



## West Monkton & Cheddon Fitzpaine Revised Neighbourhood Development Plan

### PART A

Please complete Part A in full, in order for your representation to be taken into account at the Neighbourhood Development Plan examination. This information will not be made public and will only be used if we need to contact you.

<b>Full Name</b>	N co a Reece
<b>Address</b>	[Redacted]
<b>Postcode</b>	[Redacted]
<b>Telephone</b>	[Redacted]
<b>Email</b>	[Redacted]
<b>Organisation (if applicable)</b>	
<b>Position (if applicable)</b>	
<b>Date</b>	16/12/2021

### PART B

Please complete Part B to tell us what parts of the neighbourhood plan you wish to comment on. Your representation should cover succinctly all the information, evidence and supporting information necessary to support/justify the representation and the suggested change, as there will not normally be a subsequent opportunity to make further representations at a later stage. Further submissions will be only at the request of the Independent Examiner, based on the matters and issues he/she identifies through the examination.

The majority of examinations are expected to be through written representations. However, should the Inspector decide there is a need for an oral examination, please state below whether you would like to participate.

- No, I do not wish to participate at an oral examination
- Yes, I wish to participate at an oral examination

Please note the Inspector will determine whether an oral examination is necessary. If an oral examination is require, please outline why you consider that your participation is necessary.

**Which part of the Neighbourhood Development Plan document is your representation about?**

Paragraph Number	P31 para 2	Policy Reference:	3.i.	Map	
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**Do you support, oppose, and/or wish to comment**

- Support
- Support with modifications
- Oppose/Object
- Have Comments (about The Plan, Examination or Referenda)

**Please give details of your reasons for support or opposition, or make other comments here: Please be as precise as possible**

would like to object to this paragraph added to the revised West Monkton and Cheddon Fitzpaine Neighbourhood plan (NP)

'n exceptional circumstances proportionate new housing development across the Neighbourhood Plan area may be supported providing that a) it helps enable the delivery of wider community aspirations (e.g. the Country Park) or public open space or accessibility improvements in the Parishes or b) it is brought forward with community support and a comprehensive masterplan

object to the inclusion of this paragraph for three main reasons:

- 1) This paragraph is copied verbatim from Rural Solutions Landscaping s (RSL) response to the original NP RSL are a company who specialise in obtaining planning permission in Areas of Outstanding Natural Beauty (AONB) and green belt land RSL have been employed by a local landowner/developer who seeks to gain planning permission for nearly 100 houses surrounding the historic conservation village of Cheddon Fitzpaine (currently 31 houses) Although the Parish Councils have stated this paragraph is not policy reading the NP as a whole the inclusion of this paragraph could influence future planning decisions made Which is exactly why RSL would like for it to be included as it will support their plan of housing developments on the land including this paragraph hints to some collusion between some members of the Parish Councils and the developer/land owner The County Park is an amazing resource for our villages but for its expansion to be used as a bargaining tool by a developer is totally unethical
- 2) Cheddon Fitzpaine and West Monkton are both historic villages and for that reason are both conservation areas The Parish Councils have stated in their policies these villages and the open countryside around them should be protected this policy is contradicted by adding RSL s paragraph to the revised NP
- 3) The wording in this paragraph is open to interpretation what are 'exceptional circumstances ? What constitutes 'proportionate new housing ?

Please set out what change(s) you consider necessary to enable the plan to proceed, including any suggested revised wording of any policy or text, related to the objection you have raised. You will need to say why this change will enable the plan to proceed. Please be as precise as possible.

**What improvements or modifications would you suggest?**

This paragraph should be removed to assure local people that there is no collusion between some parish councillors and the land owner, especially as one of the parish councillors is employed by this land owner/developer. Removing it would also support the policy to protect this historic village and its local countryside.

If you have additional representations this form can be reproduced for each item. Please make sure any additional pages are clearly labelled and attached.