to recognise this.
RN 373: Sure Start	For our community the need is for non car based transport options. Improvement in public transport is strongly supported. The new road development proposed near Cobden School is viewed with great concern for its potential to spilt the community and make walking less attractive.
RN 375: GOEM	In connection with transport and accessibility more emphasis should be placed on the more effective demand management of traffic, to assist in reducing traffic related problems.
RN 384: Charnwood Mental Health Forum	Park and ride serving the university and town centre plus a central bus station. More imaginative rural transport provision. A telephone call bus facility.
RN 388: Countryside Agency	LAR acknowledges that this section mentions the particular issues of rural transport and that policies should be included on the LDF to tackle this issue.
RN 392: Fisher German - Agent for Mr D Johar	It is important that public transport is strengthened in rural areas.
RN 393: Fisher German - Agent for Mr C Wells	Strengthen public transport in rural areas.
RN 394: Fisher German - Agent for Ruterford Properties	Strengthen public transport in rural areas.
RN 395: Fisher German - Agent for Rearsby Limited	Place high priority on increasing bus services – in terms of volume, frequency, quality and reliability – especially bearing in mind a large rural population, to serve particularly the young and old and reduce unnecessary car journeys.
RN 397: Shepshed Sports & Leisure Park Project	Shuttle service from university to Shepshed to airport to Parkway to Loughborough to university.
RN 400: Charnwood Disability Forum	Proposed cycle paths from/to Loughborough should be linked to villages/small towns en route as otherwise there is no encouragement for cyclists to compete with heavy traffic.
<b>Q15d: Are there any other Options to be considered to provide the most appropriate basis for a sustainable and integrated land use and transportation strategy for Charnwood?</b>	
RN 3: National Farmers Union	Public transport will never be good enough to reduce most car use. Trying to prevent car use or make it more expensive would be a vote loser.
RN 81: R I Porter	Relate level of Council tax to car ownership. 5-10% extra levied on 1 car owners, 10-15% on 2 car owners and stop students having 4 or 5 cars at one address.
RN 93:	Look for long term answers over the next 30 years by thinking outside the box and not reworking old, failed ideas.

<b>Respondent</b>	<b>Comments</b>
Charnwood & North West Leicestershire Primary Care Trust	
RN 124: Anstey Parish Council	Option 1 provides the best option currently available.
RN 145: Tim Birkinshaw	Need to reduce traffic and improve public transport.
RN 162: English Nature	More green spaces and improved biodiversity makes walking and cycling more enjoyable.
RN 189: Peacock & Smith - Agent for Morrison Supermarkets plc	A balanced, sensible approach to transport is needed that meets sustainability objectives whilst ensuring sufficient opportunities for car use where appropriate.
RN 193: Woodhouse Parish Council	Combination of all three options but in particular develop park and ride. Walking and cycling to work is unlikely to increase because of the weather.
RN 198: Action for Better Charnwood	Use of Great Central Railway and development of light tramway network
RN 286: Leicestershire County Council	Option 2 most closely reflects the Local Transport Plan strategy and the LDF should offer measures that support that strategy rather than put forward options such as 1 and 3 that do not.
RN 311 British Waterways	Promote use of towpaths for cycling and walking and link them into associated networks. Support multi user access on towpaths subject to appropriate funding and access arrangements to sustain improvements over published towpath standards. This could be achieved through contributions from development. See also 'Waterways – Inland waterways and sustainable rural transport, a good practice guide' by British Waterways/ Countryside Agency.
RN 363: National Forest Company	The NFC supports the development of public transport, cycling and walking. A high priority should be the provision of bus services that link urban areas to villages and visitor attractions on the Forest area and the development of strategic cycle routes and trails.
RN 373: Sure Start	Support Option 2 which would develop and apply a more sustainable and inclusive approach, using stronger measures to reduce the need to travel. Part of the Sure Start community, particularly in Hastings, has been dependent on the availability of local traditional employment, which is being lost to housing. Car ownership in the area is relatively lower than other areas in the Borough and there is a need to adopt new development measures that bring back employment to the area, thus reducing the need to travel out.
RN 384: Charnwood Mental Health Forum	Save resources not improving Epinal Way. Encourage children to walk/cycle to school.
RN 386: Lynne Atkinson	A bus station. Better bus provision to railway station both day and evening.
RN 388: Countryside Agency	LAR support option 2 as it is the most sustainable scenario, resulting in environmental, social and economic benefits.
RN 393: Fisher German - Agent for Mr C Wells	Several villages act as rural centres in that smaller communities use local facilities eg. Seagrave village school attracts pupils from a far wider area. Some development should be directed to villages for rural needs.
RN 400: Charnwood Disability Forum	When considering new developments must take into account car parking in terms of access for mothers with pushchairs and blue badge holders, cycle stands and provision for bus shelters.