



**Regulation 22(1)(c)
Statement of Consultation of
Nuneaton & Bedworth
Borough Council in support
of the Borough Plan Review -
Publication
2021-2039**

January 2024

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1.0 Introduction

1.1 Purpose of Report

This Consultation Statement sets out how the Council has involved residents and key stakeholders in preparing the Draft Local Plan (Borough Plan Review) 2021 to 2039 in accordance with Regulations, 18 and 19 of the Town and Country Planning (Local Planning) (England) Regulations 2012 (as amended).

This statement meets Regulation 22 (1)(c) and demonstrates that consultation on the preparation of the Local Plan has been undertaken in accordance with the relevant Regulations and the adopted Statement of Community Involvement (SCI).

The SCI document sets out how the Council will consult and involve statutory consultees and the public in planning matters. The 2020 SCI can be viewed here: [Statement of Community Involvement | Nuneaton & Bedworth \(nuneatonandbedworth.gov.uk\)](https://nuneatonandbedworth.gov.uk)

The 2020 SCI was relevant for the Issues and Options and Preferred Options stages of consultation and was adopted in 2020 following approval by Cabinet and Full Council. Cabinet was on the 9th September 2020, full details can be viewed here: [Agendas, reports and minutes | Nuneaton & Bedworth \(nuneatonandbedworth.gov.uk\)](https://nuneatonandbedworth.gov.uk) (Item 11) and Full Council on the 16th September 2020, full details can be viewed here: [Agendas, reports and minutes | Nuneaton & Bedworth \(nuneatonandbedworth.gov.uk\)](https://nuneatonandbedworth.gov.uk) (Item 10d).

The 2020 SCI included requirements for consultation during Covid. However, for the consultation events these were carried out after most restrictions had been lifted and therefore consultation events in person were carried out.

The SCI document has been further reviewed and it was approved by Cabinet on the 26th July 2023, full details can be viewed here: [Agendas, reports and minutes | Nuneaton & Bedworth \(nuneatonandbedworth.gov.uk\)](https://nuneatonandbedworth.gov.uk) (Item 10). This was ratified and adopted at Full Council on the 13th September 2023, full details can be viewed here: [Agendas, reports and minutes | Nuneaton & Bedworth \(nuneatonandbedworth.gov.uk\)](https://nuneatonandbedworth.gov.uk) (Item 10c). As this was within the consultation period for the Regulation 19 stage, both SCI documents were appropriate for the Regulation 19 stage.

The Council have engaged with Coventry City Council and Warwickshire Local Authorities as well as neighbouring Local Authorities as part of the Duty to Cooperate.

1.2 Background

This Consultation Statement describes how the Council has undertaken community participation and stakeholder involvement in the production of the Local Plan - Issues and Options, Preferred Options and Pre-submission Publication stages, setting out how such efforts have shaped the Plan and the main issues raised by consultation / representations.

The current Nuneaton and Bedworth Borough Plan was adopted on 11th June 2019 and covered the period up to 2031. Policy DS9 of the current adopted Borough Plan states that the Plan will be reviewed (either wholly or partly) if there are significant changes to national policy or any other reason to make the Plan unsound.

National legal requirements within Regulation 10A of the Town and Country Planning (Local Planning) (England) Regulations 2012 and the National Planning Policy Framework (NPPF) 2021 requires that local plans are updated every five years. Paragraph 33 of the NPPF states that policies in local plans should be updated within five years of adoption and also every five years and take into account any changing circumstances.

The Council committed to undertaking an immediate review of the adopted Borough Plan following adoption and the subsequent publication of the updated NPPF 2021. It was also considered an opportunity to update the plan to reflect the Environment Act 2021 and emerging policies; the ongoing 17 Global Goals for Sustainable Development¹ and climate change crisis.

The Borough Plan will influence what development will take place, how much and where within the Borough it will be located. The Plan outlines a spatial vision and strategic objectives and spatial strategy for the Borough, as well as the planning policies which will guide future development and to enable its delivery. Measures to monitor progress in achieving the aspirations of the Plan are also identified.

The Council began preparing a new Local Plan for the Borough in 2021. The new Borough Plan will replace the adopted Borough Plan 2019 and adopted map 2019. The Plan will look ahead to 2039. The Plan identifies the main areas for sustainable development growth and establishes policies and guidance to ensure local development is built in accordance with the principles set out in the NPPF 2021.

The first stage of the review was the Issues and Options stage (that was required by Regulation 18 of The Town and Country Planning (Local Planning) (England) Regulations 2012. The stage included a Sustainability Appraisal (SA) Report (May 2021). This high level SA looked at policy options including consideration of: Green Belt, housing growth and broad locations. Consultation on the Issues

¹ Transforming our World: the 2030 Agenda for Sustainable Development.

and Options document took place for a eight-week period between the 11th June 2021 and the 6th August 2021.

Consultation on the Preferred Options stage, (an informal stage) between the Issues and Option and Pre-submission Publication stages, was carried out for a six-week period between the 13th June 2022 and the 22nd July 2022. This also included an updated second interim SA Report (June 2022) (The SA looked at seven site specific options for the housing strategy and appraisal of individual site options). A Habitat Regulations Assessment (HRA) (June 2022) was also completed and consulted upon.

The SA was updated (July 2023) (to appraise the Draft Plan and one reasonable alternative, alongside an updated appraisal of site options). The HRA (September 2023) was also updated. These updates were carried out alongside the changes made to the emerging Local Plan document and were partly due to changes to the Local Plan document to address comments received at the Preferred Options stage.

The Council consulted all consultees on the Council's database. These included specific consultation bodies including statutory bodies, local community/amenity and residents' groups, businesses and individual residents. A variety of consultation techniques were used in accordance with the Statement of Community Involvement.

1.3 Structure of Statement

This statement of consultation comprises four sections and two appendices containing six schedules in total:

Section 1 – Introduction

This section is broken into:

- 1.1 Purpose.
- 1.2 Background (this has already been provided above).
- 1.3 Provides a structure of the remaining document.

Section 2 - Plan Production Timeline

This is broken into:

- 2.1 Commencement on Review and Identifying issues and collecting evidence: 2019/21.
- 2.2 Issues and Options Consultation: 2021.
- 2.3 Preferred Options Consultation: 2022.
- 2.4 Plan amendments: 2022–2023.
- 2.5 Pre-submission Publication Consultation – 2023.
- 2.6 Submission to the Secretary of State: Proposed January 2024.
- 2.7 Examination: Summer/Autumn 2024.
- 2.8 Adopt: Winter 2024.

This sets out the timeline which has been followed in preparing the Local Plan, which is in accordance with the up to date Local Development Scheme (2023). Full details can be viewed here: [Local Development Scheme | Borough Plan | Nuneaton & Bedworth \(nuneatonandbedworth.gov.uk\)](https://www.nuneatonandbedworth.gov.uk)

Section 3 - Summary of Process and Main Issues

This is broken into:

- 3.1 Summary of the Issues and Options stage
- 3.2 Summary of the Preferred Options stage
- 3.3 Summary of the Pre-submission Publication stage

This summarises the main issues raised during the course of the consultations carried out under Regulations 18 and 19 and how the comments received have been considered by the Council.

Section 4 – Conclusion

This concludes the process and demonstrates the Statement's compliance with the legislation.

Appendix 1 Issues and Options questions

- Appendix 1 Schedule 1a – Issues and Options Questions

Appendix 2 Details of the consultation undertaken under Regulations 18 and 19 of the Town and Country Planning (Local Plans)(England) Regulations 2012

- Appendix 2 Schedule 1a - List of consultees excluding those individuals on the Council's Policy database for both the Issues and Options and Preferred Options Stages.
- Appendix 2 Schedule 1b - List of consultees excluding those individuals on the Council's Policy database for the Pre-submission Publication stage.
- Appendix 2 Schedule 2a - Issues and Options - redacted email to consultees.
- Appendix 2 Schedule 2b - Preferred Options - redacted email to consultees.
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- Appendix 2 Schedule 5 - Summary of key changes to the document made between the Regulation 18 Preferred Options stage and the Pre-submission Publication Regulation 19 stage.

2.0 Plan Production Timeline

The creation of a new Local Plan requires several thorough and robust stages of consultation. This is to enable early and ongoing engagement with the local community, businesses and organisations to develop a comprehensive document, tailored to the needs of the Borough in terms of strategy and the policies required.

The below timetable outlines the main consultation stages of the emerging Local Plan up until the projected submission date in January 2024.

Key Local Plan Stages Undertaken

The current dates given in the LDS shows:

Stage	Timescale	Opportunity for Public Involvement
Commencement/ scoping	June 2019 – May 2021	No
Issues and Options Consultation	May 2021	Yes
Consultation on Preferred Options	June 2022	Yes
Publication (Regulation 19) consultation	September 2023	Yes
Submission to Secretary of State	January 2024	No
Examination in Public (dependent on Planning Inspectorate’s work programme)		Yes
Receipt of Inspector’s Report (dependent on Planning Inspectorate’s work programme)		No
Adoption (prediction only – dependent on Planning Inspectorate’s work programme)	December 2024 (subject to no Main Modifications consultation)	No

Table 1: Borough Plan Review Timetable

2.1 Commencement on Review and Identifying issues and collecting evidence: 2019/21

The resolution to review the Borough Plan before the 2023 recommendation of the Inspector of the adopted Borough Plan, was taken at an Extraordinary Meeting of the Full Council on 15th May 2019. Full details can be viewed here:

[Agendas, reports and minutes | Nuneaton & Bedworth \(nuneatonandbedworth.gov.uk\)](https://nuneatonandbedworth.gov.uk) .

The decision was made by Members to commence the Review as soon as possible in the municipal year 2019 - 2020. At the same time, it was requested that a standing committee was set up to make recommendations to Cabinet as to the content and progress of the Local Plan. Work commenced at this point.

The first Local Plan Committee was carried out on the 21st January 2020 but at this point the timing schedule was unknown. Various evidence base work and updates to work were taken to subsequent Committees. A Local Development Scheme (LDS), relating to the Borough Plan Review, was adopted in 2020. This recommended that submission would be in July 2022. Delayed delivery of evidence base work has led to a slippage of these original timeframes and the LDS has been updated accordingly.

2.2 Issues and Options Consultation: 2021

The document and consent to go out to public consultation was given by Cabinet on the 26th May 2021 for the Issues and Options stage. Full details can be viewed here: [Agendas, reports and minutes | Nuneaton & Bedworth \(nuneatonandbedworth.gov.uk\)](https://nuneatonandbedworth.gov.uk) (Item 8). Consultation on the Issues and Options document took place for an eight-week period between the 11th June 2021 and 6th August 2021. Appendix 1 schedule 1a contains the questions for the Issues and Options consultation. The summary of representations and officer responses, to this consultation, can be found on the [Council's website](#).

2.3 Preferred Option Consultation: 2022

The document and consent to go out to consultation on the Preferred Options stage was given by Cabinet on the 25th May 2022. Full details can be viewed here: [Agendas, reports and minutes | Nuneaton & Bedworth \(nuneatonandbedworth.gov.uk\)](https://nuneatonandbedworth.gov.uk) (Item 6). The Council undertook the Preferred Options consultation stage between the 13th June and 22nd July 2022. The summary of representations and officer responses, to this consultation, can be found on the [Council's website](#).

2.4 Plan amendments: 2022–2023

The Council took on board comments received during the Preferred Options and which included further consultation/communication with various statutory consultees and Developers. This resulted in relatively minor amendments to the document including amendments to the red line of the Strategic Housing Allocation for Arbury and to the cemetery site.

Further evidence base documents were also commissioned or updated (e.g. SA/HRA) and a Viability Assessment to improve the Local Plan ready for formal consultation/submission. The Pre-submission Publication document also underwent external independent scrutiny by DAC Planning Ltd and the Planning Advisory Service (PAS). PAS also assessed various evidence pieces, including the draft trajectory and Duty to Cooperate. A pre-submission discussion was also held with the Planning Inspectorate.

2.5 Pre-submission Publication Consultation - 2023.

The Pre-submission Publication document and main evidence base documents were approved at Cabinet on the 26th July 2023, on the same Cabinet that considered the updated SCI (2023). The approval included the caveat that any amendments could be carried out by delegated powers of the Assistant Director for Planning in consultation with the Portfolio Holder for Planning and Regulation up to the Publication consultation stage. Approval of the amendments was given on the 23rd August 2023. The Pre-submission Publication document and main evidence base documents were also approved at Full Council on 13th September 2023.

A six-week consultation period took place between the 4th September and the 16th October 2023 on the Pre-submission Publication document. In accordance with the Local Plan Regulations, representations were asked to focus on legal compliance, soundness and the Duty to Cooperate. For full details of the responses and the subsequent officer responses, please visit the [Council's website](#).

2.6 Submission to the Secretary of State: Proposed January 2024.

The Council has assessed the comments received during the Regulation 19 formal consultation stage and it is the intention to submit for Examination in Public (EiP) by the end of January 2024.

2.7 Examination: Summer/Autumn 2024

The Plan will be examined by an independent Planning Inspector.

2.8 Adopt: Winter 2024

Once the Plan is considered sound by the Planning Inspectorate the Council's intention is to take this to Cabinet and Full Council with the view to adopt by the end of 2024.

3.0 Summary of Process and Main Issues

3.1 Summary of the Issues and Options stage

Consultation on the Issues and Options document ended on the 6th of August 2021. The consultation document included a list of 26 questions for consultees to consider. These questions were under specific headings and are provided in appendix 1 schedule 1a.

Summary of main points raised at the Issues and Options stage

There were one hundred responses to this stage of the consultation. For full details of the responses, the subsequent officer responses and how this was fed into the next stage, please visit the [Council's website](#). The responses were either in direct response to the questions or with general comments. These were referred to within the Preferred Options. Where practicable, the questions were grouped together under the most relevant policy to provide a contextual approach. These were as follows:

Most relevant Policies	Question numbers
DS3 Development principles.	7-9, 11-16.
SA1 Development principles on strategic sites.	10, 20 & 22.
E1 Existing employment estates.	5.
E2 Existing employment estates.	4 & 6.
TC2 Nature of town centre growth.	17 – 19.
HS2 Strategic accessibility and sustainable transport.	20 – 22.
NE3 Biodiversity and geodiversity.	23.
BE3 Sustainable design and construction.	24.

Question 1 related to the duration of the plan. The NPPF² states that policies should be reviewed no later than five years after the date of adoption and that strategic policies should look ahead over a minimum 15-year period from adoption.

Where there were clear responses, over 70% favoured the 15-year period and a number supported strategic sites to be extended to a 30-year period. The NPPF states that the 30-year period should be used where there is a larger scale development such as new settlements or significant extensions to existing villages and towns forming part of the strategy. The strategic sites within the Borough Plan are not considered to be such development and not applicable under appendix 1 of the NPPF for such a 30-year period. Indeed, the result of a longer timeframe risks the evidence upon which the sites are based becoming unreliable over this period. It is considered that a 15-year period is therefore appropriate. Some responders were concerned that a 15-year period would not

² Department for Levelling Up, Housing and Communities (2021). *NPPF*.

consider any changes within that time frame, and it must be noted that the Council will consider and reassess, where necessary, the Borough Plan contents every 5 years, as required via the legislation.

Questions 2 and 3 referred to the existing evidence base and whether this needed to be updated. There were almost one hundred comments made to these questions and the overwhelming response was that the evidence base must be updated. In order to review the policies including a review of the allocated sites, a number of documents that form part of the evidence base are currently undergoing review. These include, but are not exclusively, the Housing and Economic Development Needs Assessment (HEDNA), Viability Assessment, Strategic Transport Assessment, Strategic Flood Risk Assessment, Water Cycle Strategy, Landscape Character Assessments, Retail, Office and Leisure studies, Air Quality and Heritage Assessments and Urban Capacity Study.

Questions 25 and 26 referred to other matters and queried whether the key issues had been addressed and if not, what the outstanding issues were. There were over 30 responses to both questions. Where there were clear responses, over half the responders considered that there were matters that had not been addressed.

The subjects that responders considered to have issues with are below and the italics are how the Borough Plan Preferred Options proposed to address these issues:

1. Neighbourhood Plans.
It is unclear from this what the issue is. These are documents prepared by community neighbourhood forums rather than the Council; however, the Council will provide assistance with these and guidance is on the Council's website. These documents will need to be generally in accordance with national and local policies. Policy DS1 refers to the consideration of these plans for planning applications.
2. Strategic and sub regional planning should be mentioned in the document and cross boundary issues including Memorandum of Understanding with Coventry City Council should be revoked and ONS figures checked.
The Council has a legal duty to co-operate with neighbouring authorities; if this is not carried out the Plan could be considered unsound by the Planning Inspectorate. However, the Council is currently working with Coventry and the Warwickshire Sub-Region to commission an up-to-date Housing and Economic Development Needs Assessment (HEDNA). This will assess future housing needs and scale required for economic growth. Once this is completed it will feed into the requirements for the housing and employment requirements.
3. HEDNA, traffic, parking, flooding, drainage, biodiversity/ecology and wildlife corridors should be reconsidered for the allocated sites (including the loss of community facilities of the Elizabeth Centre). Development

needs to include bungalows especially for elderly and disabled.
A revised HEDNA, housing needs and other evidence bases including ecology and geodiversity are being carried out and will feed into the review and final allocations.

4. Cumulative traffic congestion (including issues with Bayton Road crossroads), emphasis on walking and cycling, safer routes to school, overdependency on cars, requirements to upgrade all forms of public transport and infrastructure needs should all be addressed before development commences. Rights of way and shared non-motorised routes need to be created and reviewed in light of the increased use since the pandemic.

The Highway Authorities and relevant departments such as education and the CCG are consulted throughout the Borough Plan process even before sites are allocated. In addition, the transport evidence base including the Strategic Transport Assessment will be updated as part of the review as well as the Infrastructure Delivery Plan. Major planning application submissions require a Transport Assessment and modelling which is reviewed by the Highway Authorities. All relevant departments are consulted during the planning application process. A modal shift away from car independence is required in national, county and local policies including Borough Plan Policy HS2. As part of any new development there will be a requirement for cycling and footpath linkages within the site to connect to the wider area as well as requirements for S106 contributions towards the wider cycle routes, safer routes to school schemes, transport infrastructure for strategic highway network schemes and contributions towards infrastructure such as hospitals, doctors, education and bus services. This includes provision within the sites where necessary. The relevant Authorities dictate the trigger points for these contributions but cannot be requested prior to development. A new evidence base will be commissioned as part of the later stages of the Borough Plan Review process in relation to the impact of Covid.

5. Employment and over reliance on the Use Class for storage and distribution requires further consideration. Design guidance for employment uses are required.

The outcome of a HEDNA study and additional studies for office requirements are awaited in order to finalise employment sites, types and amount. In addition, ongoing assessments of sites will take place through the review process.

6. Biodiversity recovery and Local Wildlife Sites (LWS) need to be regularly assessed.

Biodiversity recovery is a key theme, which is included throughout the reviewed policies. Ecology and geodiversity assessments are currently being carried which include LWS. This work will feed into the review. Further studies and future work will also be carried out on a strategic scale by the Council, county and nationwide as part of the Government's

25 Year Plan and Environment Act 2021³.

7. Air Quality and health need to be considered.
Air Quality and health are key considerations for the area but also under the Environment Act and other legislation. Supplementary planning documents on Air Quality and Health Impact Assessment have been created and adopted since the previous Borough Plan. These provide guidance and requirements for development. A response is awaited from a new Air Quality Assessment that is being carried out and which will feed into the review.
8. Climate Change and Flood Risk.
These are also key considerations. It was decided rather than standalone policies, that climate change is considered throughout the policies of the Borough Plan Review. Updated Strategic Flood Risk Assessments levels 1 and 2 and an update to the water cycle strategy is being carried out and will feed into the review. These will include consideration for new legislation, modelling and climate change.
9. Buffers are required between mature trees and development. Rights of way, parks and open space need to be improved and increased.
These are covered under the newly adopted Open Space supplementary planning documents and are included within the reviewed strategic policies. In addition, a full tree assessment is required with the submission of any planning application affecting trees.
10. Consultation process for Issues and Options was rushed, unhelpful, poorly advertised, misleading and made too much use of social media. Statement of Community Involvement needs to be easier for the public to understand.
These comments will be used to establish where improvements can be made to the public consultation for the future stages of the review.
11. Historic England recommends that the Council undertake the process of the 'Site Selection Methodology', and that detailed Heritage Impact Assessments (HIAs) are prepared for individual sites particularly where there are sensitive heritage assets potential. A robust evidence base is required, working in conjunction with specialist archaeological advisers for any site allocations. Heritage should be included and the need to protect, sustain and enhance the historic environment as well as amending the name of English Heritage to Historic England.
Heritage Impacts will be considered before any new sites are brought forwards with the Council working with Historic England and WCC Archaeology. This role continues during the planning application process and in many cases leads to the requirement for full archaeological surveys. Policies have been amended to include the need to protect, enhance and sustain heritage assets. A new Heritage Assessment is due

³ HM Government (2018). *A Green Future: Our 25 Year plan to Improve the Environment and Environment Act 2021.*

to be carried out and will feed into the review as well as the forthcoming adoption of a new heritage supplementary planning document. Subsequent to their comments Historic England have been contacted during the review period and their suggested amendments have largely been added to Policy BE4.

12. Canals need to be treated as a heritage asset and considered as a multifunctional resource.
A greater emphasis has been included in relation to this within the reviewed policies.
13. Open spaces and parks are neglected and out of date and allotments need more support.
The allotment and open spaces strategy, play pitches assessment and leisure facilities strategy are all currently being reviewed and updated. These will feed into the reviewed policies. The creation of new allotments or contributions towards allotments are required within policies of the Borough Plan. Allotment capacity is continuously monitored and assessed.
14. The sustainability of a location for development must be the principal objective.
Sustainability is a key part of development in national legislation and local policies and will be assessed as part of bringing any new sites forwards.
15. A 'call for sites' needs to be undertaken as soon as possible.
This was carried out in 2021 and the new sites are being assessed as part of the review process.
16. Early engagement with the Clinical Commissioning Group is required.
Consultation is carried out at all parts of the Borough Plan Review and application process.
17. The approach to affordable housing is an issue and needs assessing for viability.
The new HEDNA and new housing needs assessment will both assess this. An updated Viability Assessment is being undertaken and that will help inform any affordable housing requirements.
18. The river in Nuneaton town centre should be considered in terms of development.
This is already included within the wording of Policy NE1. The emerging Town Centre supplementary planning document will also include this.
19. Crime needs to be addressed.
Designing out crime is integral to Policy BE3 and demonstration of this is required as supporting documents for major development. The wording within the policy has been updated to make this stronger.

Subsequently a call for sites consultation was made in September running until 22nd October 2021.

3.2 Summary of the Preferred Options stage

Rather than proceeding to the Pre-submission Publication stage, the Council chose to carry out a Preferred Options stage as evidence base work was still being carried out. This presented budgetary pressures for 2021/22 and it was considered that to achieve the given LDS timeframes would mean a significant spend pressure on the budget. There were also concerns that a sound plan could not be provided in the time frame, particularly given the changes emanating from the updated NPPF (issued in July 2021) and associated National Planning Practice Guidance.

Furthermore, it was considered that going straight to Publication meant there would be limited scope for public engagement prior to submission to the Secretary of State. Additionally, there would be greater opportunity for Councillors and members of the public to engage in the plan production process and have a greater say in terms of the final policies and site allocations. The LDS was subsequently amended to show submission in February 2023.

Summary of issues raised from the Preferred Options Stage

The Council received a total of 112 responses. For full details of the responses, the subsequent officer responses and how this was fed into the next stage, please visit the [Council's website](#). These responses were from Agents and Developers who provided 37 responses; Councillors and MPs who provided 7 responses; and Groups and Resident Associations who provided 2 responses. There were 42 responses from Individuals and Organisations and 24 responses from statutory consultees.

The table below provides a brief precis of the comments from the respondents for the Preferred Options. The writing in italics is how these points have been dealt with either within the Pre-submission Publication document or within the evidence base work:

Respondent	Summary of comments
Agents and Developers	There was a consensus in the responses that the Council has not addressed neighbouring authorities unmet housing need as part of the Duty to Co-operate requirement. Associated with the unmet need there were also concerns the Council has relied on a HEDNA that did not consider the wider Housing Market Area.

Respondent	Summary of comments
	<p><i>The sub-regional HEDNA as well as a supplemental document purely for the needs of Nuneaton and Bedworth (Towards a Housing Requirement for Nuneaton & Bedworth) was completed. The documents are available here at: Borough Plan Review Borough Plan Nuneaton & Bedworth (nuneatonandbedworth.gov.uk)</i></p> <p>A high number of respondents noted the evidence base was not up to date or the evidence available did not support various policies. <i>All the evidence base work deemed necessary has now been carried out.</i></p> <p>Several respondents provided additional information to advocate potential housing and employment sites in the Borough. <i>These were assessed under the SHLAA available to view at: Borough Plan Review: Preferred Options Nuneaton & Bedworth (nuneatonandbedworth.gov.uk) and through the SA carried out for the Publication Document.</i></p> <p>There were objections to the deselection of strategic housing sites HSG4 Woodlands and HSG7 East of Bulkington. <i>These sites were deselected after they were assessed within the 2021 SHLAA and SA. Removal of HSG4 was due to potential lack of delivery as there were no forthcoming planning applications and the land was in two separate ownerships. There was also significant infrastructure required as well as a new primary school and local centre and there was no capital funding currently available to help deliver the scheme. Arbury Estate was responsible for the delivery of two other strategic allocations (Arbury and Coventry Road), so there were concerns that all three sites may not be delivered during the plan period. Swapping out the HSG4 site for less constrained sites meant there was additional resilience to the Council's supply. There were concerns that due to the impact to an adjacent</i></p>

Respondent	Summary of comments
	<p><i>Local Wildlife Site. HSG7 was removed due to potential lack of delivery of the site – namely the provision of two accesses required for 197 dwellings and ransom strips. Potentially better deliverable sites were brought forwards meaning these sites could be removed.</i></p> <p>There were objections to the wording of Supplementary Planning Documents in several policies. It was suggested the policy wording elevated the status of SPDs to the same level as policy. <i>Potentially SPD's may be removed in forthcoming legislation. Notwithstanding this, the SPD's will be revisited once the new plan is adopted. Much of the sustainable wording from the SPD's have now been included within the relevant policies.</i></p> <p>There were objections towards policies concerning climate change; either the policy requirements were not clear or did not go far enough to address the issue. <i>The wording throughout the Document has been revisited.</i></p> <p>Deeley's required that land on long lease was removed from SHA-2. <i>Red line amended.</i></p>
Councillors and MP	<p>Representations were made calling for the removal of several sites in the Plan, typically due to the lack of infrastructure. <i>Noted and the sites re-assessed. The Infrastructure Teams were consulted in order to update the required contributions necessary under the Infrastructure Delivery Plan (IDP) and Schedule (IDS) to ensure delivery. A Strategic Transport Assessment (STA) was completed to ensure the sites were acceptable.</i></p> <p>A response expressed support for the removal of HSG4 Woodlands. <i>Noted.</i></p> <p>Representations were made concerning the housing need figure.</p>

Respondent	Summary of comments
	<p><i>The HEDNA as well as a supplemental document purely for the needs of Nuneaton and Bedworth (Towards a Housing Requirement for Nuneaton & Bedworth) was completed. The documents are available here at: <u>Borough Plan Review Borough Plan Nuneaton & Bedworth (nuneatonandbedworth.gov.uk)</u></i></p> <p>There was concern expressed that policies related to climate change are insufficient. <i>The policies were reassessed.</i></p> <p>There were also comments concerning water course, affordable housing, tree protection, speed limits and cycle lanes. <i>All of these things were reviewed on each site.</i></p>
Groups and Resident Associations	<p>There was a detailed representation concerning the delivery and sustainability of allotments. <i>The comments were forwarded to the Parks Team as they made specific reference to existing sites. A new emerging allotment strategy is being carried out by the Parks Team.</i></p> <p>There was concern over EMP7 and the plan to incorporate housing into the allocation and if housing would be supported in an updated STA. <i>The housing was considered acceptable in the STA.</i></p>
Individuals and Organisations	<p>Policies DS4 and DS5 – The Council has not followed a brownfield first policy. The housing numbers are too high. There should be a moratorium on new applications until all brownfield sites have been developed. Land should be allocated on the edge of the larger settlements including Bulkington. <i>The new HEDNA and ‘towards a housing needs’ have shaped the number of dwellings required. The Plan has followed a brownfield first basis, but the Plan would not be considered sound or adequate development be provided, if all other sites were removed.</i></p> <p>HSG5 – Unsound as does not accommodate unmet need, does not consider strategic cross boundary</p>

Respondent	Summary of comments
	<p>issues, and is not consistent with sustainable development. Should consider Coventry's AQMA's. <i>As above. Coventry City Council's city wide AQMA has been considered within the Air Quality Assessment undertaken for the Publication document.</i></p> <p>HSG5 – Local road infrastructure issues, no extra school provision, no evidence extra houses needed. Land belongs to people of Bedworth. Loss of arable land. Concern over capacity of sewerage system. Air quality and wildlife concerns. Loss of green space. Development would contribute towards flooding. Green belt concerns. <i>Mostly addressed within the evidence base including the STA, Strategic Flood Risk Assessment Level 1 and 2 (SFRA) and the IDP/IDS. The site was not within Green Belt.</i></p> <p>Policies NE1 and NE4 - Does not consider strategic cross boundary issues and is not consistent with sustainable development. Does not consider the River Sowe. <i>A draft sub regional Green Infrastructure document has been used for Policy NE1 and the SFRA level 1 and 2 has aided the wording in Policy NE4 along with further discussions with the Environment Agent and WCC Flood Risk Management Team.</i></p> <p>Policy NE3 - Does not refer to Natural England's standing advice for the natural environment and protected species. <i>National guidance and legislation should not be repeated in local policy.</i></p> <p>SA1 and SEA 2 - Do not address overnight lorry parking. <i>These were not requested by WCC Highways or Highways England. However, they have been mentioned in Policy HS1.</i></p>

Respondent	Summary of comments
	<p>SHA-4 – Concern of number of dwellings, lack of public transport, suitability of Hospital Lane to accommodate traffic. <i>These points have been considered within the STA.</i></p> <p>Strategic Allocations – Support for the deselection of HSG4 Woodlands. Concern over industrial development has been introduced in Bowling Green Lane close to Goodyers End School and potential traffic problems. <i>These points have been considered within the STA.</i></p>
Statutory Consultees	<p>Avison Young on behalf of National Grid – Policies to have regard to the National Grid Design Guide <i>This has now been referred to within Allocations SEA-2 and SHA-4 which are the two affected.</i></p> <p>Canal & River Trust – Canal infrastructure with regards to SHA3. Requirement to provide a new cycle/footbridge bridge crossing the canal north of Hawkesbury Junction. Concern over wildlife buffers. <i>Added within the Key Development Principles. Wildlife buffers to affected canals (e.g. SHA3) has been included.</i></p> <p>Coventry City Council – Duty to cooperate and unmet need. Highways issue regarding allocated sites. Need updated evidence to support SHLAA conclusions. <i>Evidence base now completed. NBBC is engaging with Coventry City Council and neighbouring authorities as part of the Duty to Cooperate.</i></p> <p>CWLEP Growth Hub - Census figures not used in HEDNA data. Policies which encourage further increases in the number of good jobs in the Borough and lead to further positive performance in the job density ratio are welcomed. Need for new subregional strategic allocations to be brought forward (particularly above 25ha). A continuing shortage of affordable and small-scale spaces risks hampering enterprise. <i>Evidence base including HEDNA, the needs of Nuneaton and Bedworth (Towards a Housing</i></p>

Respondent	Summary of comments
	<p><i>Requirement for Nuneaton & Bedworth) and Employment Land Review have now been completed. The documents are available here at: Evidence Base (Borough Plan Review - Regulation 19 consultation) Planning Policy consultations Nuneaton & Bedworth (nuneatonandbedworth.gov.uk)</i></p> <p>George Eliot Hospital NHS Trust - Coventry and Warwickshire Integrated Care Board's local health and wellbeing strategy. <i>All were consulted during the Preferred Options and prior to Publication document.</i></p> <p>Hinckley and Bosworth Borough Council - Approve the approach of allocating sites in the main spatial areas of Nuneaton, Bedworth, Bulkington and the northern Coventry fringe as their existing infrastructure can be utilised. Cross boundary implications of development. <i>Noted and were contacted during the STA.</i></p> <p>Historic England – Lack of heritage evidence base. Supports the diversification of town centres, any regeneration proposals within Nuneaton and Bedworth town centres should be fully evidenced regarding the significance of heritage assets. Comments concerning flood risk; landscape character; renewable energy; and allocated sites. <i>A Heritage Impact Assessment has now been completed and fed into the Document. Wording added to Policy BE2, BE3, BE4 and NE5. The comments have been considered in the amended SA.</i></p> <p>Inland Waterways Association, Lichfield Branch – Representations concerning development principles for sites along the Coventry Canal. Recommendation to remove non-strategic site NSHA-18 (WEM-1) due wildlife concerns. <i>Policies now reworded. Site now removed.</i></p> <p>National Highways – Welcome revision of STA. Supports extension of existing employment estates.</p>

Respondent	Summary of comments
	<p>Prefer early discussions with the Council on sites which would interact with the SRN to consider their appropriateness. <i>Reconsulted after STA had been completed.</i></p> <p>Natural England - Advises that the local plan's HRA should consider ecological linkage in relation to the proposed Plan. <i>Noted and comments passed to the consultants for the HRA.</i></p> <p>Network Rail – An overview of rail projects in the Borough and the surrounding area and the surrounding area. <i>They were contacted as part of the new IDP/IDS.</i></p> <p>NHS Coventry & Warwickshire Integrated Care Board – Requested Reference to contributions to the CCG to be amended to NHS Coventry and Warwickshire Integrated Care Board (ICB) in relation to strategic housing sites. <i>Completed.</i></p> <p>North Warwickshire Borough Council – Concern over the Duty to Cooperate and reliability of the HEDNA data. <i>HEDNA and STA now completed and draft Duty to Cooperate being discussed with neighbouring Authorities.</i></p> <p>Rugby Borough Council - The jointly commissioned Housing and Economic Needs Assessment (HEDNA) had not been completed. Coventry City Council unmet need not yet known. <i>HEDNA now completed. In the meantime Coventry City Council are consulting on their Issues and Options and have not yet made reference to any surplus need.</i></p> <p>Severn Trent Water - A high level risk assessment on the potential impact of the proposed allocations on the sewer network.</p>

Respondent	Summary of comments
	<p><i>This has been completed by STW and they have been consulted in terms of requirements for any additional wording which has been carried out and for the completion of the IDP/IDS</i></p> <p>Sport England - Infrastructure Development Plan should be updated to reflect sports improvements and deficiencies. Completion of the Council's Playing Pitch Strategy important to support policy. Policy HS4 not consistent with NPPF. A number of the non-strategic housing allocations are not demonstrated to be surplus to requirements.</p> <p><i>A new Playing Pitch Strategy has been completed and agreed with Sport England. Some of the sites removed. Wording has been amended where possible and the red line amended for the cemetery site. A formal response in reference to their requests has been sent, subsequent to the Preferred Options but no response has been forthcoming.</i></p> <p>Stagecoach – No evidence all strategic sites will be served by public transport. Issues do not address car dependency. Public transport not mentioned in Objectives. SHA-1, the timing of delivery as well as the alignment of the spine road to be used by a bus service/s is crucial. SHA-3 location not suitable to divert buses need prioritise walking route to bus stop.</p> <p><i>The timing of the spine road has been conditioned and added to the relevant S106 agreements. Sustainable Transport is key within the Publication Document and greater emphasis has been made of using the canal towpaths for sustainable transport links. As they requested specific wording, they were contacted after the Preferred Options but despite chasing, no response was forthcoming.</i></p> <p>The Coal Authority – general comment. <i>Noted nothing needed.</i></p> <p>Warwickshire Fire and Rescue Service - Possible that the service might look to relocate or repurpose their</p>

Respondent	Summary of comments
	<p>fire stations and this is something we would be keen to discuss.</p> <p><i>Subsequent to the Preferred options, the Council have tried to encourage the Fire Service to enter into discussions but they have not been forthcoming.</i></p> <p>Warwickshire Wildlife Trust – Concern no specific climate change policy. LWS should be review within reason and not used to reduce status. Support not releasing more green belt. Grass land should be protected. Some policy wording undermines designation of LWS.</p> <p><i>Wording amended. Status of LWS made stronger.</i></p> <p>WCC Flood Risk Management Team – Strongly support policies NE1 and NE4.</p> <p><i>Noted.</i></p> <p>WCC Archaeology Information – Support Policy BE4, with some amendments. Recommended strategic site policies include pre-application archaeological evaluation will be necessary to ensure that sufficient archaeological information is available.</p> <p><i>Amendments were carried out. The Council tried to enter into further discussions with WCC Museums subsequent to the Preferred Options, but no response has been received despite several chases being sent.</i></p> <p>WCC Education - The removal of site HSG4, Woodlands, would remove land identified in the current plan for a new primary school. However, the need was linked to the Woodlands development rather than to meet wider growth and so the removal of the allocation site and land is not seen as being problematic. Helpful to make some reference within the Borough Plan about the need for development to enable safe routes to schools.</p> <p><i>WCC Highways require this as part of the S106 requirements.</i></p>

Respondent	Summary of comments
	<p>WCC Highway – Points of detail concerning access to various strategic sites. <i>Noted and amendments carried out. The STA also provided further input.</i></p> <p>WCC Regeneration and Place Shaping - Policy E2 – existing employment sites limiting uses of sites within the vicinity of the town centre. <i>Noted.</i></p>

3.3 Summary of the Pre-submission Publication stage

The Pre-submission Publication consultation ran from 4th September 2023 to 16th October 2023. Interested parties and members of the public were able to call the Planning Policy team during office hours, Monday to Friday, email the Planning Policy inbox and drop into the Town Hall to ask any questions between 10am and 2pm Monday to Friday. During the consultation period, 301 people visited the Planning Policy consultation webpages. This included 134 current users and 48 new users.

The Pre-submission Publication consultation was a formal consultation in line with Regulation 19 of the Town and Country Planning (Local Planning) (England) Regulations 2012. The Regulation 19 consultation focussed on legal compliance, soundness and the Duty to Cooperate. This consultation presented the opportunity to make representations before the Borough Plan Review is examined by a Planning Inspector.

Duty to Cooperate Forums

NBBC held two Duty to Cooperate Forums – one with neighbouring authorities, statutory bodies and interested parties on 27th September 2023 and another with development partners on 28th September 2023. Both sessions lasted one hour. Both Principal Planning Policy Officers and a Planning Policy Officer were in attendance, representing NBBC. The Forums gave NBBC the opportunity to:

- Outline the progress on the plan to date and discuss the key draft policies which may have been of interest to the attendees.
- Highlight the timescales NBBC are working towards for submission.
- Answer any questions the attendees may have had related to the Plan.
- Discuss next steps and any matters which could inform a Statement of Common Ground where appropriate.

Summary of main points raised at the Pre-submission Publication stage

There were 68 responses to this consultation stage. For full details of the responses, the subsequent officer responses and how this was fed into the next stage, please visit the [Council's website](#). These will be included in the evidence base as the Plan progresses to examination. Some of the responses were in direct response to the requested themes of the Regulation 19 consultation (legal compliance, soundness and Duty to Cooperate) whilst others were more general comments. For example, developers/landowners who are promoting sites in the Borough, which are not included in the Borough Plan Review as strategic or non-strategic allocations, note the reasons why these sites should be included, within their representations.

4.0 Conclusion

- 4.1 This document provides the timeframes, consultees, nature of consultation, how representatives could respond, and details of the responses/issues received during the three consultation stages. The Council has therefore met the requirements of Regulation 22(1)(c) (i) to (iv).

Appendices

Appendix 1a Schedule 1a

Issues and Options Questions

The following were the questions asked at the Issues and Options stage:

Duration of Borough Plan

Question 1

Do you agree that a Plan period of 2023 - 2038 is appropriate? If not, which other plan period would you recommend?

Question 2

Do you agree that the existing evidence base set out above needs to be updated or replaced?

Question 3

Are there any other evidence base studies which require updating? If so, what are they?

Employment

Question 4

Which of the options set out below do you favour for the location of future employment areas? Please set out why.

Option 1 – Provide new employment through extension of existing employment estates with no focus on a particular area within the borough.

Option 2 – Provide new employment in close proximity to the A5.

Option 3 – Provide new employment in close proximity to junction 3 of the M6.

Question 5

Are there any other reasonable options for the locating of new employment areas that have not been set out above?

Question 6

Which of the options set out below do you favour for dealing with non-employment uses on existing industrial estates? Please set out why.

Option 1 – Continuation of the protection of existing employment uses from non-employment uses.

Option 2 - Set out the types of non-employment uses that would be allowable in existing employment uses.

- Option 3 - Set out the existing employment areas within which non-employment uses would be acceptable.
- Option 4 - Restrict the number of non-employment uses that each employment area can accommodate.
- Option 5 - Remove any form of protection of existing employment uses from non-employment uses.

Green Belt

Question 7

Which of the options set out below do you favour for the locating of new residential uses? Please set out why.

- Option 1 – Prioritise the existing urban areas of the Borough followed by land in the countryside that is not Green Belt, and then Green Belt land.
- Option 2 - Prioritise the existing urban areas of the Borough followed by land in the countryside no matter whether it is designated as Green Belt or not.
- Option 3 - Prioritise to the most sustainable locations no matter whether it is designated as an urban area, countryside, or Green Belt.

Question 8

Which of the options set out below do you favour for the locating of new employment uses? Please set out why.

- Option A – Prioritise land that is in the countryside that is not Green Belt followed by Green Belt land.
- Option B - Prioritise land that is in the countryside no matter whether it is designated as Green Belt or not.
- Option C - Prioritise to the most sustainable locations no matter whether it is designated as countryside or Green Belt.

Question 9

Is there another reasonable hierarchy for selecting land for development, particularly housing, but including employment uses? If so, what would this look like?

Housing

Spatial Options

- Option 1 – locating new residential development within existing settlement boundaries
- Option 2 - small scale, sustainable urban extensions focused on key transport infrastructure (e.g. the M6, A roads, railway stations, cycle routes etc)
- Option 3 - locating new residential development in non-Green Belt areas

Question 10

Do you agree that there should be a review of the existing allocated sites? Please state why.

Question 11

Which of the spatial options do you favour for the location of future housing? Please set out why.

Question 12

Are there any other potential spatial options that need to be considered? If so, please specify.

Net Zero Carbon Emissions

Question 13

Should the new Borough Plan seek to set targets for tree planting in large scale developments (option 1)? If not, why not. If so, should these targets be based on area or number of trees?

Question 14

Should the new Borough Plan seek to require an orchard in large scale developments (option 2)? If not, why not.

Question 15

Is there a definition of large-scale development that would be appropriate to use? If so, please set out what this is.

Question 16

Should the Borough Plan set no targets for tree planting in the Borough (option 3)? If so, why so?

Town Centres

Question 17

Which of the options set out below do you favour for the protection of primary and secondary frontages in the town centres? Please set out why.

- Option 1 – Set out that use class E and use classes A4 and A5 (as was) are acceptable uses.
- Option 2 - Set out that use class E are acceptable uses but not use classes A4 and A5 (as was).
- Option 3 - Set out that use classes E and F1 are acceptable uses.
- Option 4 - Set out that use class E and C3 (residential) uses are acceptable.

Question 18

Are there other uses not set out above that should be included as acceptable in primary and secondary frontages in the town centres? If so, which ones and why.

Question 19

Which of the options set out below is appropriate for setting out the extent of the primary and secondary frontages in the town centres? Please set out why.

- Option A – Remove any designations of primary and secondary frontages.
- Option B - Reassess and redraw the extent of the primary and secondary frontages.
- Option C - Retain the designation of primary and secondary frontages as set out in current Borough Plan.

Transport

Question 20

Should policies SA1 and HS2 be amended to give greater emphasis to the importance of cycling and walking connections/infrastructure being provided (option 1)? If not, why not.

Question 21

Should the new Borough Plan be amended from that set out in Policy HS2 to require new developments to install vehicle charging points (option 2)? If so, what should the requirement be. If not, why not.

Question 22

Should the new Borough Plan leave policies SA1, SA2 and HS2 unchanged (option 3)?

Other Matters

Question 23

Should the new Borough Plan require, through policy, new development to meet, as a minimum, a 10% biodiversity gain? If not, what should be the target for biodiversity gain?

Question 24

Do you agree that design codes are best dealt with as supplementary planning documents?

Question 25

Do you agree that the key issues for the Borough Plan review have been identified?

Question 26

Are there any other issues that need to be considered and addressed?

Appendix 2

Details of the consultation undertaken under Regulations 18 and 19 of the Town and Country Planning (Local Plans) (England) Regulations 2012

This appendix addresses the requirements of Regulation 22(1)(c) (i) to (iv).

Appendix 2

Details of the consultation undertaken under Regulations 18 and 19 of the Town and Country Planning (Local Plans) (England) Regulations 2012

This appendix addresses the requirements of Regulation 22(1)(c) (i) to (iv) and sets out:

- (i) Which bodies and persons the local planning authority invited to make representations under Regulations 18 and 19.
- (ii) How those bodies and persons were invited to make representations under Regulations 18 and 19.
- (iii) A summary of the main issues raised by the representations made pursuant to Regulations 18 and 19.
- (iv) How any representations made pursuant to Regulations 18 and 19 have been taken into account.

Introduction

Public consultations under Regulations 18 and 19 of the Town and Country Planning (Local Plans) (England) Regulations 2012 took place in three stages.

Stage 1

The first stage of the review was the Issues and Options stage (that was required by Regulation 18 of The Town and Country Planning (Local Planning) (England) Regulations 2012. The stage included a Sustainability Appraisal (SA) Report (May 2021). Consultation on the Issues and Options document took place for a eight-week period between the 11th June 2021 and the 6th August 2021. 100 responses were received via electronic response forms, by email or by letters.

Stage 2

The second stage was the Preferred Options stage, which was an informal stage between the Issues and Option and Pre-submission Publication stages and was carried out for a six-week period between the 13th June 2022 and the 22nd July 2022. This also included an updated second interim SA Report (June 2022). A Habitat Regulations Assessment (June 2022) was also completed and consulted upon. 112 responses were received via electronic response forms, by email or by letter.

Stage 3

The third stage was the Pre-submission Publication stage (that was required by Regulation 19 of The Town and Country Planning (Local Planning) (England) Regulations 2012. The stage included an updated SA Report (July 2023) and Habitat Regulations Assessment (September 2023). Consultation on the Pre-submission Publication document took place for a six-week period between the 4th September 2023 and the 16th October 2023. 68 responses were received via electronic response forms, by email or by letter.

i) Who was consulted on to make representations under Regulations 18 and 19.

At the commencement of the three consultation stages either formal notification letters or emails were sent to over 130 persons, businesses, landowners or organisations to invite them to make representations. These were ones that were on the Planning Policy consultation database.

In addition, over a 100 specific consultees including statutory consultees were also contacted by email (pages 17 – 22 of the Council’s Statement of Community Involvement 2023 provides a full breakdown of these.) Community Forum Groups and Resident Groups were also included. Full details of those consulted (excluding individuals on the Councils Policy database) can be found at appendix 2 schedules 1a and 1b.

ii) How those bodies and persons were invited to make representations under Regulations 18 and 19

A wide range of methods were used to raise awareness about the consultation and to encourage people to respond, particularly harder to reach groups. This included email notifications and letters to landowners. A copy of the redacted email can be found at appendix 2 schedule 2a for the Issues and Options stage, appendix 2b for the Preferred Options stage and appendix 2c for the Pre-submission Publication stage.

In addition, several drop-in sessions with exhibitions were held. For the Issues and Options Stage these were:

Venue	Date	Times
Nuneaton Market	23 rd June 2021	12:00-14:30
Bedworth Market	25 th June 2021	09:00-11:30
CHESS centre	29 th June 2021	17:00-19:30
Nuneaton Academy	1 st July 2021	17:00-19:30
Goodyers End Primary School	5 th July 2021	17:00-19:30
Chetwynd School	8 th July 2021	17:00-19:30
Higham Lane School	12 th July 2021	17:00-19:30
Bulkington Village Hall	15 th July 2021	17:00-19:30
Bermuda Phoenix Centre	19 th July 2021	17:00-19:30
Woodlands Working Mens Club	22 nd July 2021	17:00-19:30
Hawkesbury Meeting Place	26 th July 2021	17:00-19:30

Drop-in sessions with exhibitions were also held for the Preferred Options as follows:

Venue	Date	Times
Bermuda Phoenix Centre	20 th June 2022	5 pm - 7.30 pm
Bedworth Market	28 th June 2022	9 am - 12 pm
Nuneaton Market	29 th June 2022	12 pm - 2.30 pm
Higham Lane School	4 th July 2022	5 pm - 7.30 pm
Goodyers End Primary School	12 th July 2022	5 pm - 7.30 pm
Bulkington Village Community Centre	14 th July 2022	5 pm - 7.30 pm

A telephone number was also provided for those who wanted to ask questions or seek further information. In addition, residents were invited to participate by telephone in the Borough Plan Briefing ‘Call a Planner Week’. For the Pre-submission Publication consultation, drop-in sessions were held at the Town Hall between 10am - 2pm, Monday to Friday.

Hard copies of the Documents for the Issues and Options and Preferred Options consultation periods were made available at Bedworth Library, Bulkington Community Library and Nuneaton Town Hall. For the Pre-submission Publication consultation, hard copies were also made available at Nuneaton Library and Information Centre. All information was held on the Council’s dedicated consultation webpage at www.nuneatonandbedworth.gov.uk/consult

Comments could be emailed using a formal response form which can be found at appendix 2 schedule 3a for the Issues and Options response, appendix 2 schedule 3b for the Preferred Options and appendix 2 schedule 3c for the Pre-submission Publication response form. Alternatively, consultees were invited to email or write in with their comments. Responses could be returned to: planning.policy@nuneatonandbedworth.gov.uk or posted to Planning Policy, Nuneaton and Bedworth Borough Council, Town Hall, Coton Road, Nuneaton CV11 5AA.

There were also articles in the Council’s newsletters and posters and banners were erected around the Borough. Publicity was also by press releases, blog posts and the Council’s social media sites. Evidence of the consultation material and press releases, for the three consultation stages, are shown in appendix 2 schedules 4a - 4c.

The publicity methods aimed to target the full range of stakeholders, including those who had been characterised as ‘un-engaged’ or ‘harder to engage’. In addition to more traditional publicity methods, ward councillors, community groups including forums and networks were encouraged to raise awareness about the consultation through word of mouth and ‘cascading’ amongst their constituents and members.

(iii) A summary of the main issues raised by the representations made pursuant to Regulations 18 and 19.

A precis of the responses and officer responses for the Issues and Options stage is within section 3.1 of the main body of this report. These were explained fully within the Preferred Options document.

A precis for the Preferred Options stage is within section 3.2 of the main body of this report and these were explained fully within the Pre-submission Publication document. The Pre-submission Publication stage is discussed within section 3.3 of the main body of the report.

iv) How any representations made pursuant to Regulations 18 and 19 have been considered.

Appendices 1 schedule 1b, 1c and 1d provide the full responses to the representations and officers responses made during the three stages of the consultation carried out up until October 2023.

Appendix 2 schedule 5 provides a summary of the key changes from the Preferred Options stage to the Pre-submission Publication stage. The main changes were due to the following:

- Comments made during the Preferred Options or subsequent emails where more information was required.
- Recommendations made through the Sustainability Appraisal and Habitat Regulations Assessments.
- Changes suggested by PAS and DAC Planning Limited.
- Changes that came about due to the completion of the HEDNA and [Towards a Housing Requirement for Nuneaton & Bedworth](#), STA, SFRA level 2 and subsequent updated modelling, Viability Assessment and other completed evidence base documents and responses received from consultees in terms of the Infrastructure Delivery Plan and Schedule.
- General factual updates.
- Advice given by the Planning Inspectorate.

Appendix 2 Schedule 1a:

List of those consulted excluding those individuals on the Council's Policy database for both the Issues and Options and Preferred Options stages.

**Appendix 2 Schedule 1a:
List of those consulted excluding those individuals on
the Council's Policy database for both the Issues and
Options and Preferred Options stages.**

Duty to Cooperate - Organisations
AMEC on behalf of National Grid
Ansley Parish Council
Arley Parish Council
Blaby District Council
Bromsgrove District Council
Burton Hastings and Stretton Baskerville Parish Council
Cadent
Centro
Civil Aviation Authority
Corley Parish Council
Coventry and Warwickshire Clinical Commissioning Group
Coventry and Warwickshire Local Enterprise Partnership
Coventry City Council
Coventry City Council
Dudley Metropolitan Borough Council
East Staffordshire Borough Council
EE
EMF Enquiries (acting on behalf of Vodafone and O2)
English Heritage
English Heritage
Environment Agency
George Eliot Hospital NHS Trust
Greater Birmingham and Solihull Local Enterprise Partnership (GBSLEP)
Hartshill Parish Council
Highways England
Highways England (Asset Manager - Coventry and Warwickshire)
Highways England (Midlands Branch)
Hinckley and Bosworth Borough Council
Historic England
Historic England (Planning Adviser)
Homes and Communities Agency
Homes England
Keresley Parish Council
Leicester and Leicestershire Local Enterprise Partnership
Leicestershire Police
Lichfield District Council

National Grid
NHS Property Services
Natural England
Network Rail (Town Planner LNW)
Network Rail (Town Planning Technician LNW)
North Warwickshire District Council
Office of Rail Regulation
Redditch District Council
Rugby Borough Council
Sandwell Metropolitan Borough Council
Severn Trent
Sky
Shilton Parish Council
Stratford District Council
Tamworth Borough Council
The Coal Authority (Planning & Local Authority Liaison)
Transport for West Midlands
Virgin Media
Warwick District Council
Warwickshire County Council
Warwickshire County Council (Transport Planning Manager)
Warwickshire County Council (Project Support Officer, School Organisation and Planning)
Warwickshire Local Nature Partnership
Warwickshire Police (Design Out Crime Officer)
Warwickshire County Council (Infrastructure Delivery Manager)
Western Power
Organisations
A&M Group - Flexibus (bus service)
Accord Housing Association
Advance Land & Planning Limited
Aitchison Raffety
Age UK Warwickshire
AJA Architects LLP
Andrew Martin Associates
Arbury View Estate Residents
Arcus Consultancy Services Ltd
Arriva Midlands - representing Hinckleybus
Auto-cycle Union
Barnt Green Developments
Barratt & David Wilsons Homes, North Midlands Division
Barton Willmore
Bedworth Society

Bellway Homes Limited
Bermuda Park Residents Association
Bidwells for Davidsons Developments Limited
Bilton Architectural Services
Birmingham Airport
Bloor Homes
British Geological Survey
Bulkington Community and Conference Centre (Chairperson of the Board of Trustees)
Bulkington Village Centre
Canal and River Trust
Carter Jonas LLP
Cartwright Marston
Castle Green Bungalows
Catesby Property Group
Chave Planning
Cinema Theatre Association
CN Planning
Confederation of British Industry (CBI) - East Midlands Branch
Confederation of British Industry (CBI) - West Midlands Branch
Countrywide Managing Agents
Coventry and Warwickshire Chamber of Commerce
Coventry Airport Limited
Coventry Church Municipal Charities
Cross Country Trains
Crown Estate Office
CT Planning
David Lock Associates
Davidsons
DBA Estates
Deeley Group
Deeley Group
Deeley Group
Defence Estates Shrewsbury
Design Council
DLP Planning
Equality and Human Rights Commission
Federation of Small Businesses
Fields In Trust
Fisher German
Fox Bennett
Framptons
Friends of the Earth
Fry Housing Trust
GL Hearn

Gladman
Glebe Residents Association & Higham Lane Leisure Association / New Hill Top Community Association / Hamilton Court Residents Association
Goodman
Green Nuneaton
GVA
Gypsy and Traveller Law Reform Coalition / Gypsy Council for Health, Education and Welfare
Hallam Land Management Ltd
Harris Lamb
Hawkesbury Village Residents Association
Hawkins Estate Agents
Health and Safety Executive
Heaton Planning
Home Builders Federation Ltd
Howes Percival LLP
Howkins & Harrison
Howkins & Harrison
IG Land and Planning
Igo (bus service)
Indigo Planning
Inland Waterways Association, Lichfield Branch (Chairman & Planning Officer)
Inland Waterways Association, Warwickshire Branch (Planning Officer)
Jephson Housing Association Group
JMW Planning Solutions
John Church and Partners Planning Consultancy Ltd
Joint Committee of the National Amenity Societies
Lambert Smith Hampton
Land Access & Recreation Assoc
Loveitts
Marcus Laing
Marrons Planning
Member of Parliament, North Warwickshire and Bedworth
Member of Parliament, Nuneaton
Member of Parliament, Rugby and Bulkington
Ministry of Justice
My Neighbourhood Plan
National Custom & Self Build Association
National Farmers Union
National Federation of Gypsy Liaison Groups
Northern Trust
Nuneaton and Bedworth Cycle Forum
Nuneaton Arts Council
Nuneaton CTC Cycling Club
Nuneaton Muslim Society

Nuneaton Society
Old Collycroft Residents Association
Oxalis Planning
Pegasus Group
Permission Homes & Charles Church
Plainview Planning Ltd
Planware Ltd
Porta Planning
Rail Freight Group
Rapleys
Redrow Homes Ltd (Midlands)
Reeds Rains - The Estate Agent
Richborough Estates
Royal Mail
RPS
RSPB
Savills
Savills
Savills
Savills - Smiths Gore
Sirius Planning
Skills Funding Agency
Sport England
SSA Planning
Stagecoach
Stansgate Planning Consultants
Strutt & Parker LLP
Tetlow King Planning
The Gardens Trust
Trensport Investments
Tritax Symmetry
Troy Planning and Design
Vail Williams LLP Consultants
Warwickshire Area The Ramblers' Association
Warwickshire Community and Voluntary Agency (WCAVA)
Warwickshire County Council, Property Estates
Warwickshire Employment Rights Service
Warwickshire Fire and Rescue
Warwickshire County Council – Flood Risk Management
Warwickshire Geological Conservation Group
Warwickshire Historic Environment Record, Archaeological Information and Advice
WCC - Planning and Development
Warwickshire Wildlife Trust
William Davis Ltd

Woodland Trust

WYG

Appendix 2 Schedule 1b:

List of consultees excluding those individuals on the Council's Policy database for the Pre-submission Publication stage.

Duty to Cooperate - Organisations
Ansley Parish Council
Arley Parish Council
Avison Young (on behalf of National Grid)
Avison Young (on behalf of National Gas Transmission)
Cadent Gas
Centro
Civil Aviation Authority (Airspace Regulation)
Coventry and Warwickshire Clinical Commissioning Group (now Coventry and Warwickshire Integrated Care Board)
Coventry and Warwickshire Growth Hub
Coventry City Council
EE
EMF Enquiries (acting on behalf of Vodafone and O2)
English Heritage
English Heritage
Environment Agency
Environment Agency
Environment Agency
Environment Agency
Greater Birmingham and Solihull Local Enterprise Partnership (GBSLEP)
Hartshill Parish Council
Highways England (now National Highways)
Highways England (Midlands Branch) (now National Highways)
Highways England (now National Highways)
Hinckley and Bosworth Borough Council
Historic England
Homes England
Keresley Parish Council
Leicester and Leicestershire Local Enterprise Partnership
Leicestershire Police
National Grid
Natural England
Network Rail
Network Rail (Town Planner LNW)
North Warwickshire Borough Council
Rugby Borough Council
Severn Trent
Shilton Parish Council
Sky
The Coal Authority (Planning and Local Authority Liaison)
Three
Transport for West Midlands
Warwick District Council
Warwick District Council
Warwickshire County Council
Warwickshire County Council (Infrastructure Delivery Manager)
Warwickshire County Council (Project Support Officer, School Organisation and Planning)
Warwickshire County Council (Schools Planning Manager)
Warwickshire Local Nature Partnership
Warwickshire Police (Design Out Crime Officer)
Western Power
Stratford District Council

Solihull Metropolitan Borough Council
Organisations
A&M Group – Flexibus (Bus Service)
Accord Housing Association
Active Travel England
Advance Land and Planning Limited
Ainscough Strategic Land
AJA Architects LLP
Anchor
Apus
AR Group
Asteer Planning
Arbury Estate
Arbury View Estate Residents
Arcus Consultancy Services Ltd
Arriva Midlands (representing Hinckleybus)
Ash Green Residents Association 2018
Asteer Planning
Auto-cycle Union
Avison Young
Avison Young
Avison Young
Avison Young (representing National Grid Transmission)
Axis
Axisped
Barratt Developments (East)
Barnt Green Developments
Barton Willmore
Barton Willmore
Bedworth Eagles JFC
Bermuda Park Residents Association
Bilton Architectural Services
Birmingham Airport
Blaby District Council
Bloor Homes
British Geological Survey
Bulkington Community and Conference Centre (Chairperson of the board of Trustees)
Bulkington Village Centre
Caddick Land
Caistor Properties Limited
Canal and River Trust
Carter Jonas
Carter Jonas
Carter Jonas
Carter Jonas
Cartwright Homes
Cartwright Marston
Castle Green Bungalows
Catesby Property Group
CBRE
Cerda Planning
Chave Planning
Cinema Theatre Association

Citizen Housing
CN Planning
Community Forums
Confederation of British Industry (CBI) – East Midlands Branch
Confederation of British Industry (CBI) – West Midlands Branch
Coventry and Warwickshire Chamber of Commerce
Coventry Church Municipal Charities
Cross Country Trains
Crown Estate Office
CT Planning
David Lock Associates
David Lock Associates
David Lock Associates
David Wilson Homes East Midlands
Davidsons
Deeley Group
Deeley Group
Deeley Group
Delta Planning
Design Council
DLP Planning
East Staffordshire Borough Council
Equality and Human Rights Commission
FCC Environment
Federation of Small Businesses
Fields In Trust
First City Limited
Fisher German
Fox Bennett
Framptons
Fry Housing Trust
George Eliot Hospital
George Eliot Hospital NHS Trust
Gladman
Gladman
Gladman
Gladman
Glebe Residents Association and Higham Lane Leisure Association / New Hill Top Community Association / Hamilton Court Residents Association
Godfrey-Payton
Godfrey-Payton
Goodman
Goodyers End Primary School
Green Nuneaton
Green Nuneaton
GVA
Gypsy and Traveller Law Reform Coalition / Gypsy Council for Health, Education and Welfare
Hallam Land Management Ltd
Hampton Oak Developments
Harris Lamb
Hawkesbury Village Residents Association
Hawksmoor

Health and Safety Executive
Heaton Planning
Heaton Planning
Heylo Housing
Home Builders Federation
Home Builders Federation Ltd
Housing 21
Howes Percival LLP
Howkins and Harrison
Howkins and Harrison
IG Land and Planning
Inland Waterways Association, Lichfield Branch (Chairman and Planning Officer)
JMW Planning Solutions
John Church and Partners Planning Consultancy Ltd
Joint Committee of the National Amenity Societies
L&Q Estates
L&Q Estates
Leicester City Council (Planning Policy)
Lichfield District Council
Lichfields
Lichfields
Longhurst Group
Lucy White Planning Limited
Marrons Planning
Marrons Planning
Marrons Planning
Marrons Planning
Mather Jamie
Melton Borough Council (Planning Policy)
Member of Parliament, North Warwickshire and Bedworth
Member of Parliament, Nuneaton
Member of Parliament, Rugby and Bulkington
Midland Heart
National Farmers Union
National Federation of Gypsy Liaison Groups
National Gas Transmission (Asset Protection Lead)
National Grid
National Trust
Network Rail
Newlands Developments
Nexus Planning
NHS Coventry and Warwickshire Integrated Care Board
NHS Property Services
Northern Trust
Nuneaton and Bedworth Borough Council
Nuneaton and Bedworth Cycle Forum
Nuneaton Arts Council
Nuneaton Muslim Society
Nuneaton Society
Nurton Developments
Oadby and Wigston Borough Council (Planning Policy)
Old Collycroft Residents Association
Oxalis Planning

Oxalis Planning
Pegasus Group
Pegasus Group
Pegasus Group
Persimmon Homes and Charles Church
PDR Planning
Pheonix Projects Ltd
Pinnacle Planning
Pinnacle Planning
Plainview Planning Ltd
Planware Ltd
Rail Freight Group
Rapleys
Redrow
Reeds Rains – The Estate Agent
Richard Robers
Right to Build
Rosconn Strategic Land
Royal Mail
RPS
RPS
RPS
Sage Housing
Sandwell Metropolitan Borough Council
Savills
Savills
Savills
Savills
Seven Homes
Sirius Planning
Sport England
SSA Planning
St Modwen
Stagecoach
Stansgate Planning Consultants
Stantec
Stockingford Medical Centre
Stoford
Stonewater
Stratford District Council
Sworders
Tamworth Borough Council
Taylor Wimpey
Terence O'Rourke
Terra
Tetlow-King Planning
Tetlow-King Planning
Tetlow-King Planning
Tetlow-King Planning
The Gardens Trust
Tritax Symmetry
Vagdia and Holmes
Vail Williams LLP Consultants

Vistry Group
Warwick District Council
Warwickshire Area The Ramblers' Association
Warwickshire Community Voluntary Agency (WCAVA)
Warwickshire County Council
Warwickshire County Council – Flood Risk Management
Warwickshire County Council – Regeneration and Place
Warwickshire Fire and Rescue
Warwickshire Geological Conservation Group
Warwickshire Historic Environment Record, Archaeological Information and Advice
Warwickshire Public Health
Warwickshire Wildlife Trust
West Midlands Combined Authority
Whitestone Residents Action Group (WRAG)
William Davis
William Davis Ltd
Wilson Bowden Developments Ltd
Wood PLC
Woodlands Action Group

**Appendix 2 Schedule 2a:
Issues and Options - redacted email to consultees**

Appendix 2 Schedule 2a: Issues and Options - redacted email to consultees

From: Planning Policy

Sent: Friday, June 11, 2021 12:12 PM

Subject: Nuneaton and Bedworth BC planning policy consultation - 11th June - 6th August 2021

Importance: High

Dear Sir/Madam,

Nuneaton and Bedworth Borough Council has begun a consultation today on five sets of planning policy documents:

Borough Plan Review Development Plan Document (DPD) – Issues and Options

This document reassesses the vision and objectives of the adopted Borough Plan and also reconsiders the broad issues and key characteristics of the Nuneaton and Bedworth area. The document examines a number of issues such as housing, employment land, town centres, design, carbon reduction and biodiversity, as well as options for addressing the issues. The document is supported by a Sustainability Appraisal report.

Gypsy and Traveller Site Allocations Development Plan Document (DPD) – Issues and Options

Identifies the key issues facing the provision of new gypsy and traveller sites. Different development options are provided which will be explored to guide the strategy for providing additional gypsy and traveller pitches. The document is supported by an updated assessment of the accommodation needs for the travelling communities and a Sustainability Appraisal report.

Town Centres Area Action Plan (AAP) – Publication

This is the second consultation stage on the AAP covering Nuneaton and Bedworth town centres. The document provides a vision for the town centres, along with the objectives and development policies for achieving the vision. Development policies for each of the town centres cover: development strategy; design; and development opportunity sites. The document is supported by a Sustainability Appraisal report.

Conservation Area Appraisals and Management Plan Supplementary Planning Documents (SPDs)

There are five documents covering the designated Conservation Areas of the borough appraising each conservation area, an audit of their heritage assets, an assessment of their condition, and a management plan.

Transport Demand Management Matters – Parking Standards Supplementary Planning Document (SPD)

Supplements policy HS2 of the Borough Plan by providing updated parking standards.

All the above will be subject to an 8 week public consultation. The consultation documents, supporting documents and response forms can be found on the Council's website through www.nuneatonandbedworth.gov.uk/consult. Hard copies of the documents are also available for inspection at the following: Bedworth Library; Bulkington Community Library; and Nuneaton Town Hall, Coton Road, Nuneaton CV11 5AA, however, the latter is currently by prior appointment only on Monday to Friday between 9am and 5pm and can be arranged by calling 02476 376376.

To support the consultation, officers of the Council will be available to answer questions on the consultation at a range of venues throughout the Borough. The provisional timetable of these is set out below but the definitive schedule will be available at www.nuneatonandbedworth.gov.uk/consult.

Venue	Date	Times
Nuneaton Market	23 rd June 2021	12:00-14:30
Bedworth Market	25 th June 2021	09:00-11:30
CHESS centre	29 th June 2021	17:00-19:30
Nuneaton Academy	1 st July 2021	17:00-19:30
Goodyers End Primary School	5 th July 2021	17:00-19:30
Chetwynd School	8 th July 2021	17:00-19:30
Higham Lane School	12 th July 2021	17:00-19:30
Bulkington Village Hall	15 th July 2021	17:00-19:30
Bermuda Phoenix Centre	19 th July 2021	17:00-19:30
Woodlands Working Mens Club	22 nd July 2021	17:00-19:30
Hawkesbury Meeting Place	26 th July 2021	17:00-19:30

All responses should preferably be sent via email to planning.policy@nuneatonandbedworth.gov.uk or in writing to:

Planning Policy
Nuneaton and Bedworth Borough Council
Town Hall
Coton Road
Nuneaton
CV11 5AA

The consultation will run from the 11th June 2021 and all comments should be received by 11:59pm on **6th August 2021**.

If you require further information in relation to the consultation, please contact the Planning Policy team on 024 7637 6328.

Kind regards,

[REDACTED]

Principal Planning Policy Officer

tel: 024 76 376 328

Planning.policy@nuneatonandbedworth.gov.uk

Nuneaton and Bedworth Borough Council

Town Hall

Coton Road

Nuneaton

CV11 5AA



Nuneaton and Bedworth: the place of choice to live, work & visit

**Appendix 2 Schedule 2b:
Preferred Options - redacted email to consultees**

Appendix 2 Schedule 2b: Preferred Options - redacted email to consultees

From: Planning Policy

Sent: Friday, June 10, 2022 5:09 PM

Subject: Borough Plan Review: Preferred Options consultation

Dear consultee

You are receiving this email as you are on our consultation database. If you would like to be removed from our consultation database, please respond to this email stating "Unsubscribe" in the body text.

We are consulting on the Borough Plan Review: Preferred Options, along with the accompanying Sustainability Appraisal and Habitats Regulations Assessment, between 13 June and 22 July, and we are inviting people to respond to the consultation during this period. Once the consultation has ended, we will take into account any responses made.

All documents related to the consultation are available to view at www.nuneatonandbedworth.gov.uk/consult. Paper copies are also available for inspection at the Town Hall between 10 am and 2 pm, however an appointment must be booked to inspect the documents here. Paper copies are also available at Bedworth and Bulkington libraries.

Response forms can be downloaded from the above link, whilst paper copies of response forms can be picked up from the Town Hall between 10 am and 2 pm, however an appointment must be booked. Paper copies are also available at Bedworth and Bulkington libraries, as well as at the drop-in events we are holding, details of which can be found at the above link.

Kind regards

[Redacted]

Planning Policy Officer

Phone: [Redacted]

Email: [Redacted]

Nuneaton and Bedworth Borough Council

Town Hall

Coton Road

Nuneaton

CV11 5AA

www.nbbinvest.co.uk | [@nbbinvest](#)

www.nuneatonandbedworth.gov.uk | [@NBBCouncil](#) | [@nbbinvest](#) | [Facebook](#) | [YouTube](#) | [Instagram](#)

Nuneaton and Bedworth: the place of choice to live, work & visit



Appendix 2 Schedule 2c: Pre-submission Publication – redacted email to consultees

From: Planning Policy
Sent: Monday, September 4, 2023 08:59 AM
Subject: Consultation notification - Publication version of Borough Plan Review and Main Modifications to Gypsy and Traveller Site Allocations DPD

Dear Sir / Madam,

Nuneaton and Bedworth Borough Council has commenced consultation today on the following planning policy documents:

Borough Plan Review Development Plan Document (DPD) – Publication version (Regulation 19 of the Town and Country Planning (Local Planning) (England) Regulations 2012)

The Borough Plan Review sets out the strategy for the Borough for the plan period up to 2039. This is the final opportunity to have your say before the Plan is submitted to a Government Planning Inspector for independent examination. This is different from previous stages as it no longer seeks views on alternative options. This Regulation 19 consultation will require submissions to specifically focus on the following issues:

- Legal Compliance – does the plan meet the legal requirements made under various statutes?
- Duty to Cooperare – has the Council engaged and worked effectively with neighbouring authorities and statutory bodies?
- Soundness – has the plan been positively prepared, justified, effective, and consistent with national policy?

Gypsy and Traveller Site Allocations Development Plan Document (DPD) – Main Modifications

The Gypsy and Traveller DPD plans to provide sufficient sites to meet the Gypsy, Traveller and Travelling Showpeople needs up to 2037. As part of the Examination process, amendments to the DPD have been agreed with the Inspector. ‘Main’ modifications are those recommended by the Inspector to make the DPD sound and legally compliant, and ‘additional’ modifications are those which do not materially affect the Policies in the DPD, but which are generally minor factual updates; corrections of any errors or which are considered necessary for clarity.

Taking part

The documents above will be subject to a 6 week public consultation. The consultation documents, supporting documents and response forms can be found on the Council’s website at www.nuneatonandbedworth.gov.uk/consult. Hard copies of the documents are also available for inspection at the following: Bedworth Library; Bulkington Community Library; and Nuneaton Town Hall, Coton Road, Nuneaton CV11 5AA.

To support the consultation, officers of the Council will be available to answer questions on the consultation at Nuneaton Town, Coton Road, Nuneaton, CV11 5AA on Monday to Friday between 10am and 2pm.

All responses should preferably be sent via email to planning.policy@nuneatonandbedworth.gov.uk or in writing to:

Planning Policy
Nuneaton and Bedworth Borough Council
Town Hall

Coton Road
Nuneaton
CV11 5AA

The consultation will run from the 4th September 2023 and all comments should be received by 11:59pm on **16th October 2023**.

If you require further information in relation to the consultation, please contact the Planning Policy team on 02476 37 6288.

Many thanks
Planning Policy Team



Appendix 2 Schedule 3a
Formal response form for Issues and Options

Appendix 2 Schedule 3a
Formal response form for Issues and Options

 <p>Nuneaton & Bedworth United to Achieve</p>	<p>Borough Plan Review Issues & Options consultation draft Response Form</p>	<p>Ref:</p> <p>(For official use only)</p>
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Please return to Nuneaton and Bedworth Borough Council by 6th August 2021 via:

Email: planning.policy@nuneatonandbedworth.gov.uk or

Post: Town Hall, Coton Road, NUNEATON, CV11 5AA.

Data Protection

We will treat your data in accordance with our Privacy Notice: www.nuneatonandbedworth.gov.uk/info/21004/access_to_information/410/privacy_notice/7. Information will be used by Nuneaton and Bedworth Borough Council solely in relation to the Borough Plan review. Please note that all responses will be available for public inspection, and cannot be treated as confidential. Representations, including names, may be published on our website. By submitting this response form you are agreeing to these conditions. The Council is not allowed to automatically notify you of future consultations unless you 'opt-in'. Do you wish to be kept informed of future stages of the Borough Plan review?
 Yes

This form has two parts –

Part A – Personal details

Part B – Your response.

Part A

	1. Personal details* * If an agent is appointed, please complete only the title, name and organisation boxes below but complete the full contact details of the agent in 2.	2. Agent's details (if applicable)
Title		
First name		
Last name		
Job title (where relevant)		
Organisation (where relevant)		
House no. and street		
Town		
Post code		

Telephone number		
Email address		

Part B

Duration of Borough Plan

Question 1. Do you agree that a Plan period of 2023 - 2038 is appropriate? If not, which other plan period would you recommend? Please justify your answer.

(Expand box if necessary)

Question 2. Do you agree that the existing evidence base set out above needs to be updated or replaced? Please justify your answer.

(Expand box if necessary)

Question 3. Are there any other evidence base studies which require updating? If so, what are they? Please justify your answer.

(Expand box if necessary)

Employment

Question 4. Which of the options set out below do you favour for the location of future employment areas? Please set out why.

- Option 1 – Provide new employment through extension of existing employment estates with no focus on a particular area within the borough.
- Option 2 – Provide new employment in close proximity to the A5.
- Option 3 – Provide new employment in close proximity to junction 3 of the M6.

(Expand box if necessary)

Question 5. Are there any other reasonable options for the locating of new employment areas that have not been set out above? Please justify your answer.

(Expand box if necessary)

Question 6. Which of the options set out below do you favour for dealing with non-employment uses on existing industrial estates? Please set out why.

- Option 1 – Continuation of the protection of existing employment uses from non-employment uses.
- Option 2 - Set out the types of non-employment uses that would be allowable in existing employment uses.
- Option 3 - Set out the existing employment areas within which non-employment uses would be acceptable.
- Option 4 - Restrict the number of non-employment uses that each employment area can accommodate.

- Option 5 - Remove any form of protection of existing employment uses from non-employment uses.

(Expand box if necessary)

Green Belt

Question 7. Which of the options set out below do you favour for the locating of new residential uses? Please set out why.

- Option 1 - Prioritise the existing urban areas of the Borough followed by land in the countryside that is not Green Belt, and then Green Belt land.
- Option 2 - Prioritise the existing urban areas of the Borough followed by land in the countryside no matter whether it is designated as Green Belt or not.
- Option 3 - Prioritise to the most sustainable locations no matter whether it is designated as an urban area, countryside, or Green Belt.

(Expand box if necessary)

Question 8. Which of the options set out below do you favour for the locating of new employment uses? Please set out why.

- Option A - Prioritise land that is in the countryside that is not Green Belt followed by Green Belt land.
- Option B - Prioritise land that is in the countryside no matter whether it is designated as Green Belt or not.
- Option C - Prioritise to the most sustainable locations no matter whether it is designated as countryside or Green Belt.

(Expand box if necessary)

Question 9. Is there another reasonable hierarchy for selecting land for development, particularly housing, but including employment uses? If so, what would this look like? Please justify your answer.

(Expand box if necessary)

Housing

Question 10. Do you agree that there should be a review of the existing allocated sites? Please state why.

(Expand box if necessary)

Question 11. Which of the spatial options do you favour for the location of future housing? Please set out why.

(Expand box if necessary)

Question 12. Are there any other potential spatial options that need to be considered? If so, please specify.

(Expand box if necessary)

Net Zero Carbon Emissions

Question 13. Should the new Borough Plan seek to set targets for tree planting in large scale developments (option 1)? If not, why not. If so, should these targets be based on area or number of trees? Please justify your answer.

(Expand box if necessary)

Question 14. Should the new Borough Plan seek to require an orchard in large scale developments (option 2)? If not, why not.

(Expand box if necessary)

Question 15. Is there a definition of large-scale development that would be appropriate to use? If so, please set out what this is.

(Expand box if necessary)

Question 16. Should the Borough Plan set no targets for tree planting in the Borough (option 3)? If so, why so?

(Expand box if necessary)

Town Centres

Question 17. Which of the options set out below do you favour for the protection of primary and secondary frontages in the town centres? Please set out why.

- Set out that use class E and use classes A4 and A5 (as was) are acceptable uses.
- Set out that use class E are acceptable uses but not use classes A4 and A5 (as was).
- Set out that use classes E and F1 are acceptable uses.
- Set out that use class E and C3 (residential) uses are acceptable.

(Expand box if necessary)

Question 18. Are there other uses not set out above that should be included as acceptable in primary and secondary frontages in the town centres? If so, which ones and why.

(Expand box if necessary)

Question 19. Which of the options set out below is appropriate for setting out the extent of the primary and secondary frontages in the town centres? Please set out why.

- Option A – Remove any designations of primary and secondary frontages.
- Option B - Reassess and redraw the extent of the primary and secondary frontages.
- Option C - Retain the designation of primary and secondary frontages as set out in current Borough Plan.

(Expand box if necessary)

Transport

Question 20. Should policies SA1 and HS2 be amended to give greater emphasis to the importance of cycling and walking connections/infrastructure being provided (option 1)? If not, why not.

(Expand box if necessary)

Question 21. Should the new Borough Plan be amended from that set out in policy HS2 to require new developments to install vehicle charging points (option 2)? If so, what should the requirement be. If not, why not.

(Expand box if necessary)

Question 22. Should the new Borough Plan leave policies SA1, SA2 and HS2 unchanged (option 3)?

(Expand box if necessary)

Other Matters

Question 23. Should the new Borough Plan require, through policy, new development to meet, as a minimum, a 10% biodiversity gain? If not, what should be the target for biodiversity gain? Please justify your answer.

(Expand box if necessary)

Question 24. Do you agree that design codes are best dealt with as supplementary planning documents? Please justify your answer.

(Expand box if necessary)

Question 25. Do you agree that the key issues for the Borough Plan review have been identified ?. Please justify your answer.

(Expand box if necessary)

Question 26. Are there any other issues that need to be considered and addressed ?
Please justify your answer.

--

(Expand box if necessary)

Question 27. Are there any other parts of the Borough Plan review document that you wish to comment on?

Vision	
Objectives	
Page number	
Paragraph number	
Comments	

(Expand box if necessary)

Where there are groups who share a common view on how they wish to see the document modified, it would be very helpful for that group to send a single response which represents the view, rather than for a large number of individuals to send in separate responses which repeat the same points. In such cases the group should indicate how many people it is representing and how the response has been authorised.

--

(Continue on a separate sheet / expand box if necessary)

Sustainability Appraisal Report

Question 28. Do you have any comments you would like to make on the Sustainability Appraisal Report that accompanies the Borough Plan review document?

Page number	
Paragraph number	
Table number	
Comments	

(Expand box if necessary)

Future Consultations

If you would like to be kept informed of other future stages of planning policy production then please tick the relevant box below.

Do you wish to be kept informed of other Supplementary or Development Plan Documents?

Yes

Signature	
Date	

Appendix 2 Schedule 3b
Formal response form for Preferred Options

Appendix 2 Schedule 3b Formal response form for Preferred Options

 <p>Nuneaton & Bedworth United to Achieve</p>	<p>Borough Plan Review Preferred Options consultation draft Response Form</p>	<p>Ref:</p> <p>(For official use only)</p>
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**Please return to Nuneaton and Bedworth Borough Council by 22nd July 2022
via:**

Email: planning.policy@nuneatonandbedworth.gov.uk or

Post: Town Hall, Coton Road, Nuneaton, CV11 5AA.

Data Protection

We will treat your data in accordance with our Privacy Notice:

www.nuneatonandbedworth.gov.uk/info/21004/access_to_information/410/privacy_notice/7.

Information will be used by Nuneaton and Bedworth Borough Council solely in relation to the Borough Plan review. Please note that all responses will be available for public inspection, and cannot be treated as confidential. Representations, including names, may be published on our website. By submitting this response form you are agreeing to these conditions. The Council is not allowed to automatically notify you of future consultations unless you 'opt-in'.

Do you wish to join the Planning Policy consultation database?

Yes

This form has two parts –

Part A – Personal details

Part B – Your response.

Part A

	1. Personal details* * If an agent is appointed, please complete only the title, name and organisation boxes below but complete the full contact details of the agent in 2.	2. Agent's details (if applicable)
Title		
First name		
Last name		
Job title (where relevant)		
Organisation (where relevant)		
House no. and street		
Town		

Post code		
Telephone number		
Email address		

3. How did you find out about this consultation? (please mark each box with an 'X' next to all answers that apply)

Community Forum notification	
Notification directly from the Council's Planning Policy team	
Nuneaton and Bedworth Borough Council website	
Nuneaton News (paper)	
Nuneaton News (website)	
Twitter/Facebook	
Other – please specify:	

Part B - Please use a separate sheet for each representation

Name or Organisation:

4. To which part of the Borough Plan Review Preferred Options document does this response relate?

Paragraph	
Policy	
Evidence base documentation (if applicable)	

5. Please outline your response in the box below. It would be particularly helpful if you can say whether you consider the Borough Plan Review Preferred Options document to be 'sound' (as set out in the 2021 National Planning Policy Framework, [which can be found at https://www.gov.uk/government/publications/national-planning-policy-framework--2](https://www.gov.uk/government/publications/national-planning-policy-framework--2)) i.e. whether the plan is positively prepared, justified, effective and consistent with national policy. Similarly, if you believe that the plan does not meet legal requirements, please set out the reasoning below.

(Continue on a separate sheet / expand box if necessary)

6. Please set out what modification(s) you consider necessary. It will be helpful if you are able to put forward your suggested revised wording of any policy or text. Please be as precise as possible.

<p>(Continue on a separate sheet / expand box if necessary)</p>

Signature	
Date	

**Appendix 2 Schedule 3c
Formal response form for Pre-submission Publication**

Appendix 2 Schedule 3c

Formal response form and guidance notes for Pre-submission Publication

Notes to accompany Representation Form

1. Introduction

1.1. The plan has been published in order for representations to be made prior to submission. The representations will be considered alongside the published plan when submitted, which will be examined by a Planning Inspector. The Planning and Compulsory Purchase Act 2004 (as amended) (PCPA) states that the purpose of the examination is to consider whether the plan complies with the legal requirements, the Duty to Cooperate and is sound.

2. Legal Compliance and Duty to Cooperate

2.1. The Inspector will first check that the plan meets the legal requirements under s20(5)(a) and the Duty to Cooperate under s20(5)(c) of the PCPA before moving on to test for soundness.

2.2. You should consider the following before making a representation on legal compliance:

- The plan in question should be included in the current Local Development Scheme (LDS) and the key stages should have been followed. The LDS is effectively a programme of work prepared by the Local Planning Authority (LPA), setting out the Local Development Documents (LDDs) it proposes to produce. It will set out the key stages in the production of any plans which the LPA proposes to bring forward for independent examination. If the plan is not in the current LDS it should not have been published for representations. The LDS should be on the LPA's website and available at its main offices.
- The process of community involvement for the plan in question should be in general accordance with the LPA's Statement of Community Involvement (SCI) (where one exists). The SCI sets out the LPA's strategy for involving the community in the preparation and revision of LDDs (including plans) and the consideration of planning applications.
- The plan should comply with the Town and Country Planning (Local Planning) (England) Regulations 2012 (the Regulations). On publication, the LPA must publish the documents prescribed in the Regulations by making them available at its principal offices and on its website. The LPA must also notify the various persons and organisations set out in the Regulations and any persons who have requested to be notified.
- The LPA is required to provide a Sustainability Appraisal Report when it publishes a plan. This should identify the process by which the Sustainability Appraisal has been carried out and the baseline information used to inform the process and the outcomes of that process. A Sustainability Appraisal is a tool for appraising policies to ensure they reflect social, environmental and economic factors.

- 2.3. You should consider the following before making a representation on compliance with the Duty to Cooperate:
- The Duty to Cooperate came into force on 15 November 2011 and any plan submitted for examination on or after this date will be examined for compliance. LPAs will be expected to provide evidence of how they have complied with any requirements arising from the duty.
 - The PCPA establishes that non-compliance with the Duty to Cooperate cannot be rectified after the submission of the plan. Therefore the Inspector has no power to recommend modifications in this regard. Where the duty has not been complied with, the Inspector has no choice but to recommend non-adoption of the plan.

3. Soundness

- 3.1. Soundness is explained in paragraph 182 of the National Planning Policy Framework (NPPF). The Inspector has to be satisfied that the plan is positively prepared, justified, effective and consistent with national policy:
- Positively prepared - This means that the plan should be prepared based on a strategy which seeks to meet objectively assessed development and infrastructure requirements, including unmet requirements from neighbouring authorities where it is reasonable to do so and consistent with achieving sustainable development.
 - Justified - The plan should be the most appropriate strategy when considered against reasonable alternatives, based on proportionate evidence.
 - Effective - The plan should be deliverable over its period and based on effective joint working on cross-boundary strategic priorities.
 - Consistent with national policy - The plan should enable the delivery of sustainable development in accordance with the policies in the NPPF.
- 3.2. If you think the content of the plan is not sound because it does not include a policy where it should do, you should go through the following steps before making representations:
- Is the issue with which you are concerned already covered specifically by national planning policy? If so, it does not need to be included.
 - Is what you are concerned with covered by any other policies in the plan on which you are seeking to make representations or in any other plan?
 - If the policy is not covered elsewhere, in what way is the plan unsound without the policy?
 - If the plan is unsound without the policy, what should the policy say?

4. General advice

- 4.1. If you wish to make a representation seeking a modification to the plan or part of the plan you should make clear in what way the plan or part of the plan is inadequate having regard to legal compliance, the Duty to Cooperate and the four requirements of soundness set out above. You should try to support your representation with evidence, showing why the plan should be modified. It will

be helpful if you also say precisely how you think the plan should be modified. Representations should cover succinctly all the information, evidence and supporting information necessary to support/justify the representation and the suggested modification, as there will not normally be a subsequent opportunity to make further submissions based on the original representation made at publication. After this stage, further submissions will be only at the request of the Inspector, based on the matters and issues he/she identifies for examination.

- 4.2. Where there are groups who share a common view on how they wish to see a plan modified, it would be very helpful for that group to send a single representation which represents the view, rather than for a large number of individuals sending in separate representations which repeat the same points. In such cases, the group should indicate how many people it is representing and how the representation has been authorised.

 <p>Nuneaton & Bedworth United to Achieve</p>	<p>Borough Plan Review Publication Stage Representation Form</p>	<p>Ref: (For official use only)</p>
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Name of the Local Plan to which this representation relates:

Borough Plan Review Publication Stage

Please return to Nuneaton and Bedworth Borough Council by 16th October 2023 via:

Email: planning.policy@nuneatonandbedworth.gov.uk

Post: Planning Policy, Nuneaton and Bedworth Borough Council, Town Hall, Coton Road, NUNEATON, CV11 5AA

This form has two parts –

Part A – Personal details.

Part B – Your representation(s). Please fill in a separate sheet for each representation you wish to make.

Part A

	1. Personal details*	2. Agent's details (if applicable)
--	-----------------------------	---

	* If an agent is appointed, please complete only the Title, Name and Organisation boxes below but complete the full contact details of the agent in 2.	
Title		
First name		
Last name		
Job title (where relevant)		
Organisation (where relevant)		
House no. and street		
Town		
Postcode		
Telephone number		
Email address (where relevant)		

Part B – Please use a separate sheet for each representation

Name or Organisation:

3. To which part of the Borough Plan does this representation relate?

Paragraph	
Policy	
Policies Map	

4. Do you consider the Borough Plan is:

4.(1) Legally compliant?

Yes	<input type="checkbox"/>
No	<input type="checkbox"/>

4.(2) Sound?

Yes	<input type="checkbox"/>
No	<input type="checkbox"/>

4.(3) Complies with the Duty to Cooperate?

Yes	<input type="checkbox"/>
No	<input type="checkbox"/>

Please mark with an 'X' as appropriate.

5. Please give details of why you consider the Borough Plan is not legally compliant, is unsound or fails to comply with the Duty to Cooperate. Please be as precise as possible.

If you wish to support the legal compliance or soundness of the Borough Plan, or its compliance with the Duty to Cooperate, please also use this box to set out your comments.

(Continue on a separate sheet / expand box if necessary)

6. Please set out what modification(s) you consider necessary to make the Borough Plan legally compliant or sound, having regard to the matter you have identified in part 5 above, where this relates to soundness (Please note that any non-compliance with the Duty to Cooperate is incapable of modification at examination). You will need to say why this modification will make the Borough Plan legally compliant or sound. It will be helpful if you are able to put forward your suggested revised wording of any policy or text. Please be as precise as possible.

(Continue on a separate sheet / expand box if necessary)

Please note your representation should cover succinctly all the information, evidence and supporting information necessary to support/justify the representation and the suggested modification, as there will not normally be a subsequent opportunity to make further representations based on the original representation at the publication stage.

After this stage, further submissions will be only at the request of the Inspector, based on the matters and issues he/she identifies for examination.

7. If your representation is seeking a modification, do you consider it necessary to participate at the oral part of the examination?

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

8. If you wish to participate at the oral part of the examination, please outline why you consider this to be necessary:

--

Please note the Inspector will determine the most appropriate procedure to adopt, to hear those who have indicated that they wish to participate at the oral part of the examination.

9.

Signature: (Please sign the box if you are filling in a paper copy. If you are filling in an electronic copy, the box can be left blank)	
Date:	

Appendix 2, Schedule 4a

Evidence of consultation material and press release - Issues and Options consultation.

Press Release

Council launches consultation on Borough Plan

Published on Thursday, 10th June 2021

The graphic features a central map of the borough with various locations marked. To the left, there is a circular diagram with icons representing different planning issues: HOUSING, EMPLOYMENT, RETAIL, COMMUNITY, and BIODIVERSITY. Below the map is the 'BOROUGH PLAN REVIEW' logo. To the right of the map is a table titled 'CONSULTATION VENUES' with columns for Venue, Date, and Times.

Venue	Date	Times
Nuneaton Market	23 June	12:00 - 14:30
Bedworth Market	25 June	09:00 - 11:30
CHES-Centre	29 June	17:00 - 19:30
Nuneaton Academy	1 July	17:00 - 19:30
Goodyers End Primary School	5 July	17:00 - 19:30
Chetwynd School	8 July	17:00 - 19:30
Rigbam Lane School	12 July	17:00 - 19:30
Bulkington Village Hall	15 July	17:00 - 19:30
Benwick Phoenix Centre	19 July	17:00 - 19:30
Woodlands Working Mens Club	22 July	17:00 - 19:30
Rouketsbury Meeting Place	26 July	17:00 - 19:30

Nuneaton and Bedworth Borough Council
United to Achieve

Web: nuneatonandbedworth.gov.uk/consult
Email: planning.policy@nuneatonandbedworth.gov.uk

Dates and venues for consultation events

Nuneaton and Bedworth Borough Council has launched a public consultation about a review of the Borough Plan

Nuneaton and Bedworth Borough Council begins a formal public consultation on the Borough Plan Review from Friday 11 June.

This eight week consultation is an 'Issues and Options' consultation and seek views on a number of key issues and options for planning new development in the Borough. Particular issues under review include housing, employment land, design, retail, carbon reduction and biodiversity.

The existing Borough Plan was adopted in 2019 and provides the planning polices to guide future development. The policies are used by councillors to make decisions on planning applications. The Borough Plan Review, once adopted, would supersede the adopted Borough Plan. This review process is therefore an opportunity to ensure the document is up to date and fit for purpose.

Cllr Richard Smith, portfolio holder for Planning and Regulation at Nuneaton and Bedworth Borough Council, said: "We agreed to consult on the Borough Plan Review at Cabinet on 26 May. We want to hear people's views about the key issues regarding planning in the Borough.

"This initial consultation will run from Friday 11 June to Friday 6 August. The Council will then consider the public's response and we plan to issue a further consultation early in the New Year. At this point there will be further opportunities for people to get involved and have their say on detailed proposals regarding the key issues identified in this consultation.

"These are matters that directly affect the lives of everyone who lives, works and visits here so I would urge people to get involved."

How to respond to the consultation

Local Plan documents are published online on the Borough Council website at: www.nuneatonandbedworth.gov.uk/consult.

People will also find the other consultation documents relating to the town centres, gypsy and traveller provision, parking standards and conservation areas on which the Council is also inviting comments.

People can also look out for roadshows around the Borough during June and July. The list of events appears below – updates will be published on the website, in social media and in local newspapers.

Documents are also available for inspection at Nuneaton Town Hall, Coton Road, Nuneaton CV11 5AA, however, this is by prior appointment only on Monday to Friday between 9am and 5pm and can be arranged by calling 024 7637 6376.

Documents are also available for inspection at Bedworth Library and Bulkington Community Library during normal opening times.

If you require further information in relation to the consultation, please email planning.policy@nuneatonandbedworth.gov.uk or contact the Planning Policy team on 024 7637 6328.

List of Borough Plan engagement events

Venue	Date	Times
Nuneaton Market	23 June 2021	12:00- 14:30
Bedworth Market	25 June 2021	09:00- 11:30
CHESS centre	29 June 2021	17:00- 19:30
Nuneaton Academy	1 July 2021	17:00- 19:30
Goodyers End Primary School	5 July 2021	17:00- 19:30

Chetwynd School	8 July 2021	17:00- 19:30
Higham Lane School	12 July 2021	17:00- 19:30
Bulkington Village Hall	15 July 2021	17:00- 19:30
Bermuda Phoenix Centre	19 July 2021	17:00- 19:30
Woodlands Working Mens Club	22 July 2021	17:00- 19:30
Hawkesbury Meeting Place	26 July 2021	17:00- 19:30

Planning Policy consultations

11th June - 6th August 2021

1

What are we consulting on?

- ▶ Borough Plan Review.
- ▶ Town Centres Area Action Plan.
- ▶ Gypsy and Traveller Site Allocations.
- ▶ Parking Standards.
- ▶ Conservation Area Appraisals and Management Plans.

2

Borough Plan Review summary

- ▶ Borough Plan adopted 11th June 2019.
- ▶ Council committed to a review of the Borough Plan on 16th July 2020.
- ▶ Review will look at national policy, regional context, updates to evidence and monitoring.
- ▶ Review to be completed before 31st March 2023.
- ▶ Review may be a whole review, or a partial review.
- ▶ Key focus will be assessing the Borough Plan against the latest National Planning Policy Framework (2019), as the Borough Plan was written in accordance with the National Planning Policy Framework (2012).
- ▶ One of the most important changes from the National Planning Policy Framework (2019) is a new standard method for determining housing need in the borough.
- ▶ National Planning Policy Framework (2012) assessed housing need by looking at housing growth, economic growth and affordability.
- ▶ National Planning Policy Framework (2019) assesses housing need by projecting the required number of homes for the borough from data collected in 2014, as well as considering affordability needs.
- ▶ We will need to use the National Planning Policy Framework (2019) standard method for assessing housing need going forward.

3

Borough Plan review duration

- ▶ The existing Borough Plan covers 2011-2031.
- ▶ The National Planning Policy Framework (2019) requires local plans to cover 15 years.
- ▶ The reviewed version of the Borough Plan will cover 2023-2038.

4

Borough Plan review - housing issues to be addressed

- ▶ With the Borough Plan review extending the plan period to 2038, we will need to consider housing need up to that point.
- ▶ The Borough Plan review will seek to use underused or vacant urban and brownfield land before countryside or Green Belt locations for any new housing development.
- ▶ Residential development within town centres will be considered, with the shifting function of town centres from primarily retail towards mixed uses.
- ▶ The amount of type of housing needed will be set out in an updated Housing and Economic Development Needs Assessment (HEDNA) later this year.
- ▶ Affordable housing will be considered, including the recently announced “First Homes” scheme, which offers a minimum 30 % discount on market values, and can be offered to local people and/or key workers.
- ▶ Government have set out proposals in the “Planning for the Future” White Paper to use government-set housing targets, and remove the current Duty to Co-operate system, which requires local authorities within the sub-region to agree housing targets between themselves. We await further clarification from Government on whether the proposals will be implemented.

5

Borough Plan review - other issues to be addressed

Employment

- ▶ Progress of allocated employment sites.
- ▶ As the plan period will be extended, additional sites may be needed, and the review consider locations for this.

Climate change

- ▶ Government's target of zero greenhouse gas emissions by 2050 will be considered.
- ▶ Tree planting and carbon capture and storage will be considered.

Town Centres

- ▶ Office and retail floorspace needs will be reconsidered following effects of the pandemic.
- ▶ There may be a shift away from retail uses in town centres towards more residential and leisure uses.

Environment Bill

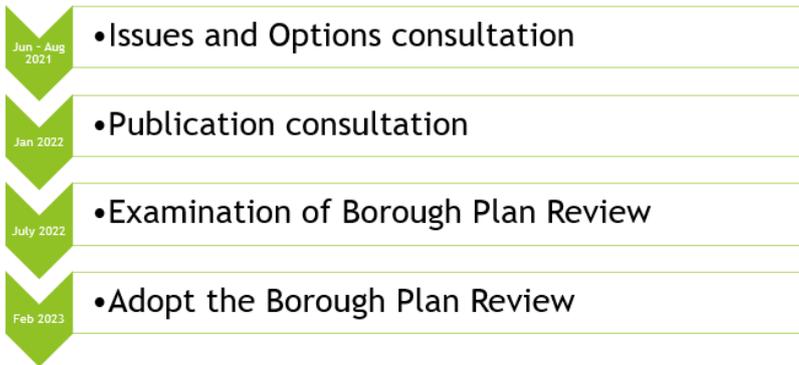
- ▶ A new Environment Bill would require new developments to deliver 10% biodiversity net gains, as opposed to the current requirement in the Borough Plan for no net loss of biodiversity.

Design

- ▶ Government wants to place an emphasis going forward on design quality, including the introduction of new design guides and design codes.

6

Borough Plan Review timeframe



7

Town Centres Area Action Plan summary

- ▶ A vision for the Nuneaton and Bedworth town centres.
- ▶ Includes objectives to achieve the vision and policies to guide development.
- ▶ Will be used as a promotional tool to set out the vision for the town centres.
- ▶ The Area Action Plan has been created to align with the Transforming Nuneaton Prospectus and Capacity Study, the Bedworth Town Centre Vision and the Leisure and Parks Planning Guidance.
- ▶ The development policies for the town centres include development strategy, design and development opportunity sites.

8

Gypsy and Traveller Site Allocations

- ▶ This document will set out how the need for Gypsy and Traveller pitches can be met through setting policies and allocations to guide the development of new pitches.
- ▶ A new assessment has been undertaken to assess Gypsy and Traveller accommodation needs up to the end of the Borough Plan review period, which is 2038.
- ▶ The new assessment sets out that there is a need for 16 residential pitches and no transit pitches up to 2036/2037. This updates the figures from the adopted Borough Plan, which set out requirements for 39 residential pitches and 5 transit pitches.
- ▶ Options are set out in the document as to where new Gypsy and Traveller pitches should be located, including allocating new pitches on existing sites and/or adjacent to these sites; allocating new pitches based on walking distances to services; and allocating new pitches based on the Gypsies and Travellers policy set out in the Borough Plan.

11

Parking Standards

- ▶ Sets the standards for the number of parking spaces we require from new development.
- ▶ Specifies parking space sizes.
- ▶ Includes requirement for electric vehicle charging points.
- ▶ Cycle parking standards are set out for different types of development, as well as the types of cycle parking which are acceptable.
- ▶ Standards for motorcycle parking are included in the document.

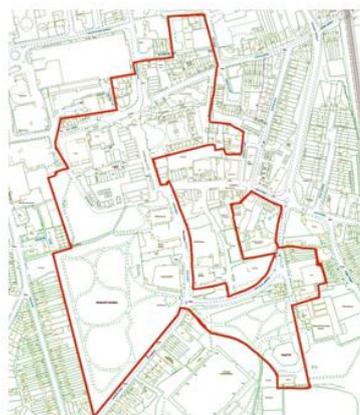
12

Conservation Area Appraisals and Management Plans

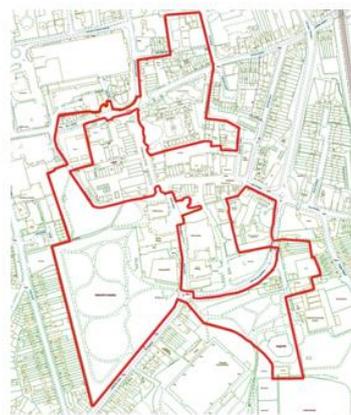
- ▶ Appraisals of conservation areas' history and local character.
- ▶ Includes an audit of heritage assets within the conservation areas, and an assessment of their condition.
- ▶ The management plans provide recommendations in relation to new buildings, alterations, demolitions, street furniture and trees.
- ▶ Article 4 directions are proposed which will restrict certain permitted development rights with a conservation area.
- ▶ Article 4 directions remove permitted development rights, and would require planning permission to be granted for development or alterations of extensions, porches, fences, chimneys, satellite antennas, painting of exterior brickwork, etc.
- ▶ Article 4 directions would be subject to a separate legal process, and would be made following adoption of the appraisals and management plans.
- ▶ The boundaries of the conservation areas have been reviewed, and we are proposing amendments to both Bedworth and Nuneaton town centre conservation areas, including new areas, and removing others.

13

Conservation Area Appraisals and Management Plans - Bedworth Town Centre conservation area boundary changes



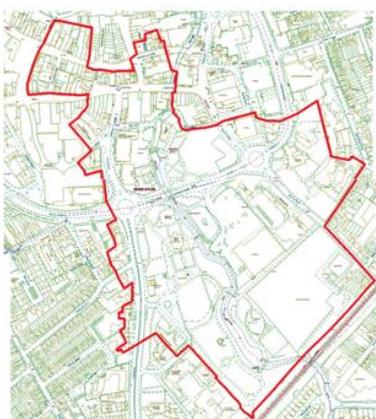
Existing boundary



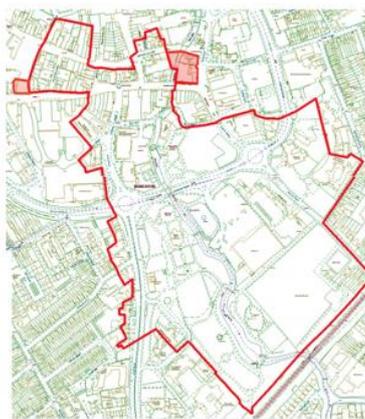
Proposed boundary

14

Conservation Area Appraisals and Management Plans - Nuneaton Town Centre conservation area boundary changes



Existing boundary



Proposed boundary

15

How to respond

How can I get a response form, and where should I send it to?

- ▶ Electronic response forms can be downloaded at www.nuneatonandbedworth.gov.uk/consult.
- ▶ Electronic response forms should be sent to planning.policy@nuneatonandbedworth.gov.uk.
- ▶ Paper response forms can be picked up from this drop-in event.
- ▶ Paper response forms should be posted to Planning Policy, Nuneaton and Bedworth Borough Council, Town Hall, Coton Road, Nuneaton CV11 5AA.

How can I make an effective response?

- ▶ If you think the plan is unsound, explain why.
- ▶ Provide evidence to support your response.
- ▶ Say exactly how you think the plan should be changed.
- ▶ Groups who share a common view should send a single response, rather than each member of the group sending a separate response. A group response should say how many people the group represents.

16

Consultation Leaflet

Gypsy and Traveller Site Allocations

The purpose of the document is to produce a vision for the provision of new pitches, objectives to achieve the vision, and policies and allocations to guide new gypsy and traveller developments.

Town Centres Area Action Plan

The document identifies sites for development, specifies design and infrastructure requirements, and addresses other key issues such as the evening economy and night-time offer in the centres.

Transport Demand Management Matters

A key focus of the Transport Demand Management Matters SPD is to provide updated parking standards. This will help deliver appropriate levels of car parking on new developments (including provision of electric vehicle charging points), but also help to deliver a step change in additional journeys by bicycle.

Conservation Areas Appraisals and Management Plans

Each document appraises the conservation area by assessing the area's history and local character. This includes the local setting, topography, architectural features/detailing, built form and scale, materials, boundary treatments and important views.



How to respond

Electronic response forms can be downloaded at www.nuneatonandbedworth.gov.uk/consult

Electronic response forms should be sent to planning.policy@nuneatonandbedworth.gov.uk

Paper response forms can be picked up from this drop-in event.

Paper response forms should be posted to Planning Policy, Nuneaton and Bedworth Borough Council, Town Hall, Coton Road, Nuneaton CV11 5AA.

Other contacts

For queries relating to highways/transportation, school provision or fire and rescue matters, please contact Warwickshire County Council on 01926 410 410 <https://www.warwickshire.gov.uk/contactus>

For queries relating to GP surgery provision, please contact the Coventry and Warwickshire Clinical Commissioning Group (CCG) 024 7632 4399 <https://coventrywarwickshireccg.nhs.uk/contact/general-enquiries/>

CONSULTATION - REVIEW

11 JUNE TO 6 AUGUST



BOROUGH PLAN

SUMMARY

- The Borough Plan was adopted on 11 June 2019.
- The Council committed to a review of the Borough Plan on 16 July 2020.
- The Review will look at national policy, regional context, updates to evidence and monitoring.
- The Review is to be completed before 31 March 2023.
- The Review may be a whole review, or a partial review.



Web: nuneatonandbedworth.gov.uk/consult
Email: planning.policy@nuneatonandbedworth.gov.uk

ISSUES TO BE ADDRESSED

Duration of Borough Plan – proposed period is 2023-2038.

Housing

- Quantity and types needed to 2038 – this will be set out in an updated Housing and Economic Development Needs Assessment (HEDNA) to be produced later this year.
- Proposing to maximise use of underused or vacant urban and brownfield land before countryside or Green Belt locations for any new housing development.
- Considering new residential development within town centres.
- Affordable housing will be considered, including the recently announced "First Homes" scheme, which offers a minimum 30% discount on market values, and can be offered to local people and/or key workers.
- The Government have set out proposals in the "Planning for the Future" White Paper to use government-set housing targets, and remove the current 'Duty to Co-operate'. We await further clarification from Government on these proposals.

Employment

- Progress of allocated employment sites.
- As the plan period will be extended, additional sites may be needed, and the review needs to consider locations for this.

Climate Change

- Government's target of zero greenhouse gas emissions by 2050 will be considered.

Town centres

- Office and retail floorspace needs will be reconsidered following effects of the pandemic.

Environment Bill

- A new Environment Bill would require new developments to deliver 10% biodiversity net gains, as opposed to the current requirement in the Borough Plan for no net loss of biodiversity.

Design

- Government wants to place an emphasis on design quality, including the introduction of new design guides and design codes.

Appendix 2, Schedule 4b

Evidence of consultation material and press release – Preferred Options consultation.

Press Release

Consultation events for the Preferred Options stage of the Borough Plan Review announced

Published on Monday, 13th June 2022



Dates revealed for Borough Plan Review Consultation

On behalf of residents, the Borough Council has arranged six drop-in sessions to consult on the Preferred Options stage of the Borough Plan Review.

These sessions have been arranged to give residents the chance to ask any questions they may have on the Borough Plan Review, as well as the opportunity to provide a response to the Preferred Options proposals. Further details about the Review and consultation can be found at: www.nuneatonandbedworth.gov.uk/consult

The drop-in sessions will be held at various locations throughout the Borough:

Bermuda Phoenix Centre - Monday, 20 June. 5pm to 7.30pm

Bedworth Market - Tuesday, 28 June. 9am to 12noon

Nuneaton Market - Wednesday, 29 June. 12noon to 2.30pm

Higham Lane School, Nuneaton - Monday, 4 July. 5pm to 7.30pm

Goodyers End Primary School, Bedworth. Tuesday, 12 July. 5pm to 7.30pm

Bulkington Village Community Centre - Thursday, 14 July. 5pm to 7.30pm

In addition to the in-person consultation events, from Monday, 27 June residents can participate by telephone in the BOROUGH PLAN BRIEFING 'CALL A PLANNER' WEEK.

You can speak to one of our Planning Officers about the Borough Plan, by calling 024 7637 6328 during normal office hours. Alternatively, you can book in to receive a call back at a time that suits you.

The Preferred Options stage of the Borough Plan Review sets out where housing and employment sites may go, and updates policies within the Plan.

The consultation is an important stage of the Plan making process and comments must be in written form and made within the consultation period.

Cllr Richard Smith, portfolio holder for Planning and Regulation said:

"This Preferred Options Consultation is an important stage of the Borough Plan Review, and it gives residents the opportunity to have their say in shaping the plan before it moves to the next stage.

"Planning officers have worked hard over the last year to build a solid evidence base which has shaped the emerging Plan to this point, and it is now time for residents to have their say on the work done so far.

"I would urge anyone with an interest in the future of housing and employment sites across the borough to get involved and give us your views"

The consultation period will run from Monday June 13 until Friday July 22.

Residents, businesses, and other organisations are able to respond via email or in writing, with the consultation documents available to view on the Council's website at www.nuneatonandbedworth.gov.uk/consult as well as in paper form at the Town Hall, Bedworth Library and Bulkington Library upon request.

Display Boards

www.nuneatonandbedworth.gov.uk/consult

BOROUGH PLAN REVIEW

LIVE **WORK** **VISIT**

for Nuneaton and Bedworth



SCAN ME TO FIND OUT MORE



Nuneaton Bedworth
United to Achieve

What are we consulting on?

- We are seeking views on the 'Preferred Options' draft of the new Borough Plan Review document.
- Ultimately, the Borough Plan Review will replace the adopted Borough Plan (2019) and will be used to determine if planning applications are acceptable.
- The Borough Plan Review seeks to bring policies up-to-date and in line with national policy and legislation.
- The Borough Plan Review, once adopted, will need to cover a 15 year plan period. Based on plan adoption in 2024, the plan period would be 2024-2039.

Borough Plan Review - work undertaken to date

- The Review looks at national policy, regional context, updates to evidence and monitoring.
- A key objective of the Borough Plan Review is to bring the plan in line with the latest National Planning Policy Framework (2021), as the Borough Plan was written in accordance with the National Planning Policy Framework (2012).
- The Council consulted on an 'Issues and Options' document in June 2021. The feedback from that consultation has shaped this 'Preferred Options' consultation document. A 'call for sites' was undertaken in October

2021 – i.e. an opportunity for developers and landowners to submit sites for potential allocation in the plan to meet the Borough's needs (e.g. housing, employment land, cemetery land, etc.).

- The site submissions were considered for their proposed uses. All sites were thoroughly assessed and the preferred allocations are set out in the 'Preferred Options' document.

www.nuneatonandbedworth.gov.uk/consult

Borough Plan Review - proposed timetable



www.nuneatonandbedworth.gov.uk/consult

Borough Plan Review - climate change, carbon reduction and biodiversity

- Includes policies to support ground and air source heat pumps, solar thermal / photovoltaic and biomass heating, as well as community/district heating schemes.
- Requires new developments to meet the Future Homes and Future Buildings Standards.
- Requires new developments to evidence that they will maximise water and energy efficiency.
- Implementation of measures to deliver higher levels of walking and cycling.
- Proposes that at least 10% biodiversity net gain is delivered on new development sites.

www.nuneatonandbedworth.gov.uk/consult

Borough Plan Review - housing

- The Borough Plan Review needs to consider housing need up to 2039.
- The amount and type of housing needed is based on an updated Housing and Economic Development Needs Assessment (HEDNA).
- This document only focuses on Nuneaton and Bedworth Borough's needs and was produced before the publication of the latest Census information. The document will need to be revisited and reviewed once the Census information is published. However, the current housing target for the Borough is determined to be 646 dwellings per annum – i.e. 9,690 dwelling for the period 2024-2039.
- A sub-regional HEDNA document is also in development, which will identify housing need for all local planning authorities in Coventry and Warwickshire. The production of this document will help the Council to demonstrate compliance with the legal 'duty to co-operate' i.e. co-operating with other authorities on strategic issues – e.g. where authorities can demonstrate that they are not be able to meet their own needs.
- The Borough Plan Review seeks to use underused or vacant urban and brownfield land before countryside locations for any new housing development. No Green Belt sites are allocated.
- Affordable housing policies now include the provision of 'First Homes', which offer a minimum 30 % discount on market values, and can be prioritised for people with a local connection to the Borough.

www.nuneatonandbedworth.gov.uk/consult

Borough Plan Review - design

- The Borough Plan Review includes more detailed policies to secure higher quality design for new developments.
- It sets higher requirements for the number of accessible, adaptable and wheelchair-friendly dwellings to be delivered to allow 100% future proofing of homes to the higher Building Regulations M4(2) category and 5% required to meet M4(3) standards.
- The plan places greater emphasis on the use of Design Codes and Design Guides.
- It sets the requirement for major employment proposals to meet the Building Research Establishment's Environmental Assessment Method (BREEAM) 'very good' standard or equivalent Leadership in Energy and Environmental Design (LEED) standard.

Borough Plan Review - employment land

- The Borough Plan Review needs to consider employment land need up to 2039.
- The amount and type of employment land needed is based on an updated Housing and Economic Development Needs Assessment (HEDNA). This document only focuses on Nuneaton and Bedworth Borough's needs. The Borough's current land target for industrial and distribution/warehousing development is determined to be 80.5 ha, and 2 ha of land for office development.
- A sub-regional HEDNA document is also in development, which will identify employment land need for all local planning authorities in Coventry and Warwickshire. This will also consider strategic employment land requirements to serve the sub-region.

www.nuneatonandbedworth.gov.uk/consult

How to respond

How can I get a response form, and where should I sent it to?

Electronic response forms can be downloaded at www.nuneatonandbedworth.gov.uk/consult

Electronic response forms should be sent to planning.policy@nuneatonandbedworth.gov.uk

Paper response forms can be picked up from this drop-in event.

Paper response forms should be posted to **Planning Policy, Nuneaton and Bedworth Borough Council, Town Hall, Coton Road, Nuneaton CV11 5AA.**

How can I make an effective response?

- If you think the plan is unsound, explain why.
- Provide evidence to support your response.
- Say exactly how you think the plan should be changed.
- Groups who share a common view should send a single response, rather than each member of the group sending a separate response. A group response should say how many people the group represents.

What is the deadline for responses?

Responses should be returned to the Council by 22 July 2022.

www.nuneatonandbedworth.gov.uk/consult

Consultation Leaflet

www.nuneatonandbedworth.gov.uk/consult

BOROUGH PLAN REVIEW



LIVE



WORK



VISIT

for Nuneaton and Bedworth

Borough Plan Review - preferred options consultation:
Monday 13 June to Friday 22 July 2022



SCAN ME TO FIND OUT MORE





Scan the above QR Code or visit:
www.nuneatonandbedworth.gov.uk/consult

HOW CAN I FIND OUT FURTHER INFORMATION?

- All consultation and associated documents are available at www.nuneatonandbedworth.gov.uk/consult
- Hard copies of the documents are available to view at Bedworth Library and Bulkington Library, as well by appointment at Nuneaton Town Hall – please ring **024 76 376 328** to book an appointment.
- You can speak to one of our Planning Officers about the Borough Plan Review by ringing **024 7637 6328** during normal office hours. Alternatively, you can book in to receive a call back at a time that suits you.

HOW DO I RESPOND TO THE CONSULTATION?

- Electronic response forms can be downloaded at www.nuneatonandbedworth.gov.uk/consult.
- Electronic response forms should be sent to planning.policy@nuneatonandbedworth.gov.uk.
- Paper response forms can be picked up from any drop-in events, as well as Nuneaton Town Hall, Bedworth Library and Bulkington Library.
- Paper response forms should be posted to Planning Policy, Nuneaton and Bedworth Borough Council, Town Hall, Coton Road, Nuneaton CV11 5AA.
- Look out for our week-long 'Call a planning officer' campaign during this consultation!

OTHER CONTACTS

- For queries relating to highways/transportation, school provision or fire and rescue matters, please contact Warwickshire County Council on **01926 410410** - <https://www.warwickshire.gov.uk/contactus>
- For queries relating to GP surgery provision, please contact the Coventry and Warwickshire Clinical Commissioning Group (CCG) – **024 7632 4399** <https://coventrywarwickshireccg.nhs.uk/contact/general-enquiries/>

Scan the below QR Code or visit:
www.nuneatonandbedworth.gov.uk/consult



BACKGROUND

The adopted Borough Plan was adopted in 2019 and is currently used to decide planning applications in Nuneaton and Bedworth Borough. The Borough Plan is being reviewed to create a new, updated plan to cover the period from 2024-2039. The Council conducted a consultation to identify 'Issues and Options' in 2021. The comments received then have been used to help produce this version of the Borough Plan. This forms the Borough Council's Preferred Options. We want to hear from you.

What does the document cover and what are the key changes?

HOUSING

- Provides the Borough's housing need for the 15-year plan period. Based on the latest information available, this indicates a need of 646 dwellings per annum (dpa), a total of 9,690 dwellings. This figure does not account for Census 2021 information which is due to be released in the summer 2022. The housing figure may therefore change, but the 646 dpa figure is the best available figure at this point.
- Allocates strategic and non-strategic housing sites to meet the Borough's needs, taking into

account existing planning permissions

- Sets requirements for affordable housing, including First Homes (properties discounted by 30% of market value), shared ownership and affordable rent properties
- The strategy seeks to deliver a 'brownfield first' approach to make maximum use of underused or vacant sites within urban areas before looking at countryside areas. No green belt sites are identified.

EMPLOYMENT

- Establishes the Borough's employment land need. This is estimated to be 80.5 hectares of land for industrial and distribution/warehousing development, and two hectares of land for office development.



Hello Fresh, Bermuda Industrial Estate

- Allocates strategic employment sites to meet the Borough's needs

TOWN CENTRES

- Includes planning policies that seek to deliver the Transforming Nuneaton and Transforming Bedworth regeneration initiatives, and promote town centre uses to encourage more visitors and businesses

DESIGN

- Includes more detailed policies to secure higher quality design for new developments
- Sets higher requirements for the number of accessible, adaptable and wheelchair-friendly dwellings to be delivered
- Greater emphasis on the use of Design Codes and Design Guides

CLIMATE CHANGE AND CARBON REDUCTION

- Includes policies to support ground and air source heat pumps, solar thermal/ photovoltaic and biomass heating, as well as community/district heating schemes.
- Requires new developments to meet the Future Homes Standard and Future Buildings Standard
- Requires new developments to evidence that they will maximise water and energy efficiency
- Implementation of measures to

try and deliver higher levels of walking and cycling

BIODIVERSITY

- Proposes that at least 10% biodiversity net gain is delivered on new development sites. The current Borough Plan policy requires no net loss of biodiversity.



Co-op Building, Nuneaton town centre



Ensor's Pool, Nuneaton

Appendix 2, Schedule 4c

Evidence of consultation material and press releases – Pre-submission Publication consultation.

Press Releases

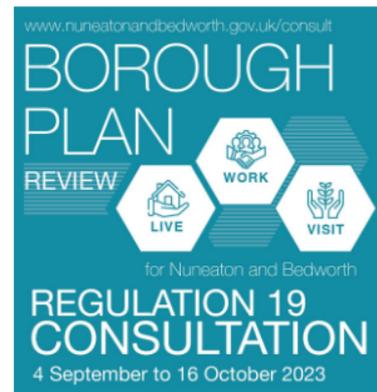
Public consultation dates announced for Borough Plan

Published on Wednesday, 30th August 2023

As part of the final stages of the Borough Plan review process, the Council will undertake a final six-week public consultation starting on Monday, 4 September 2023.

The focus of this consultation relates to:

- Legal Compliance – does the plan meet the legal and procedural requirements made under various statutes?
- Soundness – has the plan been positively prepared, justified, effective and consistent with national policy?
- Meets the Duty to Cooperate – has the Council engaged and worked effectively with neighbouring authorities and statutory bodies?



The consultation can be completed [online](#) and electronic response forms should be emailed to planning.policy@nuneatonandbedworth.gov.uk. Alternatively, you can speak to one of our Planning Policy Officers by calling 024 7637 6288 during normal office hours.

The main consultation documents and paper response forms are available at Nuneaton, Bedworth and Bulkington Libraries, or at Nuneaton Town Hall which is open to visitors between 10:00am and 2:00pm, Monday to Friday where a Planning Policy Officer will also be on hand.

Paper response forms should be posted to Planning Policy, Nuneaton and Bedworth Borough Council, Town Hall, Coton Road, Nuneaton CV11 5AA.

The responses to the consultation will be reviewed and will be sent to the Planning Inspectorate along with the consultation documents and evidence base as part of the formal Examination process. The likely schedule is as follows:

6 December – Plan goes to Cabinet for submission approval.

12 December – Plan goes to Full Council for final approval.

22 December 2023 – Plan is submitted to the Inspectorate.

The Council's Portfolio Holder for Planning and Regulation, Cllr Richard Smith, said:

"We are in the final stages of the Borough Plan review, and I would like to encourage anyone who hasn't already, to get involved in this final consultation process and provide their feedback."

"Fantastic progress is being made and I'm delighted that we are still on track to deliver the Plan to the Inspectorate by the end of the year."

[← To Home](#)

Latest news

Do not forget to give your views regarding the Borough Plan

Published on Monday, 25th September 2023

As part of the final stages of the Borough Plan review process, before the document is submitted for Examination, the Council is undertaking a final six-week public consultation.

For more information, or to give your views before Monday, 16 October, visit the consultation [webpage](#). Alternatively, you can speak to one of our Planning Policy Officers by calling 024 7637 6288 during normal office hours.

The main consultation documents and paper response forms are also available at Nuneaton, Bedworth and Bulkington Libraries, or at Nuneaton Town Hall which is open to visitors between 10:00am and 2:00pm, Monday to Friday, where a Planning Policy Officer will also be on hand.

Paper response forms should be posted to Planning Policy, Nuneaton and Bedworth Borough Council, Town Hall, Coton Road, Nuneaton CV11 5AA.

The responses to the consultation will be reviewed and will be sent to the Planning Inspectorate along with the consultation documents and evidence base as part of the formal Examination process.

Portfolio Holder for Planning and Regulation, Cllr Richard Smith, said:

"We are halfway through this final consultation for the Borough Plan review, please get involved in this final consultation process if you haven't done so already, we very much welcome your feedback."



More articles in the [news archive](#)

Display Boards

www.nuneatonandbedworth.gov.uk/consult

BOROUGH PLAN REVIEW



for Nuneaton and Bedworth

REGULATION 19 CONSULTATION

4 September to 16 October 2023



SCAN ME TO FIND OUT MORE



What are we consulting on?

- We are seeking views on the 'Publication' draft of the new Borough Plan Review document, focussing on legal compliance, soundness and the duty to cooperate.
- Ultimately, the Borough Plan Review will replace the adopted Borough Plan (2011-2031) and will be used to determine if planning applications are acceptable.
- The Borough Plan Review seeks to bring policies up-to-date and in line with national policy and legislation.
- The Borough Plan Review, once adopted, will need to cover a 15-year plan period. Based on plan adoption in 2024, the plan period would be 2021-2039.

Borough Plan Review - work undertaken to date

- The Review looks at national policy, regional context, updates to evidence and monitoring.
- A key objective of the Borough Plan Review is to bring the plan in line with the latest National Planning Policy Framework (2021), as the Borough Plan was written in accordance with the National Planning Policy Framework (2012).
- The Council consulted on an 'Preferred Options' document in June/July 2022. The feedback from that consultation has been fed into this 'Publication' consultation document.



Borough Plan Review - proposed timetable



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Borough Plan Review - climate change, carbon reduction and biodiversity

- Includes policies to support ground and air source heat pumps, solar thermal/ photovoltaic and biomass heating, as well as community/district heating schemes.
- Requires new developments to meet the Future Homes and Future Buildings Standards.
- Requires new developments to evidence that they will maximise water and energy efficiency.
- Implementation of measures to deliver higher levels of walking and cycling.
- Requires at least 10% biodiversity net gain to be delivered on new development sites.

www.nuneatonandbedworth.gov.uk/consult

Borough Plan Review - housing

- The Borough Plan Review needs to consider housing need up to 2039.
- The Council commissioned Icenl to prepare a bespoke report 'Towards our Housing Requirement' focussing purely on Nuneaton and Bedworth borough to supplement and be read alongside the sub-regional HEDNA. The report models a Planned Economic Growth Scenario which requires the delivery of 545 dwellings per annum i.e. 9,810 dwelling for the period 2021-2039.
- The sub-regional HEDNA identifies housing need for all local planning authorities in Coventry and Warwickshire. The production of this document has helped the Council demonstrate compliance with the legal 'Duty to Cooperate' i.e. co-operating with other authorities on strategic issues/where authorities

can demonstrate that they are not be able to meet their own needs.

- The Borough Plan Review seeks to use underutilised or vacant urban and brownfield land before countryside locations for any new housing development. No Green Belt sites are allocated.
- Affordable housing policies now include the provision of 'First Homes', which offer a minimum 30% discount on market values, and can be prioritised for people with a local connection to the Borough.

www.nuneatonandbedworth.gov.uk/consult

Borough Plan Review - design

- The Borough Plan Review includes more detailed policies to secure higher quality design for new developments.
- It sets higher requirements for the number of accessible, adaptable and wheelchair-friendly dwellings to be delivered to allow 95% future proofing of homes to the higher Building Regulations M4(2) standards and 5% required to meet M4(3) standards.
- The plan places greater emphasis on the use of Design Codes and Design Guides.
- It sets the requirement for major employment proposals to meet the Building Research Establishment's Environmental Assessment Method (BREEAM) 'very good' standard or equivalent Leadership in Energy and Environmental Design (LEED) standard.



www.nuneatonandbedworth.gov.uk/consult

Borough Plan Review - employment land

- The Borough Plan Review needs to consider employment land need up to 2039.
- The amount and type of employment land needed is based on a draft HEDNA from 2022, a bespoke report 'Towards our Housing Requirement' and Nuneaton and Bedworth Employment Land Portfolio (2023). The Borough's current land target for local industrial and warehouse needs is determined to be 61.1ha, whilst 2ha of land is required for office development, 5.35ha for replacement provision for site losses and 19.4ha indicative minimum provision for strategic B8 needs.
- The sub-regional HEDNA document also identifies the employment land needs for all local planning authorities in Coventry and Warwickshire, considering strategic employment land requirements to serve the sub-region.



www.nuneatonandbedworth.gov.uk/consult

How to respond

How can I get a response form, and where should I sent it to?

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Paper response forms can be picked up from Nuneaton Town Hall, Nuneaton Library, Bedworth Library and Bulkington Library.

Paper response forms should be posted to **Planning Policy, Nuneaton and Bedworth Borough Council, Town Hall, Coton Road, Nuneaton CV11 5AA.**

How can I make an effective response?

- If you wish to make a representation seeking a modification to the plan or part of the plan, you should make clear in what way the plan or part of the plan is inadequate having regard to legal compliance, the Duty to Cooperate and the four requirements of soundness.
- Provide evidence to support your response showing why the plan should be modified. Say exactly how you think the plan should be modified.
- Groups who share a common view should send a single response, rather than each member of the group sending a separate response. A group response should say how many people the group represents.

What is the deadline for responses?

Responses should be returned to the Council by 16 October 2023.

www.nuneatonandbedworth.gov.uk/consult

www.nuneatonandbedworth.gov.uk/consult

BOROUGH PLAN

REVIEW



for Nuneaton and Bedworth

REGULATION 19 CONSULTATION

4 September to 16 October 2023



SCAN ME TO FIND
OUT MORE

**Nuneaton
Bedworth**
United to Achieve



Consultation Leaflets

A5 leaflet

Design, Climate Change and Biodiversity

• These three factors have become prominent features of the Borough Plan Review and have been recognised throughout the Publication draft for representations.

How can I find out further information?

- All consultation and associated documents are available at www.nuneatonandbedworth.gov.uk/consult.
- Hard copies of the documents are posted to view at Nuneaton, Bedworth and Bulkington Libraries.
- You can drop into Nuneaton Town Hall between 10am-2pm, Monday to Friday to view the documents or to speak to one of our Planning Policy Officers. Out of these hours you can make an appointment at Nuneaton Town Hall – by ringing **024 76 376 376** to book an appointment.
- Alternatively, you can speak to one of our Planning Policy Officers by ringing **024 7637 6288** during normal office hours. You can also book to receive a call back at a time that suits you.

How do I respond to the consultation?

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- Electronic response forms should be sent to planning.policy@nuneatonandbedworth.gov.uk.
- Paper response forms should be posted to Planning Policy, Nuneaton and Bedworth Borough Council, Town Hall, Coton Road, Nuneaton, CV11 5AA. Responses should be received within the 6-week consultation period.

Other contacts

- For queries relating to highways/transportation, school provision or fire and rescue matters, please contact Warwickshire County Council on 01926 410410 - <https://www.warwickshire.gov.uk/contactus>.
- For queries relating to GP surgery provision, please contact the Coventry and Warwickshire Integrated Care Board (ICB) on 024 7655 3344 - <https://www.happyhealthylives.uk/contact-us/general-enquiries/>

Scan the below QR Code or visit: www.nuneatonandbedworth.gov.uk/consult



www.nuneatonandbedworth.gov.uk/consult

BOROUGH PLAN REVIEW

LIVE WORK VISIT

for Nuneaton and Bedworth

Borough Plan Review - Publication draft for representations
Monday 4 September to Monday 16 October 2023

SCAN ME TO FIND OUT MORE

Nuneaton Bedworth United to Achieve

Scan the above QR Code or visit: www.nuneatonandbedworth.gov.uk/consult

What is the Borough Plan Review?

The Borough Plan Review sets out where new homes, workplaces and other developments should be built to meet the needs of the borough, while conserving the area's most valuable environmental assets for the plan period 2021 - 2039. The Borough Plan Review provides policies and guidance on how planning applications are determined.

To inform the Borough Plan Review, two rounds of public consultations have already been undertaken in accordance with Regulation 18 of the Town and Country Planning (Local Planning) (England) Regulations 2012. The comments received have been used to help produce this version of the Borough Plan. This is the Borough Council's Publication draft for representations. This is the draft that will be submitted to the Planning Inspectorate. We want to hear from you.

What is being consulted on now?

We are inviting representations on the Publication draft version of the local plan in line with Regulation 19 of the Town and Country Planning (Local Planning) (England) Regulations 2012. This presents the opportunity to comment on the content of the local plan and the consultation relates to receiving representations on:

- Legal Compliance – does the plan meet the legal and procedural requirements made under various statutes?

- Soundness – has the plan been positively prepared, justified, effective and consistent with national policy?
- Meets the Duty to Cooperate – has the Council engaged and worked effectively with neighbouring authorities and statutory bodies?

What does the document cover and how has the Borough Plan Review evolved since the Preferred Options consultation?

The following points outline the main changes (other minor changes have also been carried out):

Plan Period

- The plan period has changed to 2021 - 2039.

Strategic Development Strategy

- Alterations have been made to Policy DS1 highlighting the need for future development to be sustainable and achieve net zero carbon emissions.
- Climate change has been threaded throughout the Borough Plan Review.
- The quantity of housing that will be planned for and provided, within the borough, by 2039, has been reduced to 545 dwellings per annum.
- Some of the non-strategic sites listed in Policy DS5 have been removed. Information on the remaining 15 non-strategic sites, has been provided.

Strategic allocations

- Some minor tweaks have been made to some of the policies and

updates have taken place where new data has become available.

- The red line boundary of strategic housing allocation site SHA2 – Arbury and CEM1 – Land north of Marston Lane, Bedworth, has changed.

Housing

- Support for self-build and custom build homes has been added to Policy H1.
- Policy H2 has been expanded upon.
- Policy H3 has been minimised due to the emerging Gypsy and Traveller Site Allocation Development Plan Document.
- Two new policies have been added:
 - Policy H4 – Nationally Described Space Standards.
 - Policy H5 – Accessible and Adaptable Homes (The percentages for M4(2) and M4(3) Building Regulation standards have been included throughout the Borough Plan policies).

Employment

- The quantity of employment land for local industrial and distribution/warehousing development is now defined as 68.45ha (including 5.35ha for replacement provision) – Policy DS4.
- 19.4ha of employment land for strategic B8 warehousing and distribution development (indicative) is defined in Policy DS4.
- Sub-section 'Employment land', under Policy DS4, has been updated and extra information added.
- Strategic employment allocations

SEA1 - Faullands Farm and SEA5 - Longford Road have been removed. Minor amendments have been made to some of the remaining strategic employment allocations.

- The status of each strategic housing/employment allocation has been added.
- Section 9 – Employment has been fully updated/reviewed.
- Two points have been added to Policy BE3.
- Appendix I – Employment estates suitable for alternative uses, has been updated.

Healthy, safe and inclusive communities

- Policy H3 – Telecommunications and broadband connectivity, has been updated.
- Additional text has been added to Policy HS6.

Natural Environment

- Policy NE1 has received various amendments.
- A requirement for all developments to submit a drainage strategy has been added to Policy NE4 and further requirements added.

Built Environment

- Land instability has become a more prominent feature of Policy BE1.
- Policy BE2 includes information on how the Council will balance conflicting objectives.
- Parts of Policy BE3 have been tweaked.
- Policy BE4 – Valuing and conserving our historic environment, has been updated.

A4 leaflet

Borough Plan Review – Publication draft for representations

Consultation: Monday 4th September – Monday 16th October 2023.

Read the latest version of the Borough Plan Review. This is our Publication draft for representations.

Have your say.

What is the Borough Plan Review?

The Borough Plan Review sets out where new homes, workplaces and other developments should be built to meet the needs of the Borough, while conserving the area's most valuable environmental assets for the plan period 2021 - 2039. The Borough Plan Review provides policies and guidance on how planning applications are determined.

To inform the Borough Plan Review, two rounds of public consultations have already been undertaken in accordance with Regulation 18 of the Town and Country Planning (Local Planning) (England) Regulations 2012. These sought views on the Issues and Options in late 2021 and the Preferred Options in spring 2022. The comments received have been used to help produce this version of the Borough Plan. This is the Borough Council's Publication draft for representations. **We want to hear from you.**

What is being consulted on now?

We are inviting representations on the Publication draft version of the local plan in line with Regulation 19 of the Town and Country Planning (Local Planning) (England) Regulations 2012. The Regulation 19 consultation presents the opportunity to comment on the content of the local plan within a specific remit. The focus for this consultation relates to receiving representations on:

- Legal Compliance – does the plan meet the legal and procedural requirements made under various statutes?
- Soundness – has the plan been positively prepared, justified, effective and consistent with national policy?
- Meets the Duty to Cooperate – has the Council engaged and worked effectively with neighbouring authorities and statutory bodies?

What does the document cover and how has the Borough Plan Review evolved since the Preferred Options consultation?

Plan Period

- The Publication draft for representations states that the Borough Plan, once adopted, will cover the plan period from 2021 to 2039. This has changed from

the Preferred Options stage (2024 – 2039), as it is considered more appropriate to start the plan period from the year the Borough Plan Review commenced.

Strategic Development Strategy

- Additions have been made to Policy DS1 highlighting the need for future development to be more sustainable and contribute to the national need to achieve net zero carbon emissions. Climate change has been threaded throughout the policies with a need for development to be adaptable/resilient to this, whilst providing environmental mitigation and enhancement and sustaining/enhancing the historic environment.
- The quantity of housing, that will be planned for and provided within Nuneaton and Bedworth, by 2039, has reduced from 646 dwellings per annum at the Preferred Options stage to 545 dwellings per annum (Policy DS4). This figure has been derived from the latest evidence on housing need, set out in the 'Towards a Housing Requirement for Nuneaton' report. Overall, given the plan period has been elongated, the total number of homes to be delivered between 2021 and 2039 is 9,810 as opposed to 9,690, consulted on at the Preferred Options stage for the plan period 2024 – 2039.
- Some of the non-strategic sites listed in Policy DS5 of the Preferred Options document have been removed. Guidance for each of the remaining 15 non-strategic sites, in the Publication version, have been provided, alongside a location map, site area (ha), proposed quantity of dwellings and alternative site references.
- Inclusion of updated Section 106 requirements, where possible, from the Draft Infrastructure Delivery Statement.
- Development Strategy Policies DS1, 2 and 3 combined and amended to DS1 and DS2.

Strategic allocations

- Some minor tweaks have been made to some of the policies in Section 7 through either slight wording/numerical changes or the addition of new parts to the policies. These primarily relate to where there is more up to date information available through the planning application process.
- The red line boundary of strategic housing allocation site SHA2 – Arbury has changed to exclude some land.
- The red line boundary of strategic allocation CEM1 – Land north of Marston Lane, Bedworth, has changed to include further land.

Housing

- Support for self-build and custom build homes has been added to Policy H1 of the Publication draft for representations. This section of the policy highlights that development proposals for self-build and custom build homes will be supported where they are sustainably located and subject to compliance with the development plan policies as a whole.
- Policy H2 has expanded upon the tenure mix and First Homes required, alongside highlighting the exceptions.

- Policy H3 has been minimised due to policy requirements relating to Gypsies, Travellers and Showpersons being brought forward in the upcoming Gypsy and Traveller Site Allocation Development Plan Document, due to be adopted in 2023.
- Two new policies have been added to the Publication draft. These are important additions to ensure that any future housing development is suitable for the Borough's ageing and changing population as well as the way people live their lives:
 - Policy H4 – Nationally Described Space Standards.
 - Policy H5 – Accessible and Adaptable Homes (The percentages for M4(2) and M4(3) Building Regulation standards have been included throughout the Borough Plan policies).

Employment

- The quantity of employment land for local industrial and distribution/warehousing development is now defined as 68.45ha (including 5.35ha for replacement provision) – Policy DS4.
- 19.4ha of employment land for strategic B8 warehousing and distribution development (indicative) is defined in Policy DS4.
- Sub-section 'Employment land', under Policy DS4, has been updated and 'Employment land supply', 'supply demand balance', 'further considerations' and 'employment trajectory' sub-sections have been added.
- Strategic employment allocations SEA1 - Faultlands Farm and SEA5 - Longford Road have been removed as they are now approved and the sizes of the remaining strategic employment allocations have been adjusted – Policy DS6 and section 7 – Strategic allocations.
- The status of each strategic housing/employment allocation has been added to the introduction of each site – section 7.
- Section 9 – Employment has been fully updated/reviewed.
- Under the 'commercial' section of Policy BE3, two points have been added specifying what applicants must submit with a planning application, in relation to BREEAM standards.
- Appendix I – Employment estates suitable for alternative uses, has been updated.

Healthy, safe and inclusive communities

- Policy H3 – Telecommunications and broadband connectivity, has been updated regarding telecommunications proposals to ensure the most positive outcome can be reached, regarding the location, design and setting of telecommunications apparatus.
- Additional text has been added to Policy HS6 regarding the retention of existing local sports pitches and playing fields.

Natural Environment

- Text relating to the zones and projects within the Green Infrastructure Plan has been removed from Policy NE1 of the Publication draft for representation, whilst

further text regarding climate change has been added. For example, the installation of retro-fit sustainable drainage systems (SuDS) such as rain gardens, bio-retention and tree pits has been included in the policy.

- A requirement for all developments to submit a drainage strategy demonstrating how surface water will be managed in accordance with the drainage hierarchy and flood risk will not be increased downstream, has been added to Policy NE4. Furthermore, the SuDS and Water Quality sections of the policy have been expanded upon and further requirements added.
- Further inclusion of the Strategic Flood Risk Assessment Level 2 Report brief comments.

Built Environment

- Land instability has become a more prominent feature of Policy BE1.
- Policy BE2 now includes a paragraph on how the Council will balance conflicting objectives, such as the need to increase renewable energy uptake, against the need to protect attractive landscapes, heritage, nature conservation and local amenity, in regard to proposals for wind turbines.
- Parts of Policy BE3 have been tweaked with the removal and addition of some text.
- Policy BE4 – Valuing and conserving our historic environment, delves into the requirements surrounding the proposed partial or total loss of heritage assets alongside the requirements regarding change of use proposals in Nuneaton Town Centre Conservation Area.

Design, Climate Change and Biodiversity

- These three factors have become prominent features of the Borough Plan Review and have been recognised and considered throughout the Publication draft for representations.

How can I find out further information?

- All consultation and associated documents are available at www.nuneatonandbedworth.gov.uk/consult.
- Hard copies of the main documents are available to view at Nuneaton, Bedworth and Bulkington Libraries.
- You can also drop into Nuneaton Town Hall between 10am-2pm, Monday to Friday to view the main documents or to speak to one of our Planning Policy Officers. Out of these hours you can make an appointment at Nuneaton Town Hall – by ringing 024 7637 6288 to book an appointment or to speak to one of our Planning Policy Officers during normal office hours. You can also book in to receive a call back at a time that suits you.

How do I respond to the consultation?

- Electronic response forms can be downloaded at www.nuneatonandbedworth.gov.uk/consult.

- Electronic response forms should be sent to planning.policy@nuneatonandbedworth.gov.uk.
- Paper response forms can be picked up from Nuneaton Town Hall, Nuneaton, Bedworth or Bulkington Library.
- Paper response forms should be posted to Planning Policy, Nuneaton and Bedworth Borough Council, Town Hall, Coton Road, Nuneaton, CV11 5AA by the end of the consultation period.

Other contacts

- For queries relating to highways/transportation, school provision or fire and rescue matters, please contact Warwickshire County Council on 01926 410410 - <https://www.warwickshire.gov.uk/contactus>.

For queries relating to GP surgery provision, please contact the Coventry and Warwickshire Integrated Care Board (ICB) on 024 7655 3344 – <https://www.happyhealthylives.uk/contact-us/general-enquiries/>

Poster

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BOROUGH PLAN

REVIEW



for Nuneaton and Bedworth

REGULATION 19 CONSULTATION

4 September to 16 October 2023

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**Appendix 2 Schedule 5:
Summary of key changes to the document made
between the Regulation 18 Preferred Options stage
and the Pre-submission Publication Regulation 19
stage**

Appendix 2 Schedule 5: Summary of key changes to the document made between the Regulation 18 Preferred Options stage and the Pre-submission Publication Regulation 19 stage

What does the document cover and how has the Borough Plan Review evolved since the Preferred Options consultation?

Plan Period

- The Publication draft for representations states that the Borough Plan, once adopted, will cover the plan period from 2021 to 2039. This has changed from the Preferred Options stage (2024 – 2039), as it is considered more appropriate to start the plan period from the year the Borough Plan Review commenced.

Strategic Development Strategy

- Additions have been made to Policy DS1 highlighting the need for future development to be more sustainable and contribute to the national need to achieve net zero carbon emissions. Climate change has been threaded throughout the policies with a need for development to be adaptable/resilient to this, whilst providing environmental mitigation and enhancement and sustaining/enhancing the historic environment.
- The quantity of housing, that will be planned for and provided within Nuneaton and Bedworth, by 2039, has reduced from 646 dwellings per annum at the Preferred Options stage to 545 dwellings per annum (Policy DS4). This figure has been derived from the latest evidence on housing need, set out in the 'Towards a Housing Requirement for Nuneaton' report. Overall, given the plan period has been elongated, the total number of homes to be delivered between 2021 and 2039 is 9,810 as opposed to 9,690, consulted on at the Preferred Options stage for the plan period 2024 – 2039.
- Some of the non-strategic sites listed in Policy DS5 of the Preferred Options document have been removed. Guidance for each of the remaining 15 non-strategic sites, in the Publication version, have been provided, alongside a location map, site area (ha), proposed quantity of dwellings and alternative site references.
- Inclusion of updated Section 106 requirements, where possible, from the Draft Infrastructure Delivery Statement.
- Development Strategy Policies DS1, 2 and 3 combined and amended to DS1 and DS2.

Strategic allocations

- Some minor tweaks have been made to some of the policies in Section 7 through either slight wording/numerical changes or the addition of new parts to

the policies. These primarily relate to where there is more up to date information available through the planning application process.

- The red line boundary of strategic housing allocation site SHA2 – Arbury has changed to exclude some land.
- The red line boundary of strategic allocation CEM1 – Land north of Marston Lane, Bedworth, has changed to include further land.

Housing

- Support for self-build and custom build homes has been added to Policy H1 of the Publication draft for representations. This section of the policy highlights that development proposals for self-build and custom build homes will be supported where they are sustainably located and subject to compliance with the development plan policies as a whole.
- Policy H2 has expanded upon the tenure mix and First Homes required, alongside highlighting the exceptions.
- Policy H3 has been minimised due to policy requirements relating to Gypsies, Travellers and Showpersons being brought forward in the upcoming Gypsy and Traveller Site Allocation Development Plan Document, due to be adopted in 2023.
- Two new policies have been added to the Publication draft. These are important additions to ensure that any future housing development is suitable for the Borough's ageing and changing population as well as the way people live their lives:
 - Policy H4 – Nationally Described Space Standards.
 - Policy H5 – Accessible and Adaptable Homes (The percentages for M4(2) and M4(3) Building Regulation standards have been included throughout the Borough Plan policies).

Employment

- The quantity of employment land for local industrial and distribution/warehousing development is now defined as 68.45ha (including 5.35ha for replacement provision) – Policy DS4.
- 19.4ha of employment land for strategic B8 warehousing and distribution development (indicative) is defined in Policy DS4.
- Sub-section 'Employment land', under Policy DS4, has been updated and 'Employment land supply', 'supply demand balance', 'further considerations' and 'employment trajectory' sub-sections have been added.
- Strategic employment allocations SEA1 - Faultlands Farm and SEA5 - Longford Road have been removed as they are now approved and the sizes of the remaining strategic employment allocations have been adjusted – Policy DS6 and section 7 – Strategic allocations.
- The status of each strategic housing/employment allocation has been added to the introduction of each site – section 7.
- Section 9 – Employment has been fully updated/reviewed.

- Under the 'commercial' section of Policy BE3, two points have been added specifying what applicants must submit with a planning application, in relation to BREEAM standards.
- Appendix I – Employment estates suitable for alternative uses, has been updated.

Healthy, safe and inclusive communities

- Policy H3 – Telecommunications and broadband connectivity, has been updated regarding telecommunications proposals to ensure the most positive outcome can be reached, regarding the location, design and setting of telecommunications apparatus.
- Additional text has been added to Policy HS6 regarding the retention of existing local sports pitches and playing fields.

Natural Environment

- Text relating to the zones and projects within the Green Infrastructure Plan has been removed from Policy NE1 of the Publication draft for representation, whilst further text regarding climate change has been added. For example, the installation of retro-fit sustainable drainage systems (SuDS) such as rain gardens, bio-retention and tree pits has been included in the policy.
- A requirement for all developments to submit a drainage strategy demonstrating how surface water will be managed in accordance with the drainage hierarchy and flood risk will not be increased downstream, has been added to Policy NE4. Furthermore, the SuDS and Water Quality sections of the policy have been expanded upon and further requirements added.
- Further inclusion of the Strategic Flood Risk Assessment Level 2 Report brief comments.

Built Environment

- Land instability has become a more prominent feature of Policy BE1.
- Policy BE2 now includes a paragraph on how the Council will balance conflicting objectives, such as the need to increase renewable energy uptake, against the need to protect attractive landscapes, heritage, nature conservation and local amenity, in regard to proposals for wind turbines.
- Parts of Policy BE3 have been tweaked with the removal and addition of some text.
- Policy BE4 – Valuing and conserving our historic environment, delves into the requirements surrounding the proposed partial or total loss of heritage assets alongside the requirements regarding change of use proposals in Nuneaton Town Centre Conservation Area.

Design, Climate Change and Biodiversity

- These three factors have become prominent features of the Borough Plan Review and have been recognised and considered throughout the Publication draft for representations.